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CITY OF NORTH BEND PLANNING COMMISSION
- ACTION MEETING MINUTES -
Thursday, December 8, 2016 at 7:00 PM
City Hall, 211 Main Ave. N., North Bend, WA 98045

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6 *Please Note: A complete audio recording of this meeting is available on the City of North Bend website,*
7 www.northbendwa.gov*, under: Government - Boards & Commissions - Planning Commission - Meeting Audio*

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CALL TO ORDER

9
10 The meeting was called to order at 7:00 PM.

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ROLL CALL

12
13 Planning Commissioners present: Gary Fancher (Chair), Elizabeth Gildersleeve, Scott Heller, Jim Luckey, Mary
14 Miller, Dick Ryon, and Curtis von Trapp. Guest: Judy Bilanko, Chair, Parks Commission. City Staff present:
15 Mike McCarty, Senior Planner; Gina Estep, Director Community & Economic Development.

16
17 Chair Fancher asked if there are any changes to tonight's Agenda. No one so spoke.

18

AGENDA ITEM #2: Approval of November 10, 2016 Minutes

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20 The Minutes from the November 10, 2016 Meeting were Approved.

21

AGENDA ITEM #3: Public Comment on Non-Agenda Items

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23 Chair Fancher asked if anyone from the public wished to speak on any non-Agenda item. No one so spoke.

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AGENDA ITEM #4: Public Hearing – Updates to Parks Element of the Comprehensive Plan

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26 Mr. McCarty briefed the Commissioners and Parks Chair Bilanko on the update to the Parks Element of the
27 Comprehensive Plan. There was discussion between city staff, the Commissioners, and Parks Chair Bilanko,
28 including questions, answers, and suggested edits, on the Parks Update.

29
30 Chair Fancher opened the Public Hearing at 7:16 PM. No one spoke at the Public Hearing.

31
32 Chair Fancher closed the Public Hearing at 7:16 PM.

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AGENDA ITEM #5: Planning Commission deliberation and possible recommendation on updates
to the Parks Element of the Comprehensive Plan

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35 There was continued discussion between city staff, the Commissioners, and Parks Chair Bilanko, including
36 questions, answers, and suggested edits, on the Parks Update.

37
38 After this Agenda discussion, Parks Chair Bilanko left the meeting.

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AGENDA ITEM #6: Introduction – Amendments to Cottage Housing Regulations

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41 Gina Estep briefed the Commissioners on the proposed amendments to the Cottage Housing Regulations.

42
43 There was discussion between city staff and the Commissioners, including questions and answers and suggested
44 changes, regarding Cottage Housing, and tree retention.

45
46 Chair Fancher asked if any of the Commissioners had anything for the good of the order.

47
48 Commissioner Ryon spoke about city staff levels and the ability to handle submitted projects.

1 Commissioner Luckey spoke about the water moratorium, the later economic downturn, and now the economy
2 coming back.

3
4 Chair Fancher asked about Conner Homes and the 48 single family residences to be built, and what constitutes an
5 'anticipated project'. Ms. Estep answered with the current status of the project.

6
7 Chair Fancher asked about the King County Waste Water Maintenance Facility, and asked for the location of the
8 project. Mr. McCarty answered and provided the site location.

9
10 Commissioner Ryon asked about the new restaurant to be built, and the access westbound. Mr. McCarty
11 answered it will be the same driveway as the Post Office.

12
13 Chair Fancher asked about page 3, item 19 of the CED Report dated 11/14/16, the La Quinta Hotel, and multi-
14 family. Ms. Estep answered with the current status of this project.

15
16 Commissioner Ryon asked about Pulte Group River Glen and the notation in the CED Report of no more model
17 homes will be accepted. Mr. McCarty answered with the problems associated with this site.

18
19 Chair Fancher reminded the Commissioners of the city's email system being migrated, effective Friday,
20 December 9th.

21
22 Chair Fancher spoke about the terms of the Planning Commissioners, and asked if there can be tenure of service
23 listed for the Commissioners on the city's website.

24
25 The Commissioners and city staff congratulated Commissioner Ryon on his 75th birthday, which is today.

26
27 **ADJOURNMENT**

28 The meeting was adjourned at 9:30 PM.

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31 **NEXT PLANNING COMMISSION MEETING:**

32 The next Planning Commission meeting will be held January 12, 2017 at the City Hall Conference Room.

33

34 ATTEST:

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38 Gary Fancher (Chair)

39
40 Mike McCarty, City of North Bend