September 16, 2026
Thurston County Planning Commission

CAO Update: Fish and Wildlife Habitat Conservation Areas and Wetlands Draft Code

Claire Swearingen
Associate Planner

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Presentation Outline: FWHCA and Wetlands Draft Code

- Wetlands: Changes since Sept. 2nd
- FWHCAs: Changes since Sept. 16th



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1 Intro

Wetlands: Changes

- Improved purpose section
- Improved applicability and designation language
- Moved section on map errors to general standards, or possibly administrative procedures

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Wetlands: Changes

- Removed Option 3: Multiple biologists have confirmed that the time and cost savings would be minimal
- Updated use table per discussion
- Updated references to water crossing manuals

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FWHCAs: Changes

- Improved purpose statement
- Clarified designation language
- Added standards for elk habitat, aspen stands, and Mima Mounds
- Clarified prairie standards
- Clarified mitigation sequencing and requirements for Oregon White Oak
- Addressed use table concerns

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5 Changes

Discussion

- Revisiting wetland flexibility/options
- Any remaining concerns?

Next Steps

- Revised drafts become part of CAO public hearing draft
- Future changes to current draft will be published in new dated version with Track Changes

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Topic
Permitting/front counter demonstration
Draft schedule overview and prioritization discussion
Schedule finalization (as needed)
Overview of state guidance and BAS
Geologic Hazard Areas Concepts
No meeting- Power outage
Invite DNR to present new landslide mapping
Critical Aquifer Recharge Areas Concepts
Frequently Flooded Areas Concepts
No Meeting
Geo Hazards code presentation
FFA and CARA code presentation
Wetlands
Wetland and Hydrologic FWHCAs
Dryland Fish and Wildlife Habitat Conservation Areas
Presentation on SMP and HCP integration

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Schedule

Meeting Date	Topic
6/3/26	Invite DFW to present on FWHCAs
6/17/26	GHA Gap Analysis and Feedback Incorporation
7/1/26	CARA Gap Analysis and Feedback Incorporation
7/15/26	FFA Gap Analysis and Feedback Incorporation
8/5/26	Wetland Gap Analysis and Feedback Incorporation
8/19/26	FWHCA Gap Analysis and Feedback Incorporation
9/2/26	Wetlands Draft Code
9/16/26	Fish and Wildlife Habitat Conservation Areas Draft Code
10/7/21	Revisit Wetlands and FWHCAs
10/21/26	Permit Processes and General Standards
11/4/26	Revisit Permit Processes and General Standards
11/18/26	Hearing Draft Overview (Open house before PC)
12/2/26	Anticipated Public Hearing
12/16/26	No Meeting Planned
1/6/27	Code Draft Workshop 1
1/20/27	Code Draft Workshop 2
Feb-March 2027	Finalizing and Recommendation

Questions and Comments

Associate Planner Claire Swearingen
(360) 968-9989
claire.swearingen@co.thurston.wa.us

Find future project updates at ThurstonCriticalAreas.org.

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