

PLANNING COMMISSION
MEETING
FEBRUARY 12, 2019
7:00 PM
MINUTES

Commissioner Stephenson nominated Commissioner Marsh to chair tonight's meeting in light of the absence of Fred Cruger. Commissioner Duncan seconded. Motion carried.

1. CALL TO ORDER:

Commissioner Marsh called the Planning Commission meeting to order at 7:00 p.m.

2. FLAG SALUTE:

Commissioner Marsh led the Planning Commission, Staff and Audience in the Pledge of Allegiance to the Flag.

3. ROLL CALL:

Planning Commission

Commissioner Frederick Cruger – Absent
Commissioner Chris Marsh – Present
Commissioner Scott Morrison – Present
Commissioner Ron Stephenson – Present
Commissioner Sean Duncan – Present

City Staff

Darla Reese, City Clerk

Consultants

Ray Sturtz - Community Planning Services

4. APPROVAL OF MINUTES

A. Meeting Minutes of January 8, 2019

Commissioner Stephenson moved to approve the meeting Minutes of January 8, 2019. Commissioner Morrison seconded. Motion carried.

5. PUBLIC COMMENTS/RECOGNITION OF VISITORS – NON ACTION ITEMS

No one was present to speak during this portion of the meeting.

6. NEW BUSINESS

A. JOINT PUBLIC HEARING: 2019 Shoreline Master Program (SMP) Update

Commissioner Marsh read an introduction and explanation of tonight's Public Hearing and proceedings regarding the Planning Commission's Public Hearing.

Commissioner Morrison moved the Planning Commission open the Joint Planning Commission & Department of Ecology Public Hearing to receive public testimony and information regarding the 2019 Shoreline Master Program Update. Commissioner Duncan seconded. Motion carried.

Ray Sturtz, Community Planning Services, Consultant Planner for the City
15122-169th Ave. NE, Arlington, WA 98223

Consultant Planner Sturtz mentioned he is here to present this item on behalf of the city/staff consultant team as asked by the City Manager.

Consultant Planner Sturtz submitted the following exhibits into the hearing record:

- Exhibit 1 – Planning Commission Public Hearing report re: 2019 Shoreline Master Program Update, dated February 12, 2019
- Exhibit 2 – 2019 Shoreline Master Program Update, dated February 12, 2019 (under separate cover & available on the City’s web site at www.ci.granite-falls.wa.us)
- Exhibit 3 – Ecology’s Periodic Review Checklist, dated February 12, 2019
- Exhibit 4 – 2019 Shoreline Master Program Proposed Amendments Summary, dated February 12, 2019
- Exhibit 5 – City Council Resolution No. 2018-04, dated April 4, 2018
- Exhibit 6 – 2019 Shoreline Master Program Periodic Review Scope of Work, dated April 4, 2018
- Exhibit 7 – 2019 Shoreline Master Program Periodic Review Public Participation Plan, dated April 4, 2018
- Exhibit 8 – 2019 Shoreline Master Program Update – Periodic Review Work Program, dated February 12, 2019
- Exhibit 9 – Kickoff Open House & Planning Commission Workshop Poster (*reduced copy*), dated March 20, 2018
- Exhibit 10 – Shorelands Shoreline Master Program (1719) Agreement, signed & dated June 6, 2018
- Exhibit 11 – Shoreline Mater Program Update Workshop and Planning Commission Meeting Poster (*reduced copy*), dated October 23, 2018
- Exhibit 12 – Letter of transmittal, dated November 19, 2018
- Exhibit 13 – 60-day Notice of Intent to Adopt, dated November 19, 2018
- Exhibit 14 – Department of Commerce letter, received dated November 26, 2018
- Exhibit 15 – Washington State Policy Act (SEPA) Environmental Checklist, dated September 19, 2018
- Exhibit 16 – Determination of Non-significance (DNS), dated September 24, 2018
- Exhibit 17 – Public Notice re: 30-day Public Comment Period and Joint Planning Commission/Ecology Public Hearing, dated January 31, 2019
- Exhibit 18 – Verification of Public Notice Posting 7 Mailing, dated January 31, 2019
- Exhibit 19 – Affidavit of Publication of Public Notice, received dated February 5, 2019
- Exhibit 20 – 2019 Shoreline Master Program Update Open House Poster (*reduced copy*) dated January 31, 2019

Exhibit 21 – Joint Planning Commission/Ecology Public Hearing PowerPoint Slides, dated February 12, 2019 *(to be provided at the Public Hearing)*

Exhibit 22 – was added into the record – Shoreline Master Program Periodic Review Checklist Guidance, dated September 20, 2017 by **Consultant Planner Sturtz**.

Consultant Planner Sturtz discussed each of the following items in detail as part of his PowerPoint Presentation:

- Exhibits
- Ecology Criteria
- 2017a. – Adjusted Cost Threshold for Substantial Development
- 2017a. – Proposed Amendment
- 2017b. – Definition of “Development”
- 2017b. – Proposed Amendment
- 2017c. – Exceptions to Local Review Under SMA
- 2017c. – Proposed Amendment
- 2017d. – Permit Filing Procedures
- 2017d. – Proposed Amendment
- 2017e. – Forestry Use Regulations
- 2017f. – Exclusive Federal Jurisdiction
- 2017g. – Nonconforming Uses & Development Provisions
- 2017g. – Proposed Amendment
- 2017h. – Periodic Review Scope & Process
- 2017h. – Proposed Amendment
- 2017i. – Optional SMP Amendment Process
- 2017j. – Submittal of Proposed SMP Amendments
- 2017j. – Proposed Amendment
- 2016a. – Americans with Disability Act Exception
- 2016a. – Proposed Amendment
- 2016b. – Wetlands Critical Areas Guidance
- 2016b. – Proposed Amendments
- 2015a. – WSDOT Project Review Target
- 2015a. – Proposed Amendment
- 2014a. – Replacement Docks
- 2014b. – Floating On-Water Residences
- 2012a. – SMP Appeal Procedures
- 2011a. – Federal Wetland Delineation
- 2011b. – Geoduck Aquaculture
- 2011c. – Floating Homes
- 2011d. – Option to Classify Existing Structures as Conforming

- 2010a. – Growth Management Act vs. Shoreline Management Act
- 2009a. – Shoreline Restoration Project Relief Procedures
- 2009a. – Proposed Amendment
- 2009b. – Wetland Mitigation Banks
- 2009c. - Moratoria Authority
- 2007a. – Proposed Amendment
- 2007a. – Options for Defining Floodway
- 2007b. – List and Maps of Streams & Lakes
- 2007b. – Proposed Amendment
- 2007c. – Fish Habitat Enhancement Projects
- 2019 – Housekeeping
- 2019 – Housekeeping Proposed Amendment
- 2019 SMP Update – Next Steps
- 30-day Comment Period
- 2019 SMP Update – Final Steps

Commissioner Stephenson moved the Planning Commission close the public testimony portion of the Joint Planning Commission & Department of Ecology Public Hearing and leave the public hearing record open until 5pm on March 4, 2019 for the purpose of receiving written comments from interested citizens. Commissioner Morrison seconded. Motion carried.

B. SDP2016-001 Smoots Multifamily Development – Proposed Street Names

Commissioner Stephenson asked that the City get Fire Chief Haverfield’s and Assistant Chief Dane’s buy in on the proposed street names.

Commissioner Stephenson moved the Planning Commission recommend the City Council approve the proposed street names as presented in Attachment A and get Chief Haverfield and Chief Dane’s concurrence. Commissioner Morrison seconded. Motion carried.

7. CURRENT BUSINESS

A. 2019 Comprehensive Plan and Development Regulations Annual Docket List – Recommendation to City Council

**Consultant Planner Ray Sturtz, Community Planning Services,
15122-169th Ave. NE, Arlington, WA 98223**

Consultant Planner Sturtz discussed each of the 2019 Docket lists including:

- CPA/ZMA2019-001 408 Prospect Avenue Application & Proposed Comprehensive Plan & Zoning Map Amendments

- CPA/ZMA2019-002 *204 Portage Avenue* Application & Proposed Comprehensive Plan & Zoning Map Amendments
- CPA2019-003 *Shoreline Master Program Reference Update* Application & Proposed Comprehensive Plan Amendment
- ZCA2019-001 *Landscaping and Screening Regulations* Application & Proposed Zoning Code Amendments
- ZCA2019-002 *Official Site Plan Regulations* Application & Proposed Zoning Code Amendments
- ZCA2019-003 *Kennels, Catteries & Animal Shelters* Application & Proposed Zoning Code Amendments
- ZCA2019-004 *CBD & GC Residential Units* Application & Proposed Zoning Code Amendments
- CPA2019-004 *Capital Facilities Element Update* Application & Proposed Comprehensive Plan Amendments

Commissioner Duncan moved the proposed amendments as described in the Attachments A through H be recommended to the City Council for consideration and processing as part of the Comprehensive Plan and Development Regulations Annual Docket for 2019. Commissioner Morrison seconded. Motion carried.

8. REPORTS:

A. City Clerk Reports

City Clerk Reese was asked about status of the expansion of the Wastewater Treatment Plant and moratorium. She answered part of the question but referred the Commissioner to speak with City Manager Kirk on the issue.

B. Homework

Consultant Sturtz mentioned there was no homework at this time.

9. CORRESPONDENCE:

Commissioner Morrison thanked the City Crew for putting in long hours and helping out with the snow by doing more than what needs to be done.

10. ADJOURNMENT:

Commissioner Marsh adjourned the meeting.