COUNTY OF SAN MATEO
EMERGENCY MANAGEMENT

Local Hazard Mitigation Plan

San Mateo County, California

San Mateo County Harbor District Annex

2026

DRAFT

smcgov.org/dem/multijurisdictional-local-hazard-mitigation-plan

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This Annex details the hazard mitigation elements specific to the San Mateo County Harbor District (SMCHD), a participating jurisdiction of the 2026 San Mateo County Local Hazard Mitigation Plan (LHMP or the Plan) update. This Annex is not intended to be a standalone document but supplements the information contained in **Volume 1 (Countywide Planning Elements)**. Therefore, all sections of **Volume 1**, including the planning process, hazard identification and risk assessment, mitigation strategy (includes mitigation goals and objectives), and plan maintenance, apply to and were met by SMCHD. This Annex provides additional information specific to the District, with a focus on providing further details on the hazard risk assessment and mitigation strategy (i.e., mitigation actions) for this community.

1. HAZARD MITIGATION LOCAL PLANNING TEAM

The following individuals have been identified as the SMCHD Local Planning Team for the 2026 LHMP. These individuals participated in all aspects of the planning process and developed a risk and vulnerability assessment, capability assessment, and mitigation strategy (including mitigation actions) specific to the jurisdiction.

Name	Title	Department
Chris Tibbe	Harbormaster	San Mateo County Harbor District
John Moren	Director of Operations	San Mateo County Harbor District

2. JURISDICTION PROFILE

The San Mateo County Harbor District is a special district providing ocean and bayfront harbor services and oversight for San Mateo County. The District's service area covers all of the County, 744 square miles, serving a population of over 764,000.

The District manages and operates Pillar Point Harbor (PPH) and Oyster Point Marina (OPM). Multiple activities occur at both locations, including charter fishing, recreational angling, paddle sports, dining cruises, educational programs, and cooperation with other local jurisdictions on regional projects. Pillar Point remains a major commercial and sport fishing harbor on California's central coast, with 369 berths, and is host to many public events, including the annual Mavericks surfing competition and the Christmas boat decorating contest.

2.1. Brief History

SMCHD was originally formed in 1933 to build a harbor in Redwood City, with the District's boundaries encompassing the entire San Mateo County. In 1961, the breakwater at Pillar Point was completed for a harbor of refuge for the fishing fleet. The Johnson Pier, docks, 369 berths, and the inner breakwater were built during the 1970s and 1980s.

The District took over the operation of Oyster Point Marina from the City of South San Francisco in 1977. It then completed construction of docks, 589 berths, a new breakwater, and onshore facilities during the 1980s. SMCHD diversified this recreational marina by bringing in ferry service to the East Bay (134 of 589 berths were removed to accommodate ferry service, resulting in 455 berths), dining cruises, marine educational programs, and cooperation with the City on area redevelopment.

2.2. Governing Body Format

The District is governed by a five (5) member Board of Harbor Commissioners, who are elected by the District for staggered four (4) year terms. SMCHD currently employs a staff of 39. Funding comes primarily through property taxes, rates, and fees.

The Board assumes responsibility for adopting this Plan. The General Manager will oversee its implementation.

2.3. Population

SMCHD provides services to a population of over 764,000.

2.4. Assets

Table 1 summarizes the District's critical assets and their values.

Table 1. San Mateo County Harbor District Assets

Asset	Value
Property	
30.1 acres of land at Pillar Point Harbor	Not Available
0.31 acres of land in El Granada, CA	$1,200,000
TOTAL	**$1,200,000**
Critical Infrastructure and Equipment	
Pick-Up Truck 2014	$33,950
2 Pick-Up Truck 2017 ($37,462 each)	$74,924
Pick-Up Truck 2014	$36,750
Pick-Up Truck 2003	$20,495
1975 Workboat/Utility – Boston Whaler	$4,000
1996 Harbor Patrol Vessel – Marine Boat	$42,578
2006 Harbor Patrol Vessel – Almar	$305,000
2006 Harbor Patrol Vessel – Boston Whaler	$195,000
2007 Harbor Patrol Vessel – Honda x 4 ($12,000 each)	$48,000
Pill Chipper/MTD – OPM	$4,500
Cushman Golf – PPH	$5,000
EZ Go Golf Cart – PPH	$5,000
Forklift – Toyota – PPH	$25,000
EZ Go Golf Cart – OPM	$4,994

Asset	Value
Husqvarna Lawn Mower 30' – OPM	$4,000
Husqvarna Lawn Mower 48' – OPM	$5,000
Power Generator – OPM	$20,000
Pump out – PPH	$24,000
Oil Shed and Tank – OPM	$12,000
Skift Hoist	$25,000
Smith's American Sport Electric Cart – OPM	$10,000
Tractor with mower and post hole digger	$9,000
Trash Compactor – Superior Equipment	$56,000
Utility Shed – OPM	$4,000
Utility Shed – PPH	$5,000
Utility Shed – OPM	$2,000
EZ Go Golf Cart – OPM	$4,994
Radon	$342,000
Husqvarna Rider Mower – OPM	$5,000
Printer/Copier	$13,847
Vacuum Pump-OPM	$35,441
Ventek Paystation- OPM	$9,520
Electric Power Pad-Kayak Rack-OPM	$12,500
Life Rafts	$6,700
Life Sleds	$2,714
Fluid Oil/Water Separator-PPH	$12,745
Launch Ramp Paystation-PPH	$18,439
Lawn Mower-PPH	$5,000
3 Transformers-PPH	$180,000
6 Transformers-PPH- Dock D-H	$360,000
6 Transformers	$339,122
Polaris CRW100NSRC	$31,008
2 Yamaha Personal Watercraft ($14,205 each)	$28,410
Yamaha Personal Watercraft	$14,278
PWC Trailer EZ Loader 2003	$800
EZ Loader 2003	$800
Pacific Boat Trailer 2003	$8,000

Asset	Value
Utility Trailer 1900	$1,340
Kawasaki Karavan for PWC 2019	$3,000
Pacific Trailer- OPM 2006	$5,000
Whaler Trailer-OPM 2006	$1,000
Oil Spill Trailer-PPH 2017	$35,000
TOTAL	**$2,457,849**
Critical Facilities	
Pillar Point Marina *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$9,995,552
Pillar Point Retail Center *(9 Johnson Pier, Half Moon Bay, CA 94018)*	$1,367,195
Pillar Point Fish Wholesalers' Building *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$801,391
Pillar Point Harbor (PPH) Harbor Master's Office *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$589,910
Sewer Pump Station & System *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$299,375
PPH Restroom West End with Laundry Facilities/Shower *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$251,425
PPH Restroom Johnson Pier *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$251,425
PPH Maintenance Building with 8 metal doors *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$201,706
PPH Sewer Lift Stations (3) *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$100,570
PPH Restroom Boat Launch *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$94,222
PPH RV Lot Restrooms *(1 Johnson Pier, Half Moon Bay, CA 94018)*	$84,652
Oyster Point Marina (OPM) *(950 Marina Boulevard, South San Francisco, CA 94080)*	$9,995,552
OPM Harbor Master's Office *(925 Marina Boulevard, South San Francisco, CA 94080)*	$384,566
OPM Maintenance Building *(925 Marina Boulevard, South San Francisco, CA 94080)*	$262,537
OPM Restroom Fishing Pier *(925 Marina Boulevard, South San Francisco, CA 94080)*	$131,078
OPM Restroom Dock 12 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$131,078
OPM Restroom Dock 13 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$131,078
OPM Restroom Dock 11 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$104,631
OPM Restroom/Showers Dock 5 *(925 Marina Boulevard, South San Francisco, CA 94080).*	$104,631

Asset	Value
OPM Restroom/Showers Dock 1 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$104,631
OPM Restroom/Showers Dock 2 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$104,631
OPM Restroom/Showers Dock 6 *(925 Marina Boulevard, South San Francisco, CA 94080)*	$104,631
OPM Pump Station *(925 Marina Boulevard, South San Francisco, CA 94080)*	$72,328
TOTAL	**$25,668,795.00**

3. CHANGES IN DEVELOPMENT

While SMCHD has not experienced significant development changes over the past five (5) years, the District has completed a living shoreline project that mitigated some damage to the beach access trail along the western shore of the Harbor. The District also completed a pilot dredging and sand-relocation project to replenish the Surfers Beach shoreline and increase draft at the boat launch ramp within the Harbor. Furthermore, four (4) parcels totaling approximately 3.5 acres have been annexed. The area includes boat dry storage areas, undeveloped land, and one (1) parcel with a single-family residence.

Over the next five (5) years, parking areas are under consideration, along with further development of the recently annexed boat dry storage areas. These areas are vulnerable to sea level rise, severe weather, and tsunamis.

3.1. Changes in Priority

The District's overall priorities have shifted to reflect the needs of a growing community. There is greater emphasis on enhancing search and rescue capabilities and response posture. Additionally, the District plans to expand public access to the shoreline through improved trails and picnic areas and is considering the redevelopment of the retail center.

Mitigation actions from the previous Plan were updated, and a more concerted effort to achieve equitable outcomes for all communities, including underserved communities and socially vulnerable populations, has been implemented.

4. CAPABILITY ASSESSMENT

Federal regulations require hazard mitigation plans to identify goals for reducing long-term vulnerabilities to the identified hazards in the planning area (Section 201.6(c)(3)(i)). A critical step in developing specific hazard mitigation actions and projects is assessing existing authorities, policies, programs, and resources and capabilities, and using or modifying local tools to reduce losses and vulnerability from profiled hazards.

A capability assessment was conducted for SMCHD's authorities, policies, programs, and resources. Goals and mitigation actions were developed using input from this assessment.

The Local Planning Team assessed SMCHD's capabilities that can contribute to the reduction of long-term vulnerabilities to hazards. The capabilities include the following categories:

- Planning and Regulatory Capabilities
- Administrative and Technical Capabilities
- Fiscal Capabilities
- Education and Outreach Capabilities

Additionally, ways to expand and improve these existing policies and programs to integrate hazard mitigation into the District's day-to-day activities were considered.

4.1. Planning and Regulatory Capabilities

SMCHD relies on San Mateo County, Princeton, and the City of South San Francisco to maintain a strong framework of codes, ordinances, and requirements to help mitigate the impacts of the hazards identified in this Plan. **Table 2** includes local ordinances, policies, and laws to manage growth and development (e.g., land use plans, capital improvement plans, transportation plans, emergency preparedness and response plans, building codes, and zoning ordinances).

Table 2. Planning and Regulatory Capabilities

Capability Category	Yes/No	Authority *(local, county, state, federal)*	Responsible Department/ Agency	Code Citation and Comments *(e.g., Code Chapter, name of plan, explanation of authority, etc.)*
Planning Capacity				
Comprehensive Plan / General Plan	Yes	Local	Board of Harbor Commissioners	Strategic Plan 2025
Capital Improvement Plan	Yes	Local	Board of Harbor Commissioners	Adopted every five (5) years, but updated annually
Floodplain Management / Basin Plan	No	n/a	n/a	n/a
Stormwater Management Plan	No	n/a	n/a	n/a
Open Space Plan	No	n/a	n/a	n/a
Stream Corridor Management Plan	No	n/a	n/a	n/a
Watershed Management or Protection Plan	No	n/a	n/a	n/a
Economic Development Plan	No	n/a	n/a	n/a
Comprehensive Emergency Management Plan	No	n/a	n/a	n/a
Emergency Operations Plan	No	n/a	n/a	n/a

Capability Category	Yes/No	Authority *(local, county, state, federal)*	Responsible Department/ Agency	Code Citation and Comments *(e.g., Code Chapter, name of plan, explanation of authority, etc.)*
Evacuation Plan	No	n/a	n/a	n/a
Post-Disaster Recovery Plan	No	n/a	n/a	n/a
Transportation Plan	No	n/a	n/a	n/a
Strategic Recovery Planning Report	No	n/a	n/a	n/a
Climate Adaptation Plan	No	n/a	n/a	n/a
Resilience Plan	No	n/a	n/a	n/a
Emergency Response Plan	Yes	Local	Board of Harbor Commissioners	Emergency Response Plan - Pillar Point Harbor Emergency Response Plan - Oyster Point Marina
Regulatory Capability				
Harbors and Navigation Code	Yes	State	California Division of Boating and Waterways	Consists of nine (9) divisions governing boating, navigation, and port management
Harbor District Code of Ordinances	Yes	Local	Board of Harbor Commissioners	Updated in 2019
Building Code	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Zoning Code	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Subdivision Code	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Flood Damage Prevention Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Cumulative Substantial Damage Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Freeboard	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Growth Management Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Site Plan Review	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Stormwater Management Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Municipal Separate Storm Sewer System (MS4)	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Natural Hazard Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly

Capability Category	Yes/No	Authority *(local, county, state, federal)*	Responsible Department/ Agency	Code Citation and Comments *(e.g., Code Chapter, name of plan, explanation of authority, etc.)*
Post-Disaster Recovery Ordinance	No	n/a	n/a	Responsibility of the County and municipalities, accordingly
Real Estate Disclosure Requirement	Yes	State	California Department of Real Estate	Section 1102 of the California Civil Code

4.2. Administrative and Technical Capabilities

The administrative and technical capabilities listed in **Table 3** include community (i.e., public and private) staff, their skills, and tools that can be used for mitigation planning and implementation. This capability includes engineers, planners, emergency managers, Geographic Information System (GIS) analysts, building inspectors, grant writers, and floodplain managers. Small communities may rely on other government entities, such as counties or special districts, for resources.

Table 3. Administration and Technical Capabilities

Capability	Yes/No	Comments *(e.g., position, department, agency, explanation)*
Administrative Capabilities		
Planning Board	Yes	Board of Harbor Commissioners
Mitigation Planning Committee	Yes	Dredging/Sediment Management Committee Search and Rescue/Maritime Assistance Committee
Environmental Board/Commission	Yes	Pillar Point Breakwater Environmental Impact Committee Ocean Science Center Committee
Open Space Board/Committee	No	n/a
Economic Development Commission/Committee	Yes	Pillar Point Harbor Retail Committee
Maintenance programs to reduce risk	No	n/a
Mutual Aid Agreements	No	n/a
Technical/Staffing Capabilities		
Planner(s) or engineer(s) with knowledge of land development and land management practices	No	n/a
Engineer(s) or professional(s) trained in building or infrastructure construction practices	No	n/a
Planners or engineers with an understanding of natural hazards	No	n/a
NFIP Floodplain Administrator	No	n/a
Surveyor(s)	No	n/a
Personnel skilled or trained in GIS applications	Yes	Operations (Harbormaster, Assistant Harbormaster, Deputy Harbormaster)
A scientist familiar with natural hazards	No	n/a

Capability	Yes/No	Comments *(e.g., position, department, agency, explanation)*
Warning systems/services	Yes	SMC Alert, in partnership with the San Mateo County Department of Emergency Management
Emergency manager	No	n/a
Grantwriter(s)	No	n/a
Staff with expertise or training in benefit cost analysis	Yes	Administration (Director of Administrative Services, Accounting Manager, Accountant)
Professionals trained in conducting damage assessments	No	n/a

4.3. Fiscal Capabilities

Table 4 lists fiscal capabilities available to SMCHD that may be used to implement mitigation activities to reduce risk and enhance resiliency. This capability includes available funding sources from local budgets, state and federal grants, potential cost-sharing arrangements with private entities, existing insurance policies, and the ability to generate additional revenue through mitigation-related fees and bonds.

Table 4. Financial Capabilities

Capability	Accessible or Eligible to Use
Community Development Block Grants (CDBG, CDBG-DR)	No
Federal Hazard Mitigation Assistance Program *(i.e., Hazard Mitigation Grant Program (HMGP), HMGP Post Fire, Flood Mitigation Assistance (FMA) Program)*	No
Capital improvements project funding	Yes
Authority to levy taxes for specific purposes	Yes
User fees for water, sewer, gas, or electric service	Yes
Impact fees for homebuyers or developers of new development/homes	No
Stormwater utility fee	No
Incur debt through general obligation bonds	Yes
Incur debt through special tax bonds	Yes
Incur debt through private activity bonds	No
Withhold public expenditures in hazard-prone areas	No
Other federal or state funding programs	Yes
Open space acquisition funding programs	No

4.4. Education and Outreach Capabilities

Table 5 lists the District's education and public outreach capabilities that can be used to inform residents about potential hazards, educate on mitigation strategies, and encourage proactive actions to reduce the community's impacts to disasters. These capabilities include fire safety programs, hazard awareness campaigns, public information, and communications offices.

Table 5. Education and Outreach Capabilities

Capability	Yes/No	Comments *(e.g., position, department, agency, explanation)*
Public Information Officer	Yes	Administration Department
Personnel skilled or trained in website development	Yes	Administration Department
Hazard mitigation information is available on the jurisdiction's website	Yes	Emergency preparedness information, including tsunami education
Utilize social media for hazard mitigation education and outreach	Yes	Multiple campaigns per year highlighting: Boater education, compliance, and safety; District projects that take into account sea level rise and climate change; and water quality, drought, and wildfire education and updates.
Citizen boards or commissions that address issues related to hazard mitigation	Yes	Harbor Board of Commissioners Committees: Dredging/Sediment Management, Sea Level Rise
Other programs already in place that could be used to communicate hazard-related information	Yes	Press Releases, Local Signage, Email distribution list
An established warning system for hazard events	Yes	Email, social media, website, signage, SMC Alert

4.5. Community Classifications

The community classification relates to the community's ability to provide effective services to reduce its vulnerability to the identified hazards. These classifications can be viewed as indicators of the community's capabilities across all phases of emergency management (i.e., preparedness, response, recovery, and mitigation) and are used as underwriting parameters to determine the costs of various forms of insurance. **Table 6** summarizes the classifications of community programs available to SMCHD.

Table 6. Community Classifications

Program	Yes/No	Classification *(if applicable)*	Date Classified *(if applicable)*
Community Rating System (CRS)	No	n/a	n/a
Building Code Effectiveness Grading Schedule (BCEGS)	No	n/a	n/a
Public Protection (ISO Fire Protection Classes 1 to 10)	No	n/a	n/a
NWS StormReady®	No	n/a	n/a

Program	Yes/No	Classification *(if applicable)*	Date Classified *(if applicable)*
NWS TsunamiReady®	No	n/a	n/a
Firewise USA®	No	n/a	n/a

4.6. Needs to Expand/Improve Capabilities

SMCHD identified existing authorities, policies, programs, funding, and/or resources that need to be expanded and/or improved to support the implementation of the hazard mitigation initiatives identified in this Plan (e.g., mitigation actions).

- Identify and seek local, state, and federal funding to support hazard mitigation projects that aim to facilitate/expedite important mitigation measures.
- To support the implementation of priority mitigation actions, the District will seek to expand its grant writing and management capabilities. This may include hiring dedicated grant professionals or specialized consultants to increase the District's success rate in competing for state and federal hazard mitigation funding.
- Improve allocation of capital funding to prioritize and support the implementation of hazard mitigation projects.

5. NATIONAL FLOOD INSURANCE PROGRAM

As a special district, the SMCHD is not eligible to participate in FEMA's National Flood Insurance Program (NFIP). Further information on San Mateo County's NFIP and Community Rating System (CRS) participation is available in **Volume 1** of this Plan and under each jurisdictional annex (**Volume 2**).

6. HAZARD MITIGATION PLAN INTEGRATION

For a community to successfully reduce long-term risk, hazard mitigation must be integrated into day-to-day planning mechanisms and initiatives. Plan integration is the process by which communities critically assess the existing planning framework and align efforts to reduce long-term risks and build a more resilient community. It involves a two (2) way exchange of information and incorporation of ideas and concepts between hazard mitigation plans and other community plans. In particular, plan integration involves incorporating hazard mitigation principles and actions into other plans and integrating planning mechanisms into hazard mitigation plans. Plan integration involves community plans, policies, codes, and programs that guide development and define roles and responsibilities for implementing these capabilities. Additionally, plan integration is achieved through the involvement of key staff and community officials in collaborative hazard mitigation planning.

6.1. Existing Plan Integration

A hazard mitigation plan must explain how the jurisdiction incorporated the previous Plan update over the last five (5) years to demonstrate progress in local mitigation efforts. During the performance period since the adoption of the previous LHMP, SMCHD has made progress in integrating components of the

hazard mitigation strategy (e.g., goals, objectives, and actions) into planning initiatives and mechanisms. **Table 7** highlights the planning mechanisms/initiatives in which the previous Plan was integrated and the information integrated.

Table 7. Existing Plan Integration

Planning Initiative	Current Integration Description
Emergency Response Plan	SMCHD maintains close alignment between the LHMP and its Emergency Response Plan (ERP). The ERP integrates mitigation considerations into its response actions to reduce the community's risk exposure. The LHMP is currently used as an essential tool to update the District's ERP.
Capital Improvement Plan	The District maintains consistency between the LHMP and the Capital Improvement Plan to ensure hazard mitigation is embedded in infrastructure planning. Updated annually, the Plan identifies and prioritizes improvements that address vulnerabilities outlined in the LHMP. This ensures that, as assets reach the end of their life cycle, they are replaced or upgraded to the latest technology and sustainable systems and facilities that enhance long-term resilience against LHMP hazards.
Strategic Plan	Hazard data and mitigation priorities from the LHMP informed Strategic Plan policies and actions. The LHMP serves as a crucial tool in shaping the Strategic Plan.

6.2. Potential Future Integration

A hazard mitigation plan must explain how the jurisdiction intends to incorporate this Plan update into planning mechanisms over the next five (5) years. The capability assessment presented in Section 4 of this Annex identifies codes, plans, and programs that provide opportunities for integration. **Table 8** outlines planning mechanisms/initiatives that do not currently integrate the goals and recommendations of this Plan but provide opportunities to do so in the future.

Table 8. Potential Future Integration

Planning Initiative	Current Integration Description
Strategic Plan	The District could integrate the LHMP into future updates to the Strategic Plan by aligning long-term organizational goals with hazard mitigation. Furthermore, the Strategic Plan can help identify and prioritize mitigation projects for inclusion in the LHMP, which serves as a critical tool for identifying funding opportunities.
Capital Improvement Plan	The District will continue to ensure consistency between this LHMP and future updates of the Capital Improvement Plan. The LHMP may identify new funding sources for capital improvement projects, which could lead to modifications to proposed projects based on the risk assessment results.
Emergency Response Plan	This LHMP will continue to be an essential tool to update the ERP. The latest hazard descriptions in this LHMP will be included in the ERP, as appropriate. Mitigation actions that are preparedness and response in nature will be analyzed for applicability and for inclusion in the description of ERP processes and procedures.

The District's Local Planning Team will identify all relevant planning initiatives scheduled for update in the next year and during the annual update process of the LHMP. Additionally, the Local Planning Team will identify opportunities to integrate key elements of the LHMP, specifically relevant strategies, into the

planning initiatives. Mitigation actions were identified to promote plan integration in future revisions of this Plan.

7. SIGNIFICANT PAST EVENTS

A complete risk assessment, including past incidents, for each identified hazard of concern, can be found in **Volume 1** of this Plan. A summary of past events is provided under each hazard profile and includes a chronology of events that have affected the County and its municipalities.

8. HAZARD VULNERABILITY AND IMPACT ASSESSMENT

Exposure and vulnerability to certain hazards affect the entire County, and others are geographically defined. Although the entire County may be vulnerable to these hazards, their impacts may vary depending on existing community conditions (e.g., underserved populations or those with access and functional needs may be more susceptible under certain conditions).

The Local Planning Team identified ***unique vulnerabilities and impacts*** to the following natural hazards, based on the hazards profiled in **Volume 1**.

- Flood (riverine flooding, urban/flash flooding, coastal flooding)
- Sea Level Rise
- Tsunami

It was determined that the planning area did not have unique vulnerabilities or impacts from the following natural hazards; rather, its vulnerabilities and impacts are consistent with those experienced throughout the County.

- Dam Failure
- Drought
- Earthquake
- Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*
- Landslide
- Wildfire

Note: Severe weather and flood are profiled as the two (2) hazards. However, to conduct a more thorough risk assessment, the sub-hazards (i.e., heavy rainfall, heat wave/extreme heat, fog, severe thunderstorms, tornadoes, strong winds, riverine flooding, urban/flash flooding, and coastal flooding) were ranked individually. The hazard risk assessment methodology can be found in Chapter 4 of **Volume 1** of this Plan.

Table 9 outlines the ***unique vulnerabilities and impacts*** for SMCHD and addresses only the hazards relevant to the jurisdiction. A complete risk assessment for each identified hazard of concern is in **Volume 1** of this Plan. Hazard mapping can be found in Appendix A of this Annex.

Table 9. Hazard Vulnerability and Impact Assessment

Hazard	Vulnerability and Impacts
Dam Failure	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from dam failure; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.
Drought	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from drought; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.
Earthquake	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from earthquakes; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	The District experiences frequent nuisance flooding due to its location on the shoreline. During annual King Tide events, water levels can reach approximately seven (7) feet (as observed in January 2026), leading to immediate inundation of low-lying assets. King tides are the highest tides of the year, occurring once or twice annually in the winter. These events give the Harbor a glimpse into how the coastline will be impacted by sea level rise. Coastal flooding can impact a number of assets in both Pillar Point Harbor (Pacific Coast) and Oyster Point Marina (on the San Francisco Bay). Assets include, but are not limited to, recreational and access assets (West Trail, California Coastal Trail portion in Surfers Beach), operational infrastructure (Johnson Pier), and shoreline protection (inner and outer breakwater systems), dock entrances, marina and fuel docks, and parking lots.
Landslide	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from landslides; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.

Hazard	Vulnerability and Impacts
Sea Level Rise	Waterfront facilities such as Pillar Point Harbor and Oyster Point Marina/Park will be among the first to face the unique challenges of sea level rise. Often considered a slow-moving disaster, sea level rise will occur over decades, with significant uncertainty in its magnitude, particularly beyond 2050. The key difference between sea level rise and most other natural disasters is that the adverse effects on coastal infrastructure will not subside. The science is evident that sea level rise has accelerated over recent decades. Pillar Point Harbor and Oyster Point Marina/Park include a variety of infrastructure exposed to dynamic water levels and a corrosive marine environment, all at various stages of their service life. Aging infrastructure is particularly vulnerable due to the cumulative effects of ongoing deterioration from the marine environment, coupled with increased stressors associated with sea level rise. Main critical infrastructure vulnerable to sea level rise includes the Pillar Point Harbor bulkhead, Johnson Pier, marina docks, the fuel dock, the inner and outer breakwater system in Pillar Harbor, the primary access road to Oyster Point Marina/Park (Marina Boulevard), the Harbormaster Building, and the sheet pile breakwater system within the Oyster Point Marina/Park.
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from severe weather; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.
Tsunami	The District's facilities and infrastructure are located within the tsunami hazard zone, with no natural vertical buffer to protect the area. A major seismic event could trigger inundation depths of over 15 feet above average high tide along the coastline. During a tsunami, the District will experience high-velocity surges that can tear docks from their pilings and cause significant damage to critical infrastructure and facilities. Although tsunamis are low-probability events, their impacts can be catastrophic for the District.
Wildfire	The Local Planning Team determined that the District does not have unique vulnerabilities or impacts from wildfires; rather, the jurisdiction's vulnerabilities and impacts are consistent with those experienced throughout the County.

The District evaluated whether vulnerability in hazard-prone areas had increased, decreased, or remained the same for each natural hazard identified in this LHMP. Climate change, changes in population, infrastructure expansion, and economic shifts that can affect vulnerability were considered. For example, if planned development is in an identified hazard area or is not built to the updated building codes, it may increase the community's vulnerability to future hazards and disasters. On the other hand, if development occurred with mitigation practices in place, the vulnerability may have remained the same or decreased. Additionally, shifting demographics (e.g., underserved population) were taken into consideration.

Table 10 outlines whether climate change has increased or decreased the District's vulnerability (i.e., exposure) and impact to each natural hazard over the past five (5) years, and the effect of climate change on the future probability of occurrence and impacts from each natural hazard.

Table 10. Climate Change: Current and Future Vulnerability and Impact

Hazard	Vulnerability and Impact
Current Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	Remained the Same
Earthquake	Remained the Same
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	Remained the Same
Landslide	Remained the Same
Sea Level Rise	Increased
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	Increased
Tsunami	Increased
Wildfire	Increased
Future Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	No Change Anticipated
Earthquake	No Change Anticipated
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	Increase
Landslide	Increase
Sea Level Rise	Increase
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	Increase
Tsunami	Increase
Wildfire	Increase

Table 11 outlines whether changes in population within the District over the past five (5) years have increased or decreased the vulnerability (i.e., exposure) and impact to these natural hazards, and the anticipated effects changes in population may have on the future probability of occurrence and impacts from these natural hazards.

Table 11. Changes in Population: Current and Future Vulnerability and Impact

Hazard	Vulnerability and Impact
Current Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	Remained the Same
Earthquake	Remained the Same
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	Remained the Same

Hazard	Vulnerability and Impact
Landslide	Remained the Same
Sea Level Rise	Remained the Same
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	Remained the Same
Tsunami	Remained the Same
Wildfire	Remained the Same
Future Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	No Change Anticipated
Earthquake	No Change Anticipated
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	No Change Anticipated
Landslide	No Change Anticipated
Sea Level Rise	No Change Anticipated
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	No Change Anticipated
Tsunami	No Change Anticipated
Wildfire	No Change Anticipated

Table 12 outlines whether development over the past five (5) years has increased or decreased the District's vulnerability (i.e., exposure) and impact to these natural hazards, and the anticipated effects changes in development may have on the future probability of occurrence and impacts from these natural hazards.

Table 12. Changes in Development: Current and Future Vulnerability and Impact

Hazard	Vulnerability and Impact
Current Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	Increased
Earthquake	Increased
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	Increased
Landslide	Increased
Sea Level Rise	Increased
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	Increased
Tsunami	Increased
Wildfire	Increased

Hazard	Vulnerability and Impact
Future Vulnerability and Impact	
Dam Failure	Not Applicable
Drought	Increase
Earthquake	Increase
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	Increase
Landslide	Increase
Sea Level Rise	Increase
Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	Increase
Tsunami	Increase
Wildfire	Increase

8.1. Future Major Assets

Community assets should include anything that is important to a community's character and function. Assets include people (i.e., underserved population); structures (i.e., new and existing buildings); community lifelines and other critical facilities; natural, historic, and cultural resources; and the economy and other activities that have value to the community. Although all assets may be affected by the hazards identified in this LHMP, the jurisdiction has identified future major assets that may be more vulnerable and impacted by these hazards.

- The newly annexed boat dry storage areas could be expanded and further developed. However, they are susceptible to sea level rise, severe weather events, and tsunamis.

Any new assets (e.g., new construction in hazard-prone areas) will be built to comply with the latest building codes and standards and will be mitigated to protect them from identified and anticipated hazards, especially those expected to increase due to climate change.

9. HAZARD RISK RANKING

Table 13 presents the local hazard ranking for SMCHD of all hazards of concern listed in **Volume 1** of this Plan. This ranking summarizes how hazards vary for this jurisdiction. As thoroughly described in **Volume 1** of this Plan, 14 factors were evaluated to provide an informed and comprehensive analysis and ranking of the hazards included in this LHMP.

- **Probability** (likelihood of annual occurrence)
- **Extent** of the hazard, including catastrophic potential
- **Vulnerability** (i.e., exposure) of the population, property (including critical infrastructure), and changes in the development (over the past five (5) years)

- **Impacts** on population and life safety, underserved population, property (including critical infrastructure), the economy, the environment, continuity of operations/delivery of services, future development, and climate change

The scores for extent, vulnerability, and impact were weighted and combined to produce a consequence score. This consequence score was then multiplied by the probability score to calculate the total risk score for each hazard. At the fundamental level, the consequence is an assessment of the potential impact(s) if the hazards incident were to occur. In this assessment, the consequence score (i.e., the consequence of an event) will be independent of the extent, vulnerability, and impacts. The probability of the hazards is not included in assessing the consequence because, without an event, there is no consequence or impact. For further details on how the probability, extent, vulnerability, and impact factors in **Table 13** were calculated, please refer to Chapter 4 in **Volume 1** of this Plan. Details of the hazard ranking results are provided in Appendix C of this Annex.

It is important to note that the sub-hazards for severe weather (i.e., heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, and fog) and flood (i.e., riverine flooding, urban/flash flooding, coastal flooding) were individually ranked in the hazard risk ranking; however, severe weather and flood are each considered as the main hazard throughout this Annex and **Volume 1**.

Note on Tsunami Hazard Ranking: While the total risk score for tsunamis is ranked as low due to its low probability (a significant event is likely to occur within 100 years), the District maintains it as a high priority because the consequence score is high. Specifically, the high scores for extent, vulnerability, and impact reflect the District's proximity to the coast, meaning that while this event is rare, the resulting damage would be significant.

Table 13. San Mateo County Harbor District Hazard Risk Ranking

Hazard Event	Probability Factor	Sum of Weighted Extent Factors	Sum of Weighted Vulnerability Factors	Sum of Weighted Impact Factors	Consequence Score	Total Risk Score*
Coastal Flooding ***(Flood)***	3	12	13	26	51	71
Strong Winds ***(Severe Weather)***	3	12	13	25	50	69
Heavy Rainfall ***(Severe Weather)***	3	12	13	22	47	65
Sea Level Rise	3	6	13	25	44	61
Earthquake	2	18	13	34	65	60
Urban/Flash Flooding ***(Flood)***	2	18	13	31	62	57
Wildfire	2	18	9	33	60	56
Heat Wave/Extreme Heat ***(Severe Weather)***	3	6	10	15	31	43
Riverine Flooding ***(Flood)***	2	12	6	28	46	43
Severe Thunderstorm ***(Severe Weather)***	2	12	13	20	45	43
Landslide	2	6	5	30	41	38
Drought	2	6	11	21	38	35
Tsunami*	1	18	13	34	65	30
Fog ***(Severe Weather)***	2	9	9	11	29	27
Tornado ***(Severe Weather)***	1	6	13	13	32	15
Dam Failure	0	0	0	0	0	0

Extent: Sum of the weighted Extent factors.
Vulnerability: Sum of the weighted Vulnerability factors.
Impact: Sum of the weighted Impact factors.

Consequence Score: Extent + Vulnerability + Impact (Sum of all weighted factors).
Total Risk Score = Probability x Consequence
* Normalized to 100

Total Risk Score Legend

Classification	Probability	Extent	Vulnerability	Impact	Consequence Score	Total Risk Score
Low (L)	1	0 – 6	0 – 4	0 – 12	0 – 24	0 – 32
Medium (M)	2	7 – 12	5 – 10	13 – 26	25 – 48	33 – 66
High (H)	3	13 – 18	11 – 15	27 – 39	49 – 72	67 – 100

*The **legend**—specifically the assignment of low, medium, and high—provides an additional means to qualitatively assess the probability factor, sum of weighted factors, and the total risk scores for each hazard. The **Consequence Score** represents the sum of the Extent, Vulnerability, and Impact Factors. The **Total Risk Score** is a measure of Probability and Consequence.*

10. MITIGATION ACTIONS

This section includes the mitigation actions developed to address the risks and vulnerabilities to the hazards identified in this Plan. This Plan serves only to recommend mitigation measures based on the potential for risk reduction and available funding. Implementation of mitigation actions is dependent on risk reduction priorities, feasibility, and available funding. It is also dependent on the cooperation and support of the jurisdiction and/or department responsible for each action item. Additionally, all mitigation actions identified in the 2021 update or before were updated accordingly. Any new mitigation actions are listed as *New* (under Project Status).

SMCHD agreed to **five (5)** mitigation actions that apply to the jurisdiction's properties for which it has jurisdictional responsibility and authority. A summary of the District's mitigation actions status is listed in **Table 14**.

Note: The mitigation actions outlined in this Plan are designed only to address those natural hazards that received a risk ranking of *medium* or *high* during the hazard risk assessment (**Table 13**). Hazards that ranked *low* (dam failure) may not have specific mitigation actions detailed in this document. Although tsunamis are ranked low due to their low probability (a significant event is likely to occur within 100 years), the District maintains it as a high priority, given the District's proximity to the coast.

Table 14. SMCHD Mitigation Actions Summary

Status	Mitigation Action Total
Continuing	1
In Progress	0
Not Yet Started	4
New	0
TOTAL	**5**
Completed	0
No Longer Needed	0

Mitigation Actions per Hazard			
Dam Failure	n/a	Sea Level Rise	4
Drought	3	Severe Weather *(heavy rainfall, severe thunderstorms, strong winds, tornadoes, heat wave/extreme heat, fog)*	5
Earthquake	4	Tsunami	5
Flood *(riverine flooding, urban/flash flooding, coastal flooding)*	5	Wildfire	5
Landslide	5		

A detailed explanation of the Mitigation Strategy can be found in Chapter 5 of **Volume 1**.

Mitigation Action	Where appropriate, support retrofitting, purchasing, or relocating structures located in high-hazard areas, prioritizing those that have experienced repetitive losses and/or are in high- or medium-risk hazard areas.				
Action Number	SHD-1	**Goal(s) Addressed**	1, 2, 3, 4, 5	**Prioritization Score**	40/40
Year Added to the Plan	2021	**Timeline** *(estimated)*	4 to 5 Years	**Implementation Priority**	High
Hazard(s) Mitigated	Earthquake, Flood, Landslide, Sea Level Rise, Severe Weather, Tsunami, Wildfire				
Project Status	Not Yet Started	If *No Longer Needed*, provide reason.	n/a		
Benefits *(Loss Avoided)*	High				
Lead Agency / Organization	San Mateo County Harbor District (Pillar Point Harbormaster)				
Supporting Agency / Organization *(If applicable)*	n/a				
Additional Participating Jurisdictions *(If Applicable)*	n/a				
Estimated Cost	High	**Potential Funding Source**	General Fund (Staff Time), HMGP, FMA		
Additional Details *(optional)*					

Mitigation Action	Integrate the San Mateo County Local Hazard Mitigation Plan into other District plans, ordinances, and programs that govern land use decisions in the community.				
Action Number	SHD-2	**Goal(s) Addressed**	1, 2, 3, 4, 5	**Prioritization Score**	39/40
Year Added to the Plan	2021	**Timeline** *(estimated)*	Ongoing	**Implementation Priority**	High
Hazard(s) Mitigated	Drought, Earthquake, Flood, Landslide, Sea Level Rise, Severe Weather, Tsunami, Wildfire				
Project Status	Not Yet Started	If *No Longer Needed*, provide reason.	n/a		
Benefits *(Loss Avoided)*	High				
Lead Agency / Organization	San Mateo County Harbor District (Pillar Point Harbormaster)				
Supporting Agency / Organization *(If applicable)*	n/a				
Additional Participating Jurisdictions *(If Applicable)*	n/a				
Estimated Cost	Medium	**Potential Funding Source**	General Fund (Staff Time)		
Additional Details *(optional)*					

Mitigation Action	Actively participate in the Hazard Mitigation Plan maintenance protocols outlined in Volume 1 of the San Mateo County Local Hazard Mitigation Plan.				
Action Number	SHD-3	**Goal(s) Addressed**	1, 2, 3, 4, 5	**Prioritization Score**	40/40
Year Added to the Plan	2021	**Timeline** *(estimated)*	Ongoing	**Implementation Priority**	High
Hazard(s) Mitigated	Drought, Earthquake, Flood, Landslide, Sea Level Rise, Severe Weather, Tsunami, Wildfire				
Project Status	Continuing	If *No Longer Needed*, provide reason.	n/a		
Benefits *(Loss Avoided)*	High				
Lead Agency / Organization	San Mateo County Harbor District (Pillar Point Harbormaster)				
Supporting Agency / Organization *(If applicable)*	n/a				
Additional Participating Jurisdictions *(If Applicable)*	n/a				
Estimated Cost	Low	**Potential Funding Source**	General Fund (Staff Time)		
Additional Details *(optional)*					

Mitigation Action	Identify and institutionalize climate adaptation strategies by codifying resilience standards into existing District plans and procedures to reduce vulnerability and impacts of specific climate-driven hazards.				
Action Number	SHD-4	**Goal(s) Addressed**	1, 3, 5	**Prioritization Score**	39/40
Year Added to the Plan	2021	**Timeline** *(estimated)*	4 to 5 Years	**Implementation Priority**	High
Hazard(s) Mitigated	Drought, Flood, Landslide, Sea Level Rise, Severe Weather, Tsunami, Wildfire				
Project Status	Not Yet Started	If *No Longer Needed*, provide reason.	n/a		
Benefits *(Loss Avoided)*	High				
Lead Agency / Organization	San Mateo County Harbor District (Pillar Point Harbormaster)				
Supporting Agency / Organization *(If applicable)*	n/a				
Additional Participating Jurisdictions *(If Applicable)*	n/a				
Estimated Cost	High	**Potential Funding Source**	General Fund (Staff Time), HMGP, FMA		
Additional Details *(optional)*					

Mitigation Action	Acquire portable generators for emergency backup power at critical facilities and infrastructure that lack backup power systems, ensuring continuous power and operational resilience and reducing service interruptions following emergencies and disasters.				
Action Number	SHD-5	**Goal(s) Addressed**	1, 3, 5	**Prioritization Score**	38/40
Year Added to the Plan	2021	**Timeline** *(estimated)*	4 to 5 Years	**Implementation Priority**	High
Hazard(s) Mitigated	Earthquake, Flood, Landslide, Severe Weather, Tsunami, Wildfire				
Project Status	Not Yet Started	If *No Longer Needed*, provide reason.	n/a		
Benefits *(Loss Avoided)*	High				
Lead Agency / Organization	San Mateo County Harbor District (Pillar Point Harbormaster)				
Supporting Agency / Organization *(If applicable)*	n/a				
Additional Participating Jurisdictions *(If Applicable)*	n/a				
Estimated Cost	High	**Potential Funding Source**	General Fund (Staff Time), HMGP, FMA		
Additional Details *(optional)*					

APPENDIX A. HAZARD MAPS

[Maps are under development…]

APPENDIX B. STAKEHOLDER AND PUBLIC ENGAGEMENT

[Information and supporting documentation will be added after the Public Comment Period concludes.]

APPENDIX C. HAZARD RISK RANKING DETAILS

This appendix provides the details of the hazard ranking results presented in Section 9 of this Annex. For a comprehensive explanation of the risk assessment methodology used for the 2026 LHMP rankings, refer to Chapter 4 in **Volume 1** of this Plan.

C.1. Probability of Occurrence

Hazard Event	Probability of Occurrence		Probability Factor	Weighted Factor
Dam Failure	Unlikely	There is little to no probability of a significant occurrence, or the recurrence interval is greater than every 100 years.	0	N/A
Drought	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Earthquake	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Riverine Flooding ***(Flood)***	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Urban/Flash Flooding ***(Flood)***	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Coastal Flooding ***(Flood)***	High	A significant hazard event is likely to occur annually.	3	N/A
Landslide	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Sea Level Rise	High	A significant hazard event is likely to occur annually.	3	N/A
Heavy Rainfall ***(Severe Weather)***	High	A significant hazard event is likely to occur annually.	3	N/A
Heat Wave/Extreme Heat ***(Severe Weather)***	High	A significant hazard event is likely to occur annually.	3	N/A
Fog ***(Severe Weather)***	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Severe Thunderstorm ***(Severe Weather)***	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A
Tornado ***(Severe Weather)***	Low	A significant hazard event is likely to occur within 100 years.	1	N/A
Strong Winds ***(Severe Weather)***	High	A significant hazard event is likely to occur annually.	3	N/A
Tsunami	Low	A significant hazard event is likely to occur within 100 years.	1	N/A
Wildfire	Medium	A significant hazard event is likely to occur within 25 years.	2	N/A

C.2. Extent Factors

Hazard Event	Extent Factor	Extent		Extent Factor	Weighted Factor	Score
Dam Failure	***Extent/Severity***	Unlikely	Historical and/or probabilistic models/studies for this hazard indicate the possibility of little to no intensity.	0	3	0
	Catastrophic	Unlikely	Virtually no probability that this hazard could be catastrophic.	0	3	0
Drought	***Extent/Severity***	Low	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a low-intensity incident.	1	3	3
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3
Earthquake	***Extent/Severity***	High	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a high-intensity incident.	3	3	9
	Catastrophic	High	High potential that this hazard could be catastrophic.	3	3	9
Riverine Flooding ***(Flood)***	***Extent/Severity***	Medium	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a medium-intensity incident.	2	3	6
	Catastrophic	Medium	Medium potential that this hazard could be catastrophic.	2	3	6
Urban/Flash Flooding ***(Flood)***	***Extent/Severity***	High	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a high-intensity incident.	3	3	9
	Catastrophic	High	High potential that this hazard could be catastrophic.	3	3	9
Coastal Flooding ***(Flood)***	***Extent/Severity***	Medium	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a medium-intensity incident.	2	3	6
	Catastrophic	Medium	Medium potential that this hazard could be catastrophic.	2	3	6
Landslide	***Extent/Severity***	Low	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a low-intensity incident.	1	3	3
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3

Hazard Event	Extent Factor	Extent		Extent Factor	Weighted Factor	Score
Sea Level Rise	***Extent/Severity***	Low	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a low-intensity incident.	1	3	3
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3
Heavy Rainfall ***(Severe Weather)***	***Extent/Severity***	Medium	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a medium-intensity incident.	2	3	6
	Catastrophic	Medium	Medium potential that this hazard could be catastrophic.	2	3	6
Heat Wave/Extreme Heat ***(Severe Weather)***	***Extent/Severity***	Low	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a low-intensity incident.	1	3	3
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3
Fog ***(Severe Weather)***	***Extent/Severity***	Medium	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a medium-intensity incident.	2	3	6
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3
Severe Thunderstorm ***(Severe Weather)***	***Extent/Severity***	Medium	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a medium-intensity incident.	2	3	6
	Catastrophic	Medium	Medium potential that this hazard could be catastrophic.	2	3	6
Tornado ***(Severe Weather)***	***Extent/Severity***	Low	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a low-intensity incident.	1	3	3
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3
Strong Winds ***(Severe Weather)***	***Extent/Severity***	High	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a high-intensity incident.	3	3	9
	Catastrophic	Low	Low potential that this hazard could be catastrophic.	1	3	3

Hazard Event	Extent Factor	Extent		Extent Factor	Weighted Factor	Score
Tsunami	***Extent/Severity***	High	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a high-intensity incident.	3	3	9
	Catastrophic	High	High potential that this hazard could be catastrophic.	3	3	9
Wildfire	***Extent/Severity***	High	Historical and/or probabilistic models/studies for this hazard indicate the possibility of a high-intensity incident.	3	3	9
	Catastrophic	High	High potential that this hazard could be catastrophic.	3	3	9

C.3. Vulnerability Factors

Hazard Event	Vulnerability Factor	Vulnerability		Vulnerability Factor	Weighted Factor	Score
Dam Failure	***Population Exposure***	No Vulnerability	None of the population is exposed to the hazard.	0	3	0
	Property Exposure	No Vulnerability	None of the total assessed property value is exposed to a hazard.	0	1	0
	Changes in Development	No Vulnerability	Changes in development have had no effect and/or have decreased the community's exposure to the hazard.	0	1	0
Drought	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	Low	9% or less of the total assessed property value is exposed to a hazard.	1	1	1
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Earthquake	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1

Hazard Event	Vulnerability Factor	Vulnerability		Vulnerability Factor	Weighted Factor	Score
Riverine Flooding *(Flood)*	***Population Exposure***	Low	14% or less of the population is exposed to the hazard.	1	3	3
	Property Exposure	Medium	10% to 24% of the total assessed property value is exposed to a hazard.	2	1	2
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Urban/Flash Flooding *(Flood)*	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Coastal Flooding *(Flood)*	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Landslide	***Population Exposure***	Low	14% or less of the population is exposed to the hazard.	1	3	3
	Property Exposure	Low	9% or less of the total assessed property value is exposed to a hazard.	1	1	1
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Sea Level Rise	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1

Hazard Event	Vulnerability Factor	Vulnerability		Vulnerability Factor	Weighted Factor	Score
Heavy Rainfall ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Heat Wave/Extreme Heat ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	No Vulnerability	None of the total assessed property value is exposed to a hazard.	0	1	0
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Fog ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	No Vulnerability	None of the total assessed property value is exposed to a hazard.	0	1	0
	Changes in Development	No Vulnerability	Changes in development have had no effect and/or have decreased the community's exposure to the hazard.	0	1	0
Severe Thunderstorm ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Tornado ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1

Hazard Event	Vulnerability Factor	Vulnerability		Vulnerability Factor	Weighted Factor	Score
Strong Winds ***(Severe Weather)***	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Tsunami	***Population Exposure***	High	30% or more of the population is exposed to the hazard.	3	3	9
	Property Exposure	High	25% or more of the total assessed property value is exposed to the hazard.	3	1	3
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1
Wildfire	***Population Exposure***	Medium	15% to 29% of the population is exposed to the hazard.	2	3	6
	Property Exposure	Medium	10% to 24% of the total assessed property value is exposed to a hazard.	2	1	2
	Changes in Development	Low	Changes in development have increased the community's exposure to the hazard by 4% or less.	1	1	1

C.4. Impact Factors

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Dam Failure	***Population and Life Safety***	No Impact	Populations exposed to this hazard are not likely to experience significant adverse impacts.	0	3	0
	Underserved Population	No Impact	Underserved populations exposed to the hazard are not likely to experience significant adverse/disproportionate impacts.	0	3	0
	Property, Facilities, and Critical Infrastructure	No Impact	Little to no property, facilities, and infrastructure damage is expected from a single significant event.	0	2	0
	Economic	No Impact	Virtually no significant economic impact.	0	1	0
	Environmental	No Impact	No environmental impacts from a significant event are likely.	0	1	0
	Continuity of Operations/Delivery of Services	No Impact	No impact on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	0	1	0
	Future Development	No Impact	Future development trends will not increase the impacts of this hazard, and/or may even decrease it.	0	1	0
	Climate Change	No Impact	Climate change trends will not increase the impacts of this hazard.	0	1	0

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Drought	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	Low	Less than $500,000 in property, facilities, and infrastructure damages is expected from a single significant event, or damages are expected to occur to less than 5% of the property value within the jurisdiction.	1	2	2
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Medium	Impact lasting between 24 and 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	2	1	2
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Earthquake	***Population and Life Safety***	High	Populations exposed to this hazard are likely to experience significant adverse impacts, such as fatalities and severe injuries.	3	3	9
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	High	Total economic impact is likely to be greater than $10 million.	3	1	3
	Environmental	High	Environmental impact from a single significant event is likely to be substantial, requiring extensive outside resources and support; and/or repair, cleanup, restoration, and/or preservation work.	3	1	3
	Continuity of Operations/Delivery of Services	High	Impact lasting more than 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	3	1	3
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	No Impact	Climate change trends will not increase the impacts of this hazard.	0	1	0

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Riverine Flooding *(Flood)*	***Population and Life Safety***	Medium	Populations exposed to this hazard are likely to experience some adverse impacts, such as injuries requiring acute medical care.	2	3	6
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	Medium	More than $500,000 but less than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to more than 5% but less than 15% of the property value within the jurisdiction.	2	2	4
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Urban/Flash Flooding *(Flood)*	***Population and Life Safety***	Medium	Populations exposed to this hazard are likely to experience some adverse impacts, such as injuries requiring acute medical care.	2	3	6
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Medium	Impact lasting between 24 and 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	2	1	2
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Coastal Flooding *(Flood)*	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	High	Total economic impact is likely to be greater than $10 million.	3	1	3
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Medium	Impact lasting between 24 and 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	2	1	2
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Landslide	***Population and Life Safety***	High	Populations exposed to this hazard are likely to experience significant adverse impacts, such as fatalities and severe injuries.	3	3	9
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	Medium	More than $500,000 but less than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to more than 5% but less than 15% of the property value within the jurisdiction.	2	2	4
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	Medium	Climate Change trends will increase the impacts of this hazard, but not significantly.	2	1	2

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Sea Level Rise	***Population and Life Safety***	Medium	Populations exposed to this hazard are likely to experience some adverse impacts, such as injuries requiring acute medical care.	2	3	6
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Low	Environmental impact from a single significant event is likely to be minimal, requiring little to no outside resources and support; and/or minimal repair, cleanup, restoration, or preservation work.	1	1	1
	Continuity of Operations/Delivery of Services	No Impact	No impact on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	0	1	0
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Heavy Rainfall *(Severe Weather)*	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	Medium	More than $500,000 but less than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to more than 5% but less than 15% of the property value within the jurisdiction.	2	2	4
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Medium	Impact lasting between 24 and 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	2	1	2
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	Medium	Climate Change trends will increase the impacts of this hazard, but not significantly.	2	1	2

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Heat Wave/Extreme Heat ***(Severe Weather)***	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	No Impact	Little to no property, facilities, and infrastructure damage is expected from a single significant event.	0	2	0
	Economic	Low	Total economic impact is not likely to be greater than $100,000.	1	1	1
	Environmental	Low	Environmental impact from a single significant event is likely to be minimal, requiring little to no outside resources and support; and/or minimal repair, cleanup, restoration, or preservation work.	1	1	1
	Continuity of Operations/Delivery of Services	No Impact	No impact on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	0	1	0
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Fog *(Severe Weather)*	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Low	Underserved populations exposed to the hazard are likely to experience minimal adverse/disproportionate impacts, such as ambulatory injuries.	1	3	3
	Property, Facilities, and Critical Infrastructure	Low	Less than $500,000 in property, facilities, and infrastructure damages is expected from a single significant event, or damages are expected to occur to less than 5% of the property value within the jurisdiction.	1	2	2
	Economic	Low	Total economic impact is not likely to be greater than $100,000.	1	1	1
	Environmental	Low	Environmental impact from a single significant event is likely to be minimal, requiring little to no outside resources and support; and/or minimal repair, cleanup, restoration, or preservation work.	1	1	1
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	No Impact	Future development trends will not increase the impacts of this hazard, and/or may even decrease it.	0	1	0
	Climate Change	No Impact	Climate change trends will not increase the impacts of this hazard.	0	1	0

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Severe Thunderstorm ***(Severe Weather)***	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	Medium	More than $500,000 but less than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to more than 5% but less than 15% of the property value within the jurisdiction.	2	2	4
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Medium	Environmental impact from a single significant event is likely to be localized, requiring some outside resources and support; and/or repair, cleanup, restoration, or preservation work.	2	1	2
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	Low	Climate Change trends will minimally increase the impacts of this hazard.	1	1	1

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Tornado ***(Severe Weather)***	***Population and Life Safety***	Low	Populations exposed to this hazard are likely to experience minimal adverse impacts, such as ambulatory injuries.	1	3	3
	Underserved Population	Low	Underserved populations exposed to the hazard are likely to experience minimal adverse/disproportionate impacts, such as ambulatory injuries.	1	3	3
	Property, Facilities, and Critical Infrastructure	Low	Less than $500,000 in property, facilities, and infrastructure damages is expected from a single significant event, or damages are expected to occur to less than 5% of the property value within the jurisdiction.	1	2	2
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	Low	Environmental impact from a single significant event is likely to be minimal, requiring little to no outside resources and support; and/or minimal repair, cleanup, restoration, or preservation work.	1	1	1
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	Low	Climate Change trends will minimally increase the impacts of this hazard.	1	1	1

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Strong Winds *(Severe Weather)*	***Population and Life Safety***	Medium	Populations exposed to this hazard are likely to experience some adverse impacts, such as injuries requiring acute medical care.	2	3	6
	Underserved Population	Medium	Underserved populations exposed to the hazard are likely to experience some adverse/disproportionate impacts, such as injuries requiring acute medical care.	2	3	6
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	High	Total economic impact is likely to be greater than $10 million.	3	1	3
	Environmental	Low	Environmental impact from a single significant event is likely to be minimal, requiring little to no outside resources and support; and/or minimal repair, cleanup, restoration, or preservation work.	1	1	1
	Continuity of Operations/Delivery of Services	Low	Impact lasting less than 24 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	1	1	1
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	Low	Climate Change trends will minimally increase the impacts of this hazard.	1	1	1

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Tsunami	***Population and Life Safety***	High	Populations exposed to this hazard are likely to experience significant adverse impacts, such as fatalities and severe injuries.	3	3	9
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	High	Total economic impact is likely to be greater than $10 million.	3	1	3
	Environmental	High	Environmental impact from a single significant event is likely to be substantial, requiring extensive outside resources and support; and/or repair, cleanup, restoration, and/or preservation work.	3	1	3
	Continuity of Operations/Delivery of Services	High	Impact lasting more than 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	3	1	3
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	No Impact	Climate change trends will not increase the impacts of this hazard.	0	1	0

Hazard Event	Impact Factor	Impact		Impact Factor	Weighted Factor	Score
Wildfire	***Population and Life Safety***	Medium	Populations exposed to this hazard are likely to experience some adverse impacts, such as injuries requiring acute medical care.	2	3	6
	Underserved Population	High	Underserved populations exposed to the hazard are likely to experience significant adverse/disproportionate impacts, such as fatalities and severe injuries.	3	3	9
	Property, Facilities, and Critical Infrastructure	High	More than $5 million in property, facilities, and infrastructure damage is expected from a single significant event, or damages are expected to occur to 15% or more of the property value within the jurisdiction.	3	2	6
	Economic	Medium	Total economic impact is likely to be greater than $100,000, but less than or equal to $10 million.	2	1	2
	Environmental	High	Environmental impact from a single significant event is likely to be substantial, requiring extensive outside resources and support; and/or repair, cleanup, restoration, and/or preservation work.	3	1	3
	Continuity of Operations/Delivery of Services	High	Impact lasting more than 72 hours on the ability of the jurisdiction to meet the essential day-to-day operational demands and needs of the community from a single significant event.	3	1	3
	Future Development	Low	Future development trends will minimally increase the impacts of this hazard.	1	1	1
	Climate Change	High	Climate Change trends will significantly increase the impacts of this hazard.	3	1	3

APPENDIX D. PLAN ADOPTION

[Placeholder for adoption documentation after State and FEMA approval]