

PLANNING COMMISSION MEETING

MINUTES

MAY 5, 2022

6:30 PM

I. CALL TO ORDER

Kristin calls the May 5, 2022 Planning Commission to order at 6:31 PM

II. APPROVAL OF AGENDA

- i. Don motion to approve the May 5, 2022 agenda. Aida seconds. All in favor. Motion carried.

III. APPROVAL OF PREVIOUS MEETING MINUTES

- i. Rob motion to approve the April 7, 2022 meeting minutes. Christina seconds. All in favor. Motion carried.

IV. DISCUSSION ITEMS

1. Sauk-Suiattle Indian Tribe – sign permit

- i. Rob asks about the description of commercial property vs residential surrounding the property that the sign is on. The permit states it is surround by commercial but there is one property that is residential but the sign does not face the residential property, so it does not change anything. Amy suggests taking a look at the sign code after the comp plan because the sign code is so jumbled.

2. Cumming- Short Plat – 469th Ave

- i. The comment period is over on Monday before the preliminary is approved. Jake can start the fire improvement and lot access and once that is all in the commission will do the final approval.

3. Comprehensive Plan

- i. Amy wants to start the process with workshops, but the state has not put out the checklist. The update is due 2024 instead of 2023. The state states that the documents will be available in the summer. The Town is up to date on all the requirements so far. The Town can apply for a grant. The state struck down multi family zoning and mandating accessory dwellings. The county is allowing accessory units in single family, and they are going to add climate change to their plan addressing smoke and air quality and storms and fire. Kelli asks if the state does not allow duplex, triplex and four plex but the town does. Amy states that it is true. The state suggests mapping out a multifamily zone. Land use goals, economic development and the climate change idea are the areas that Amy suggests that the Commission really dive into. Amy suggests getting started on

short courses that are available online. There is one May 31st, and June 20th. There is one on June 6th that is housing focused.

- ii. Amy suggests waiting for the checklist from the state before scheduling workshops. Kristin would like to work on some of the multi-family zoning. Amy would like those who can, to attend the June 6th meeting before they dive into the multi family zoning and looking at working on it July.

4. UGA

- i. The county emailed about being put on the docket for the UGA. They are stating that the Town owes \$19k to be put on the docket by Monday and another \$19k by June. Amy suggests that the Mayor speak with Council Member Nate Nering.

V. VISITORS

1. Tracy Franke – She would like to discuss the fact that there is no housing available for young adults to be able to exercise some independence with affordable housing. They don't need a house, they need apartments. Also, the elderly in town that cannot or do not want to upkeep a home but would benefit from apartments. There are families that are having to move because they cannot afford to buy and the houses that they are renting are being sold out from under them. There is a need for a variety of homes for the families in the community.
2. Kelli Smith – Kelli provides the Commission with zoning maps. There is a parcel that she has highlighted green that she would like the commission to consider allowing a zoning change from light industrial to single or multifamily residential. In total, there are 22 acres. The light industrial is like an island in a sea of residential. Back in 2020, the commission had approved the rezone, there was a SEPA review and the Town Council had decided to table it due to COVID. With COVID, they did not think that holding a public hearing virtually would allow for adequate community participation. This will become part of the comp plan. December 31, 2022 will be the deadline for new submittals for the comp plan. Kelli asks for verification that the comp plan will change the land use and the Town would honor the rezoning application that they had submitted back in 2020. Amy states that that is what would happen. Amy thinks that the commission should table discussing the climate change until the state determines if it is required.
3. Workshops – The commission decides that they will have a workshop on June 2nd @ 6pm to discuss multifamily and airport overlay and look at the maps.

VI. ADJOURN

Kristin adjourns the meeting May 5, 2022 Meeting at 7:30 PM

ATTEST:

Dianne Allen, Clerk-Treasurer