

City of Port Townsend Subarea Plan
Addenda #2 RFP 17-05

Questions submitted from Responder and staff response:

1. What type of public engagement activities have worked well in Port Townsend and may be expected for this project?

Community meetings and online surveys.

2. Do you expect any aspects of the plan to be controversial? If so, what?

Various aspects of this project have been discussed with the community for over 20 years. However, when taking a vision or goal to an implementation phase questions/concerns may arise, such as:

- Size of the Subarea
- Cohesiveness between the less developed industrial area and a more fully developed commercial area
- Conversion from traditional zoning to form-based zoning or a hybrid with the Subarea
- Approach in connecting local/regional trails to reduce vehicle traffic
- Changes to land uses, if any
- Housing mix
- Not keeping with the essence of Port Townsend's small town atmosphere and respecting the natural environment

3. Will there be an associated EIS for the Subarea Plan?

Not as part of this RFP. However, Addenda #1 added to the "Deliverables" section the preparation of a SEPA checklist for the "Study Area".

4. What level of effort do you expect for the environmentally sensitive areas section of the subarea plan? What are the issues it needs to cover?

The city currently has a mapped layer of critical areas. For the development of the Subarea Plan, we expect the mapped critical areas to be taken into account in terms of the type and location of the critical area, but we aren't expecting a detailed or site specific analysis of the critical areas.

5. It appears that resumes would count toward the 10 page limit. Is that correct?

Correct.

6. Should the team include a transportation consultant or a civil engineer to address infrastructure needs?

I recommend providing the cost as informational on a separate line item in the event a transportation consultant or civil engineer is deemed necessary.

7. How many property owners are in the subarea boundary?

There are 239 parcels and 130 property owners.