



City of Olympia

City Hall
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Meeting Minutes - Draft Planning Commission

Monday, February 10, 2014

6:30 PM

Room 207

1. CALL TO ORDER

1.A ROLL CALL

Present: 8 - Commissioner Jessica Bateman, Commissioner Darrell Hoppe, Commissioner Roger Horn, Commissioner Missy Watts, Chair Max Brown, Commissioner Jerome Parker, Vice Chair Kim Andresen, and Commissioner Judy Bardin

Excused: 1 - Commissioner Carole Richmond

OTHERS PRESENT

Community Planning and Development (CP&D) Senior Planner Cari Hornbein and Associate Planners Amy Buckler and Stacey Ray.

2. APPROVAL OF AGENDA

Chair Brown moved to move the approval of the minutes to the end of the meeting. The motion passed unanimously.

The agenda was adopted as amended with approval of the minutes moved to the end of the meeting.

3. PUBLIC COMMENT - None

4. ANNOUNCEMENTS

CP&D Deputy Director Leonard Bauer introduced the new associate planner Michelle Sadlier.

The High Density Corridor (HDC) set back and step back item was heard at the City Council meeting and put on the consent calendar.

5. INFORMATION REQUESTS

Request for a "walk through" at a future meeting of the code regulations pertaining to Title 18.

Question about the Capital Way grant for "Greening America's Capitals". The grant

has been awarded and will be a cross departmental project although not on the 3 year timeline. Ms. Ray outlined the departmental plan and resource allotment.

Ms. Hornbein discussed the Martin Way District Challenge Grant funded by the Environmental Protection Agency.

Ms. Buckler detailed the scope of the grant area and its relationship to nodes in the HDC.

6. BUSINESS ITEMS

14-0118 Briefing & **PUBLIC HEARING** on Multi-Family Transitions Development Code Amendment

Attachments: [1. Proposed Code Change](#)
[2. RM-18 Zoned Areas in Olympia](#)
[3. RMU Zoned Parcels in Olympia](#)
[4. Public Comments](#)

Ms. Buckler gave a briefing on the proposed municipal development code change relating to multifamily transitions. She discussed how the proposed change would be consistent with the proposed Land Use Policy PL16.12 in the Comprehensive Plan (CP). Written comment was extended until February 17th at 5:00 p.m.

Public comment:

Nellie Vog of 3107 Lindell Road NE spoke about her concern regarding the ingress/egress required if development takes place on the property owned by St. Peter's Hospital. Her property abets that area and she believes that an egress would severely affect her property, the wetland, and the semi-rural character of the neighborhood. She stressed the importance of keeping her and her neighbors informed of proposed development in the area.

Hubert Salazar of 3045 Lindell Road NE spoke in support of area development and the proposed code amendment.

The public hearing was held and closed with an extended written comment deadline of February 17, 2014 at 5:00 p.m.

14-0119 Briefing & **PUBLIC HEARING:** Scenic Views from Public Streets

Attachments: [1. Background and Analysis](#)
[2. Scenic Vista Map](#)

Ms. Ray outlined the proposed changes that would narrow the requirement to preserve scenic views from public streets as currently shown on "Scenic Vista's

overlay zoning maps", to those listed in the Comprehensive Plan Update.

Public comment:

Bob Jacobs of 720 Governor Stevens Avenue SE urged the Commission to reject this change which he believes reduces scenic protection on a piece meal basis. He stressed the importance of these view protections for the City and thinks that moving forward on implementing the CP before adoption and without public process is fundamentally wrong and undermines public trust.

Walt Jorgensen of 823 North Street SE spoke against any change to protected views before the public has had opportunity to provide input. He suggested the Commission determine what kind of a view plan would be required for the entire Budd Inlet Valley to protect views, and allow desired development. He expressed appreciation for the extension of the written comment deadline.

The public hearing was held and closed with an extended written comment deadline of February 17, 2014 at 5:00 p.m.

14-0139 Recommendation on 2014 Planning Commission Work Plan

Attachments: [1. 2014 OPC Work Plan](#)

Commissioners discussed the Work plan and the integration of climate change information and action. Ms. Buckler reviewed the Leadership Team discussion about an action plan for City Council and the creation of an ad hoc committee to study and make recommendations on this issue.

It was moved and seconded to approve the Work Plan with the inclusion of a meeting with staff to overview how the Capital Facilities Plan is built. The motion passed unanimously

The Work Plan was discussed and approved as amended for referral to City Council.

7. APPROVAL OF MINUTES

14-0122 Approval of January 13, 2014 Planning Commission Meeting Minutes

Attachments: [1. Draft Minutes](#)

The minutes were approved as amended.

14-0123 Approval of January 27, 2014 Planning Commission Meeting Minutes

Attachments: [1. Draft Minutes](#)

The minutes were approved as amended.

8. REPORTS

Leadership Team:

Chair Brown announced that the team is in the process of setting a regular meeting time. He extended an invitation for a forth member to attend. He will meet this week with Councilmember Roe to dialog about Council's interests.

Community Renewal Area Citizens Advisory Committee:

Chair Brown reported that the CRA CAC will meet on March 6, 2014, and will participate in a design charrette in April. (Staff will send details.)

Utilities Advisory Committee:

Vice Chair Andresen attended the meeting at which the Work Plan and the LOTT Groundwater Scientific Study Recharge Update were covered. She shared print material that was distributed at the UAC meeting.

Bicycle and Pedestrian Advisory Committee:

Commissioner Horn shared the meeting had been rescheduled for February 12, 2014. Commissioner Parker will attend.

Finance Subcommittee:

Commissioner Horn discussed the upcoming subcommittee leadership team meeting that will include the City Manager, the Director of Administrative Services and the Chair of the Finance Committee.

9. ADJOURNMENT

Chair Brown adjourned the meeting at 8:49 p.m.