

# SUSTAINABILITY DEVELOPMENT PLAN

## FOR “NORTH CREEK VILLAGE”



*As we move more deeply into the 21<sup>st</sup> century, a powerful new impulse is stirring across the globe: the emergence of “Sustainable Communities.” While appearing in various shapes and sizes, formats and contexts, these forward-looking living arrangements all share a common purpose: ensuring a high quality life that can be continued far into the future.*

*Truly, the blueprint for standard development cannot be tolerated any longer. Too much valuable farmland has been paved over; too many natural functions have been undermined; too many people have been left alienated, isolated, feeling incomplete. The typical suburban subdivision pattern is profligately wasteful of energy – with social, economic, educational and cultural activities randomly scattered across the landscape. This situation is not the least bit sustainable.*

*As a northwest North American example of sustainable community, North Creek Village proposes to set a precedent for our region: Social, economic, educational and cultural activities will be self-contained within the community, integrated amongst the residential clusters. A comfortable pedestrian environment will prevail, meaning drastically reduced automobile dependency. Diverse age groups and income potentials will be represented, affording a lively variety of human interaction opportunities.*

*As a fine example of the Urban Village concept, North Creek Village will enable the goals of infill to take on a denser, more compact urban form while preserving precious habitat and natural areas. Sophisticated living and cultural arrangements will exist within a vibrant context of environmental health and well-being.*

*This Plan outlines development criteria for ensuring a high quality life that can be continued far into the future at the North Creek Village location. So much more thought and care is given to a **sustainable** community design – as compared to conventional development practices – that the latter now appear outdated, regressive, and indeed destructive to well-being.*

Sustainable Development Criteria: The following criteria are organized under the general headings Environmental, Social, Economic, and Cultural – these intended to represent the full range of human experience. While the United Nations recognizes three pillars to sustainable development – Environmental, Social, and Economic – the inclusion of the fourth – Cultural – ensures that attention is given during the design phase to providing the community with opportunities and conditions that contribute to the vital growth of human potential. The North Creek Village project fully supports the spirit and goals underlying the UN’s “Decade of Education for Sustainable Development: 2005-2014,” and offers the lessons learned from the design and development of this Project as an educational resource for the greater community.

## ENVIRONMENTAL

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Environmental criteria refer to the manner in which North Creek Village is symbiotically integrated into the local ecology. For this particular site, this means especially how the sensitive riparian corridor of North Creek will be not only preserved but *enhanced* amidst and as a consequence of the development.

### A) Preservation of North Creek

- 1) Establishment of buffer zones
- 2) Regeneration of riparian corridor, including wetlands
- 3) Revegetation with native species
- 4) Protection of wildlife habitat
- 5) Enhancement of salmon spawning grounds
- 6) Plan for long-term ecological succession
- 7) Stewardship of North Creek by the Village

### B) Permaculture

- 1) Zone and sector analyses
- 2) Edible landscaping within the Village
- 3) Evaluation of the introduction of useful non-native species
- 4) Analysis of traditional ethnobotany as used in this area; replanting
- 5) Establishment of agroforestry systems
- 6) Introduction of selected domestic animals
- 7) Integrated “systems” approach throughout
- 8) Maximize diversity and ‘edge’

C) Horticulture

- 1) Accelerated topsoil building program
- 2) Inoculation with mycelia
- 3) Emphasize locally grown foodstuffs
- 4) Greenhouse production
- 5) Home gardens; vermiculture
- 6) Herb gardens
- 7) Medicinal plants
- 8) Seed saving

D) Water

- 1) Security of community fresh water supply (i.e. wells, cisterns)
- 2) Surface hydrology (i.e. creation of ponds, swales, and feeder streams leading into North Creek)
- 3) Pervious paved surfaces; recharging of aquifer
- 4) Aquaculture
- 5) Rainwater collection from rooftops
- 6) Fountains, quiet pools, and other water features

E) Pollution Abatement

- 1) Testing of soil, water, and air
- 2) Elimination of point sources
- 3) Automobiles restricted to perimeter of Village
- 4) Solid waste collection and recycling
- 5) Bioremediation systems
- 6) Restriction of uses within creek buffer zone
- 7) Nuclear free zone

F) Energy

- 1) Drastic reduction of fossil fuel usage
- 2) Introduction of renewables: wind, solar, biomass, micro-hydro, muscle power, etc.
- 3) Energy independence, off grid – selling electricity to grid
- 4) Development of hydrogen storage systems
- 5) Thorough insulation of buildings
- 6) Solar orientation and clustering of buildings
- 7) Co-generation
- 8) Conservation through simplified lifestyles

G) Climate

- 1) Evaluation of climate change for this particular region
- 2) Village weather station

SOCIAL

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How can a community subsist far into the future without a healthy, intact social fabric? The Urban Village pattern provides for a sense of community cohesion, with numerous opportunities for spontaneous social interaction. Many features of the built environment can encourage meaningful social interaction, *by design*. It will be very difficult indeed to feel alienated or isolated within the North Creek Village, although privacy must be structurally balanced with sociability.

A) Community Center

- 1) Adequate building for community meetings
- 2) Central square or plaza
- 3) Icon marking center of community
- 4) Civic and administrative buildings
- 5) Forum for community feedback
- 6) Bulletin boards, kiosks, and announcements

B) Village Process

- 1) Internal governance
- 2) Decision making
- 3) Interpersonal communication
- 4) Conflict resolution
- 5) Personal empowerment and leadership
- 6) Equitability and accountability
- 7) Discovering and sharing each person's special gift

C) Health

- 1) Integrative wellness center
- 2) Preventative health care programs
- 3) Alternative therapies
- 4) Twelve-step programs
- 5) Exercise facilities, including trails
- 6) Free bicycles
- 7) Care for the elderly, including involvement within the community

D) Education

- 1) Community Education Campus
- 2) Mentorships, apprenticeships, and internships
- 3) Montessori
- 4) Home schooling
- 5) Library
- 6) Community outreach
- 7) Service learning

E) Bioregionalism

- 1) Creating a support network with other sustainable communities
- 2) Providing services for surrounding neighborhoods and municipalities
- 3) Long-term planning taking into account the health of the whole region
- 4) Politics of watershed

ECONOMIC

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In this Sustainability Development Plan, “economics” is not equivalent to “finance” – although economics includes a financial component. Yet economics is so much more: its foundation is the place-based way people manage the local environment to produce a living. In that regard, North Creek Village will provide a cohesive community wherein numerous economic opportunities will exist for the residents.

A) Alternative Economics

- 1) Creation of local or regional currency
- 2) Introduction of trade and barter systems
- 3) Creation of community co-operatives
- 4) Creation of non-profits
- 5) Sweat equity and work trade

B) Business

- 1) Value-added products from natural resource base
- 2) Development of cottage industries
- 3) Development of high-tech capabilities
- 4) Home-based enterprises
- 5) Community businesses to provide services for local residents

C) Finance

- 1) Creation of village Credit Union
- 2) Low-interest loans for community enterprises
- 3) Recycling money within the community
- 4) North Creek Village investment portfolio
- 5) Community-wide savings incentives

D) Technology

- 1) Communications infrastructure (including wireless high speed internet, ham radio operators, satellite dishes, etc.)
- 2) Computer intra-net within community
- 3) Reduction to 'appropriate' technologies (i.e. lowest energy requirements per usage)
- 4) Elimination of unnecessary consumer gadgets
- 5) Community-owned electric vehicles

CULTURAL

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(To be continued...)