



# PROTECTING IMPORTANT RESOURCES

## F. Protect Natural Resources

F.1. Protect Water Quality	<i>Discussed on page 32 of the Strategic Element</i>	
Policies	Leader	Partners
1. Continue to protect water quality.	Town	IWC APA WSC
2. Maintain regulations to protect identified aquifer protection areas.	APA	LU
3. Continue to ensure that local septic systems function effectively.	HD	
Action Items		
4. Amend local regulations to include “low impact development” (LID) strategies and reduce the water quality of impacts of new development.	PZC	LU
5. Consider extending water quality provisions from the State-defined aquifer protection areas to other parts of Portland.	PZC	LU HD
6. Conduct public education about protecting water quality (including reducing fertilizer, herbicide and pesticide use).	CC	HD IWC

<b>F.2. Protect Other Water Resources</b>		<i>Discussed on page 33 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Continue to preserve riparian buffers along wetlands and watercourses.	IWC	PZC CC	
2. Maintain upland review areas and vegetated buffers adjacent to wetlands and watercourses in order to protect these resources.	IWC	Staff CC	
3. Maintain regulations regulating the placement of structures near water resources.	IWC	PZC	
4. Maintain floodplain regulations to manage activities in areas prone to flooding.	PZC	Staff	
<b>Action Items</b>			
5. Develop use restrictions for Portland Reservoir to help prevent contamination.	Town	Staff CC	
6. Consider a Pond Overlay Zone.	PZC	LU CC	

<b>F.3. Protect Other Natural Resources</b>		<i>Discussed on page 34 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Continue to protect other important natural resources in Portland.	CC	PZC	
2. Seek to maintain unfragmented forest areas for wildlife habitat and community character.	CC	PZC	
3. Protect “fanglomerates” and other unique geologic formations in Portland.	CC	PZC	
4. Continue to require applicants in NDDB areas seek input from the DEEP prior to obtaining local permits.	PZC	LU	
5. Discourage the introduction of non-native species in Portland.	PZC	LU	
<b>Action Items</b>			
6. Maintain the “Natural And Cultural Resources / Open Space And Recreation” document from the year 2000.	CC	LU	

## G. Preserve Open Space

<b>G.1. Preserve Desirable Open Spaces</b>	<i>Discussed on page 37 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Continue efforts to preserve open space in Portland.	CC	BOS
2. Maintain an inventory of existing open spaces.	CC	BOS LU
3. Establish an interconnected system of open space in order to create greenway trails and wildlife corridors.	CC	PZC
4. Continue efforts to establish a regional open space resource along the Connecticut River.	CC	PZC DEP BOS
5. Support efforts (such as those by the State of Connecticut) to increase the amount of preserved open space along the Connecticut River, especially in the Wangunk Meadows and Pecauset Pond areas.	CC	PZC DEP BOS
6. Expand access to the Connecticut River for people and boats.	Town	PRC BOS
7. Encourage expansion of the Meshomasic State Forest and the acquisition / preservation of adjacent properties.	Town	DEP BOS
<b>Action Items</b>		
8. Identify desirable open space areas for future preservation.	CC	LU
9. Develop appropriate river access points for canoes, kayaks and boats.	Town	PRC BOS
10. Maintain open space areas appropriate for their use and activity.	Town	Staff BOS
11. Seek to provide water access for fishing and boating (such as canoes and kayaks).	Town	PRC BOS

<b>G.2. Enhance Open Space Preservation Tools</b>	<i>Discussed on page 38 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Seek to maximize the preservation of open space as part of new development.	PZC	LU
2. Be prepared to preserve open space areas as opportunities arise.	Town	CC
3. Continue to collaborate with other organizations to preserve and manage open space properties.	CC	DEP Staff
4. Continue to seek grants for preservation of desirable open space areas.	CC	LU
5. Promote “open space development” patterns when residential development occurs.	PZC	LU CC
6. Encourage open space philanthropy.	CC	
7. Contribute funds for open space preservation from the operating budget or a bond issue.	BOS	CC
<b>Action Items</b>		
8. Create an Open Space Fund to set aside funds for open space preservation.	BOS	CC
9. Adopt a fee-in-lieu-of-open space provision in the subdivision regulations.	PZC	LU CC BOS
10. Adopt regulations to allow off-site dedication of open space.	PZC	LU CC BOS
11. Increase the open space set-aside requirement in a subdivision from 15 percent to 20 percent.	PZC	LU CC

## H. Support Farms And Farming

H.1. Support Farms And Farming	<i>Discussed on page 40 of the Strategic Element</i>	
Policies	Leader	Partners
1. Continue to support farms and farming in Portland.	Town	DOA
2. Encourage local farms to participate in the Connecticut Farmland Preservation Program.	Town	DOA
3. Continue the farm assessment program (P.A. 490) in order to help farms and farming.	Town	
4. Seek to preserve farmland soils of statewide significance and those identified by the US Department of Agriculture as local important farmland.	Town	LU
Action Items		
5. Review local regulations to understand whether they reflect current farming needs.	PZC	LU
6. Adopt a “right-to-farm” policy to protect agricultural uses.	BOS	

# I. Preserve Historic Resources

<b>I.1. Continue to Protect Historic Resources</b>		<i>Discussed on page 42 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Continue to protect historic resources.	Town	PHS PZC	
2. Work with property owners and other partners to maintain, restore, and promote Portland’s historic resources.	Town	PHS PZC	
3. Maintain the Historic Resources Inventory.	PHS	LU	
4. Consider establishment of a local historic district supported by affected property owners.	Town	PHS	
5. Add additional sites and structures to the Historic Resources Inventory as appropriate.	PHS		
<b>Action Items</b>			
6. Implement actions to protect historic resources.	Town	PHS PZC	
7. Place a map on the Town Green pointing out historic buildings and sites.	Town	PHS PRC	

<b>I.2. Adjust Adaptive Reuse Strategies</b>		<i>Discussed on page 44 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. To help preserve historic structures, allow for adaptive reuse when and where appropriate.	PZC	LU PHS	
<b>Action Items</b>			
2. Review the effectiveness of Section 10.6 of the zoning regulations and see if there are ways to create more “carrots” that will encourage developers and property owners to preserve historic buildings.	PZC	LU PHS	

<b>I.3. Preserve And Celebrate Portland's Quarries</b>		<i>Discussed on page 45 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Seek to preserve and celebrate Portland's quarries.	Town	BEDP PHS	
2. Collect and retain artifacts, and mineral samples from the Town's historic quarries for inclusion in a quarry preservation museum.	Town	BEDP PHS	
3. Consider ways to preserve remaining quarry sites to the extent possible.	Town	BEDP PHS	
4. Consider ways to establish a local quarry museum.	Town	BEDP PHS	
<b>Action Items</b>			
5. Implement actions to preserve and celebrate Portland's quarries.	Town	BEDP PHS	

<b>I.4. Protect Archeological Resources</b>		<i>Discussed on page 46 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Maintain an archeological sensitivity map.	PZC	LU	
2. Collaborate with organizations involved in archeological research.	Town	PHS	
<b>Action Items</b>			
3. Change regulations to require new development in areas with high archeological sensitivity to contact the Office of the State Archeologist.	PZC	LU	

## J. Preserve Character Resources

<b>J.1. Preserve Scenic Resources</b>		
<i>Discussed on page 48 of the Strategic Element</i>		
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Continue efforts to preserve scenic views and vistas.	Town	PZC CC
2. Encourage maintenance of the scenic view or vista when threatened by a development.	PZC	CC LU
<b>Action Items</b>		
3. Update the Scenic Resources Plan for views, vistas, roads and other scenic resources.	CC	LU
4. Consider adopting a scenic road ordinance.	BOS	CC Staff

<b>J.2. Preserve Undeveloped Land</b>		
<i>Discussed on page 50 of the Strategic Element</i>		
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Continue to use the PA 490 program to help preserve undeveloped land longer.	Town	CC
<b>Action Items</b>		
2. Consider adopting a PA-490 assessment program for forest parcels less than 25 acres in size or for other undeveloped lands.	BOS	Staff CC

<b>J.3. Protect Portland's Trees</b>		
<i>Discussed on page 50 of the Strategic Element</i>		
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Continue to protect and preserve trees in Portland. Establish a tree replacement protocol to address felled trees.	Town	Staff CC
2. Protect the "notable trees" in Portland.	PZC	LU CC
<b>Action Items</b>		
3. Explore and implement appropriate tree protection strategies.	Town	Staff CC PW



<b>J.4. Enhance The Design Review Process</b>		<i>Discussed on page 51 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Maintain a design review process.	PZC	LU	
<b>Action Items</b>			
2. Establish a Design Review Committee to help guide applicants and implement the design guidelines.	PZC	LU Town	
3. Extend design review to new commercial, industrial, multi-family, and institutional development in areas outside the “village district.”	PZC	DRB	
4. Adjust the design guidelines to guide projects outside of the village district area.	DRB	PZC	

<b>J.5. Preserve Other Character Elements</b>		<i>Discussed on page 51 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>	
1. Promote local programs and events to raise Portland’s visibility as a special place and add to community spirit and character.	Town	CVC EDC	
2. Maintain a community calendar on the Town’s internet web site to inform people of upcoming events.	Town	EDC	
3. Encourage and support local organizations that help build community spirit.	Town	EDC	
4. Seek to preserve historic stone walls.	PZC	LU PW PHS	
5. Continue to manage illumination and protect night skies from light pollution.	PZC	LU	
6. Ensure reclamation / restoration of sand and gravel excavation sites for appropriate future uses.	PZC	LU	
<b>Action Items</b>			
7. Review sand and gravel excavation regulations.	PZC	LU	

## K. Promote Sustainability / Resiliency

<b>K.1. Promote Sustainability</b>		
	<i>Discussed on page 52 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Promote energy conservation / sustainability.	CETF	Town
2. Promote water conservation.	CC	WSC
3. Promote waste reduction / recycling.	Town	PW
4. Educate residents about sustainability concepts.	CC	BOS
<b>Action Items</b>		
5. Investigate opportunities to install additional solar panels on Town facilities.	CETF	BOS

<b>K.2. Promote Resiliency</b>		
	<i>Discussed on page 52 of the Strategic Element</i>	
<b>Policies</b>	<b>Leader</b>	<b>Partners</b>
1. Continue to review and improve hazard mitigation plans for recurring events, such as flooding.	Town	Staff
2. Continue to review and improve emergency preparedness plans.	Town	Staff
<b>Action Items</b>		
3. Assess the vulnerability of infrastructure (e.g., utilities, transportation, structures) to natural events, prepare for recurring events, and respond to such events when they occur.	Town	PW WSC
4. Consider ways to provide redundant power supplies for shelters and other community facilities.	Town	PW FD