

The pages in this document were taken from the "Corsica River Watershed Restoration Action Strategy: Final Report" published in September 2004. The entire document can be found at http://dnrweb.dnr.state.md.us/download/bays/cr_strategy.pdf.

Corsica River Watershed Restoration Action Strategy: Final Report

**Excerpt Showing an Example of How to
Document Required Management Strategies**

September 2004

V. Recommendations for Programmatic Change

Programmatic changes are perhaps the single most potent outcome of the Corsica River Watershed Restoration Strategy. It is here that the Town of Centreville and its neighboring Queen Anne's County can step beyond lip service to the environment and into a unique joint stewardship that transcends politics. Because the Town of Centreville is a separate political jurisdiction from Queen Anne's County with separate Codes and Laws, analysis of existing impairments needs to find a focus in the jurisdiction in which it occurs so that a cogent strategy can be developed to remedy each problem with a tailored programmatic change or inspection authority. The WRAS, above all, is not a political tool. It is an environmental tool. When issues like traffic, and growth, and quality of life, and economic development, and sense of place are measurably improved as a result of a true and vigorous dedication to the health of our Watershed, the real politics are not polemics for impact or power, but are rather in strong-willed changes in local and State codes and policies that shift watershed behaviors over time. There are many hammer handles in a single tree.

1. **The Town of Centreville** lies at the heart of the Corsica River Watershed and forms the confluence of the three major non-tidal Sub-watersheds. The Town is the sole point source contributor of nutrients to the Corsica River. The Town, as one of the State's Smart Growth Priority Funding Areas (PFAs) now known as "Priority Places", is the primary area for future growth in the watershed. The Town is the Seat of Government for Queen Anne's County. The Town has the most to gain from pro-active environmental stewardship and the most to lose for not pursuing the highest standards of environmental excellence. During the WRAS process several key pieces of proposed legislation have presented themselves that neatly and efficiently further overall WRAS implementation. These programmatic changes are:

- Ordinance to establish Sewer Allocation Management Plan
- Resolution to establish oversight and redundancy in monitoring of Sewerage, Water and Storm Drain infrastructure
- Development of Comprehensive Plan in cooperation with Queen Anne's County that integrates the ethic and strategies of the WRAS throughout
- Ordinance for Stormwater Management and Water Quality Manual using LID techniques to the fullest (see strategy 7 above).
- Proclamation to establish the Centreville Wharf as a "Green Marina"
- Ordinance for sediment and erosion control inspection, and enforcement
- Ordinance for Urban Nutrient Management Plan
- CIP addition to include design and construction of regional stormwater management facilities on Town owned lands at the Millstream and Gravel Run

- Ordinance to establish an Urban Growth Boundary, the limits of which must be consistent with TMDL for a calculated maximum future conversion of agricultural land
- Ordinance establishing a "Greenbelt" together with a per unit assessment through the building permit process of impact fee for preservation targeted only to the greenbelt area
- Formal resolution to proceed with Wastewater Treatment Plant expansion to match Comprehensive Plan vision and to include Enhanced Nutrient Removal technology. (Formal resolution was adopted 8.12.04 authorizing the Town Manager to proceed with the search and negotiations for added spray field capacity).
- Ordinance setting the limits for phosphorous chemical commercial cleansers and TSP use within the Town
- Memorandum of Agreement to support the Implementation of the WRAS recommendations
- Promulgate **Living Shorelines** outreach piece and *UNR* tri-fold outreach pieces to all citizens and future building permit certificate of occupancy recipients.

2. **Queen Anne's County** government jurisdiction encompasses all of the land area outside of the Town of Centreville's corporate limits that is within the Corsica Watershed. This is virtually all the agricultural land within the watershed. The County's zoning and subdivision ordinance is codified in Title 18 of the County Code, and contains the regulations for any conversion of the land from agricultural to residential or other use of the lands that are not within the Town. The WRAS suggests the following recommendations for joint efforts between the County and the Town of Centreville:

- Enter an agreement with The Town of Centreville to jointly update the Town of Centreville's Community Plan for the area around the Town, which would become part of the County Comprehensive Plan
- Assist in disseminating the **Living Shorelines** outreach pieces and UNR tri-fold that is developed by the Town by displaying and distributing at County Offices
- Permit the placement of Watershed Boundary signs along County roads
- Include the WRAS keeper as a mandatory recipient of letters of notification sent to adjoining property owners in Title 18 -1-163(a)
- Consider a policy through the Queen Anne's County office of Environmental Health and the Queen Anne's County's Comprehensive Master Water and Sewer Plan to promote the use of nutrient reducing septic system technology on all new septic systems within the watershed with particular attention to systems within 300 feet of tidal water for new construction.

3. **Eastern Shore Land Conservancy** (ESLC) has agreed to the following programmatic and internal policy change:
 - Add the WRAS data custodian to the list of the ESLC's standard **Research Request Form** recipients. This will enable ESLC to receive a list of documented impairments and remediation implementation strategies on subject parcels as part of their normal parcel investigation.
 - Participate with the Town of Centreville and other conservation easement purchasers and trusts to target desirable easement outreach and acquisitions within the Centreville "Greenbelt."

Specifically, the following WRAS driven pilot easement incentive program:

Strategic Land Conservation Program—

Purpose: The watershed impairment addressed through this action is the threat posed by sprawl development to water quality, the land base needed to support agricultural economic viability, and the vitality and definition of the watershed's main growth center, Centreville.

This program would serve to provide a defined edge between town and rural lands of the watershed through a greenbelt. Specifically, the Town of Centreville would establish an urban growth boundary (UGB), and a platted greenbelt within the Town limits into which existing and new priority funding and incentives would be funneled by the Town of Centreville for easement acquisition and other land protection work.

The UGB could identify the extent to which Centreville envisions growing. The greenbelt then could serve to secure this perimeter by providing a buffer of lands protected from development (range from existing low density residential, to open space, to resource conservation, to agricultural land uses).

In addition to the Town's establishing the Centreville Greenbelt and making it a priority for funding, this Conservation Program should also include the development of an implementation toolbox of existing and new financing options and incentives by the Town of Centreville that are focused on providing protection of greenbelts lands. These options could range from agricultural land/open space fees adopted through annexation agreements, land banking process, inter-jurisdictional transfer of development rights program, fostering Town public sources of acquisition funding, Town easement tax incentives, and others as determined appropriate.

Monitoring/Evaluation:

- Town of Centreville to evaluate annual land protection priorities, budget and partnership needs related thereto.

Suggested Responsible Parties:

- Town of Centreville in coordination with Queen Anne’s County: Jointly adopt an updated Town of Centreville Comprehensive Land Use Plan.
 - Town of Centreville: Establish a definitive, platted greenbelt area within the Town Limits. Zoning in Town should then complement the intent of the greenbelt with such policies as restrictive residential zoning, agricultural/rural zoning, design guidelines for scenic protection for new development, and, if applicable, designation of greenbelt area as sending area for any related transfer of development rights program with Town acting as the receiving area.
 - Town of Centreville: Establish policy of making greenbelt lands a priority for conservation funding
 - Town of Centreville with its conservation partners: Establish the palette of existing and new financing options and incentives focused on providing protection of greenbelts lands.
4. **CRA** - The Chester River Association, in partnership with the Town of Centreville agrees to become custodian of the WRAS data sets as funding and expertise become available, to maintain the data and to respond to requests for information regarding impairments and implementation opportunities on parcels proposed for development in the County or Town and for conservancy candidates. Other duties of the WRAS keeper include finding and administering grants for waterway improvements and special projects, promote forums with the WRAS partners on watershed issues, etc. This initiative is intended to ensure that all the Chester River WRAS data is kept together with the intent to unify implementation efforts throughout the broader Chester River Basin.