

CITY COUNCIL WORKSHOP

**July 5, 2016
6:00 p.m.**

AGENDA



"Where Dreams Can Soar"

The City of Bonney Lake's Mission is to protect the community's livable identity and scenic beauty through responsible growth planning and by providing accountable, accessible and efficient local government services.
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The City Council may act on items listed on this agenda, or by consensus give direction for future action. The Council may also add and take action on other items not listed on this agenda.

Location: Bonney Lake Justice & Municipal Center, 9002 Main Street East, Bonney Lake, Washington.

I. CALL TO ORDER: Mayor Neil Johnson

II. ROLL CALL:

Elected Officials: Mayor Neil Johnson, Jr., Deputy Mayor Randy McKibbin, Councilmember Justin Evans, Councilmember Donn Lewis, Councilmember Katrina Minton-Davis, Councilmember James Rackley, Councilmember Dan Swatman, and Councilmember Tom Watson.

III. AGENDA ITEMS:

- A. **Presentation:** WSDOT Briefing – SR162 Orting to Sumner Corridor Congestion Study. (No advance materials provided)
- p. 3 B. **Presentation:** AB16-33 – Land Use Matrix Amendment to add NAICS Codes – Presentation No. 2. (Presentation No. 1 held March 1, 2016)
- C. **Council Open Discussion.**
- p. 45 D. **Review of Draft Minutes:** June 7, 2016 Workshop, June 14, 2016 Meeting, and June 28, 2016 Meeting.

IV. EXECUTIVE/CLOSED SESSION:

Pursuant to RCW 42.30.110 and/or RCW 42.30.140, the City Council may hold an executive or closed session. The topic(s) and duration will be announced prior to the session.

V. ADJOURNMENT

For citizens with disabilities requesting translators or adaptive equipment for communication purposes, the City requests notification as early as possible prior to the meeting regarding the type of service or equipment needed.

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City of Bonney Lake, Washington
City Council Agenda Bill (AB)

Department/Staff Contact: Community Development/ Jason Sullivan – Senior Planner	Meeting/Workshop Date: July 5, 2016	Agenda Bill Number: AB16-33
Agenda Item Type: Discussion	Ordinance/Resolution Number:	Councilmember Sponsor: Donn Lewis

Agenda Subject: Addition of North American Industry Classification System (NAICS) numbers to the City’s land use matrix

Full Title/Motion:

Administrative Recommendation:

Background Summary: *Bonney Lake 2035* and the Planning Commission’s 2016 – 2018 work plan directs staff to amend the City’s land use matrix to include the NAICS code(s) for a listed uses.

The NAICS uses a production-oriented conceptual framework to group establishments into industries based on the primary activity of the business: in other words, establishments that do similar things in similar ways are classified together.

On March 1, 2016, The City Council discussed the following four sections of the land use matrix: (1) Educational Uses; (2) Cultural, Religious, Recreational, and Entertainment Uses; (3) Industrial Use; and (4) Essential Public Facilities. On July 5, 2016, the City Council will discuss the largest section of the land use matrix the Commercial Uses section.

Please see the attached briefing memo for a detail discuss of this topic.

Attachments: Briefing Memo, Modified Land Use Matrix, and Crosswalk Tables

BUDGET INFORMATION			
Budget Amount	Current Balance	Required Expenditure	Budget Balance
Budget Explanation:			

COMMITTEE, BOARD & COMMISSION REVIEW			
Council Committee Review:	<i>Approvals:</i>		Yes No
Date:	Chair/Councilmember		<input type="checkbox"/> <input type="checkbox"/>
	Councilmember		<input type="checkbox"/> <input type="checkbox"/>
	Councilmember		<input type="checkbox"/> <input type="checkbox"/>
Forward to:	Consent Agenda: <input type="checkbox"/> Yes <input type="checkbox"/> No		
Commission/Board Review:	Planning Commission – January 6, 2016, February 3, 2016, and May 17, 2016		
Hearing Examiner Review:			

COUNCIL ACTION	
Workshop Date(s): March 1, 2016	Public Hearing Date(s):
Meeting Date(s):	Tabled to Date:

APPROVALS		
Director: <i>John P. Vodopich, AICP</i>	Mayor:	Date Reviewed by City Attorney: (if applicable):

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Community Development Department Briefing Memorandum

Date: June 30, 2016
To: City Council
From: Jason Sullivan – Senior Planner
Re: **Land Use Matrix – Addition of NAICS Codes**

PURPOSE:

The purpose of the memorandum is to facilitate the Planning Commission's continued discussion related to adding North American Industry Classification System (NAICS) numbers to the City's adopted land use matrix in Bonney Lake Municipal Code (BLMC) 18.08.020.

BACKGROUND:

Bonney Lake 2035 Implementation Action EV-Action-3(4) directs the City to utilize the NAICS in the City's land use matrix. At the January 6, 2016 Planning Commission meeting the Commissioner began the process to add NAICS codes to the City's land use matrix.

Given the size of the land use matrix and the NAICS, the Planning Commission will have a number of discussions focusing on different sections of the land use matrix. The Planning Commission has received a briefing on the history of the NAICS and began reviewing the crosswalk tables detailing the NAICS code or codes associated with the uses in the following sections of the land use matrix codified in 18.18.020:

- Educational Uses
- Cultural, Religious, Recreational, and Entertainment Uses
- Industrial Uses
- Essential Public Facilities

The City Council accepted the Planning Commission's recommendation to amend the land use matrix to include the 6-digit NACIS code(s) associated with a use list in the land use matrix. There are a number of instances where multiple NAICS codes correspond to a permitted use.

The City Council also concurred with the Planning Commission that if the same NAICS code is associated with more than one use in the land use matrix, staff should combine the similar uses into one permitted use.

The narrative description of the NACIS codes listed in the land use matrix can be found at the following link: <http://www.census.gov/eos/www/naics/>

DISCUSSION:

On March 1, 2016, staff briefed the City Council on the work that the Planning Commission had completed over the previous months. The Council agreed with the approach and recommendations of the Planning Commission, but did make the following two changes:

- Deleted warehousing from the permitted land use matrix. Based on the Economic Market Study completed by BERK Consulting this is not a viable use in the City of Bonney Lake. Removal of warehousing would not affect mini-warehouse or personal storage facilities as these are classified under a different NAICS.
- Deleted trailer-mix concrete plant. This is for the location of a temporary concrete plant used in construction. If someone is developing a property and needs this temporary use, it would be processed under a temporary permit. Currently it is only allowed in Eastown under a conditional use permit.

These changes are reflected in the attached version of the draft land use matrix.

In regards to the commercial uses section, staff has proposed to split the commercial uses into the following sections to better follow the framework of the NAICS:

- Public, Quasi-Public, and Social Service Facilities (previously identified as Governmental Facilities)
- Manufacturing, Wholesale and Industrial
- Construction and Resource
- Retail and Personal Services
- Health Care
- Finance, Insurance, Real Estate, and Professional Services

The attached crosswalk table and the draft land use matrix have been colored code to illustrate how the uses have been moved around.

Additionally, as illustrated on the attached crosswalk table there are a number of individual uses that would be classified under some of the general terms used in the current land use matrix (e.g. Retail shops, medical offices, medical-dental clinics, and professional offices). In order to address this issue, staff has identified new terms for some of the permitted uses on the draft land use matrix. The crosswalk table includes the current permitted use name and the one proposed on the draft land use matrix.

Finally, a note section was also added to describe the proposed changes.

In addition to the changes to the commercial section, staff has moved religious facilities to the Public Quasi-Public, and Social Service Facilities as it is more similar to the use grouped within this section.

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Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	
Residential Uses													
Accessory dwelling unit				P ^[1]	P ^[1]								
Adult family home		P	P	P	P	P							
Apartments/condominiums					P		P ^[2]	P ^[2]		P ^[3]	P		
Boarding homes				P	P							P	
Duplexes (two family residences)				P	P								
Family day cares		A	A	A	A	A	A	A	A	A	A		
Group homes					C							C	
Home occupations; provided the criteria in BLMC 18.22.010 are met		A ^[1]				A ^[1]	A ^[1]						
Mobile/manufactured homes subject to Chapter 15.08 BLMC		P ^[4]	P ^[4]	P ^[4]									
Mobile/manufactured home parks in existence as of annexation into the city								P					
Nursing homes and Continuing care communities (NAICS 623110 and NAICS 623311)	<u>623110</u> <u>623311</u>							P	C			C	
Senior assisted living facilities (NAICS 623312)	<u>623312</u>			P	P		C	P	C	P ^[3]	P		
Private docks, mooring facilities and boathouses; provided the project complies with Title 16 Division III BLMC Shoreline Code		A ^[2]	A ^[2]	A ^[2]	A ^[2]							P ^[5]	
Residences in connection with a business establishment						P	C	A	C	P ^[3]	P		
Residential care facilities					P								
Single-family residences, detached		P	P	P		P							
Townhouses				P	P	C	C	P	C				
Educational Uses													
Dancing, music, art, drama and instructional/vocational schools	<u>611610,</u> <u>611620,</u> <u>611630,</u> <u>611691,</u> <u>611692,</u> and <u>611699</u>	A ^[4]					P	P	P	P	P ^[3]	P	P
Elementary and Secondary Schools	611110		C	P	P	P	C		C			P	
Junior high, high schools and junior colleges, public or private Business, Technical, and Trade Schools	611410, 611420, 611430, 611511, 611512, 611513, and 611519		C	C	C	C	C		C			P	

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Preschool			€	P	P	P	P		P			
Cultural, Religious, Recreational, and Entertainment Uses-												
Adult entertainment facilities subject to the provisions of Chapter 18.32-BLMC	N/A							p ^[3]				
Amphitheater	N/A						P	P	P			
Arcade	713120							P	P			
Bars and Taverns	722410					C	P	P	P	P	P	
Bed-and-Breakfast Inns ^[1]	721191	A	C	C	C	P						
Bowling alley	713950							P	P			
Brewpubs and microbreweries						C	P	P	P	P	P	
Campgrounds	712110							P	C			C
Cinema	512131						P	P	P			
Coffee shops and cafes	722515					p ^[12]	P	P	P	p ^[12]	p ^[12]	A ^[3]
Galleries						P	P		P	P	P	
Golf courses	713910	C										C
Golf driving range								P				€
Government buildings and facilities			€	€	€	P	P	P	P	P	P	P
Gymnasiums and Fitness centers and recreational centers, public or commercial	713940						P	P	P			P
Hotels and motels												
Libraries	519120				P	P	P	P	P	P	P	P
Museums	712110	C	C			P	P	P	P	P	P	P
Parks, open space, and trails	712190	P	P	P	P	P	P	P	P	P	P	P
Pocket park		P	P	P	P	P	P	P	P	P	P	P
Private meeting halls		A	A	€	P	P	P	P	P			P
Public meeting halls	N/A			C	P	P	P	P	P			P
Recreation facilities, outdoor	713990	€A ^[4]					P	P	P			P
Recreational vehicle parks								P				
Religious institutions		P ⁴	P ⁴	P ⁴	P ⁴	P	P		P	P	P	€
Restaurants and eating establishments	722511, 722513, 722514, and 722515				A ^[6]	C ^[5]	P	P	P	p ^[12]	p ^[12]	A ^[5]
Swimming pools, public or private		A	A	A	A	A	P	P	P			P
Theaters	711110, 711120, 711130, and 711190						P	P	P	P	P	

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Public, Quasi-Public, and Social Service Facilities												
Adult day care centers and senior centers	624120						<u>P</u>	<u>P</u>	<u>P</u>			<u>P</u>
Executive, Legislative, and Other General Government Support	921130, 921140, and 921190		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Public Safety Facilities	922120, 922130, 922150, and 922160, 922190		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Administration of Human Resource Programs	923110, 923120, 923130, and 923140		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Administration of Environmental Quality Programs	924110 and 924120		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Administration of Housing Programs, Urban Planning, and Community Development	925110 and 925120		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Administration of Economic Programs	926110, 926130, 926140, and 926150		<u>C</u> ^[1]	<u>C</u> ^[1]	<u>C</u> ^[1]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
Religious, philanthropic, and civic organizations	813110, 813211, 813212, 813219, and 813410,	<u>C</u>	<u>C</u>	<u>C</u>	<u>C</u>	<u>C</u>	<u>P</u>			<u>P</u> ^[3]	<u>P</u>	<u>C</u>
Social advocacy, business, professional, labor, and political organizations	813311, 813312, 813319, 813910, 813920, 813930, 813940, and 813990					<u>C</u>	<u>P</u>			<u>P</u>	<u>P</u>	<u>P</u>

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Manufacturing, Wholesale and Industrial Uses-												
Assembly or processing of previously prepared materials in a fully enclosed building	N/A							C ^{H[2]}				
Bakery, wholesale	<u>311811,</u> <u>311812,</u> <u>311813,</u> <u>311821,</u> <u>311824,</u> <u>and</u> <u>311830</u>							P				
Cabinet and furniture shops	<u>337110,</u> <u>337121,</u> <u>337122,</u> <u>337124,</u> <u>337125,</u> <u>337127,</u> <u>337211,</u> <u>337212,</u> <u>and</u> <u>337214</u>							P				
Construction equipment and machinery sales	<u>423810</u> <u>and</u> <u>423820</u>							P				
Junk, salvage or wrecking yard;- provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use.	<u>423930</u>							C ^[3]				
Machine shops	<u>332710,</u> <u>332721,</u> <u>and</u> <u>332722</u>						C	P	C			
On site treatment and storage facility as an accessory use to a permitted use which generates a hazardous waste subject to compliance with the state siting criteria adopted pursuant to the requirements of Chapter 17.105 RCW and issuance of state hazardous waste management facility permit							A	A				

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Storage or distribution of sand, gravel, top soil, or bark; provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the storage area	N/A							P ^[7]				
Storage or processing of any hazardous waste as defined in Chapter 70.105 RCW is not permitted as a principal use								€				
Trailer mix concrete plant; provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the concrete plant and storage yard								€				
Retail and wholesale warehousing and distribution of goods within a fully enclosed building							P	P	P			
Construction and Resource Management Uses												
Agriculture and orchards		P										
Contractor yards ^[4]								P				
Plumbing, electrical, and HVAC contractors	238210 and 238220						P	P	P			
Forestry and Tree farms		P										
Raising of livestock, small animals and fowl; provided the requirements of BLMC 18.22.060 are met		P ^[8]										
Transportation, Communication, Utilities												
Electric Vehicle Charging Stations Level 1 and 2	N/A	P ⁵										
Electric Vehicle Charging Stations Level 3	N/A	€ ²	€ ²	€ ²	€ ²	P ⁵						
Parking garages	812930						€	P	€	€		
Public utility facility; provided the requirements of BLMC 18.22.050 are met	N/A	P ^[10]										
WCF Microcell	N/A	P	P	P	P	P	P	P	P	P	P	P
WCF Mini	N/A					P	P	P	P	P	P	P
WCF Macro	N/A					P	P	P	P	P	P	P
WCF Monopole I	N/A	C ^[5]										
WCF Monopole II and Lattice Tower	N/A						C	C	C	C	C	C

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Commercial Uses Retail and Personal Services												
Ambulance service							€	Ɔ	€			
Antique and used merchandise shops						C	P	P	P	P	P	
Arcade								Ɔ	Ɔ			
Automatic teller machines (ATMs)							Ɔ	Ɔ	Ɔ		Ɔ	
Automatic teller machines (ATMs) with no drive through						Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	
Automobile fuel and recharging stations and car washes							Ɔ	Ɔ	Ɔ			
Automobile dealer, boat and trailer sales	441110 and 441120							P	C			
Automobile fueling stations	447110 and 447190						Ɔ	Ɔ	Ɔ			
Automotive parts and repair Automobile, boat and trailer repair	441310, 441320, 811111, 811112, 811113, 811118, 811121, 811122, 811191, and 811198						P	P	P			
Bakery, retail Baked good store	445291					P	P	P	P	P	P	
Bakery, wholesale								Ɔ				
Banks, savings and loan associations							Ɔ	Ɔ	Ɔ			
Banks, savings and loan associations with no drive through						Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	
Barber shops and beauty shops	812111 and 812112				A ^[6]	P	P	P	P	P	P	
Bars						€	Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	
Bed and breakfast houses; provided the criteria in BLMC 18.22.030 are met		A	€	€	€	Ɔ						
Beer, and wine, and liquor stores specialty shops						P	P	P	P	P	P	
Boat dealer	441222							Ɔ	C			
Bookstores	451211				A	P	P	P	P	P	P	
Bowling alley												
Brewpubs and microbreweries						€	Ɔ	Ɔ	Ɔ	Ɔ	Ɔ	
Cabinet and carpenter shop							€	Ɔ	€			
Candy shop						Ɔ	Ɔ	Ɔ	Ɔ			

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Car washes	<u>811192</u>						<u>P</u>	<u>P</u>	<u>P</u>			
Cart vendors						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>			
Apparel, jewelry, luggage, and leather good stores	<u>448110,</u> <u>448120,</u> <u>448130,</u> <u>448140,</u> <u>448150,</u> <u>448190,</u> <u>448210,</u> <u>448310,</u> <u>448320</u>					<u>C</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Cinema							<u>P</u>	<u>P</u>	<u>P</u>			
Coffee shops, cafes, no drive-through						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>A</u>
Coffee stand, drive through							<u>P</u>	<u>P</u>	<u>P</u>			
Commercial, professional and service uses associated with a residential complex, including banks, savings and loan associations, barber and beauty shops, business and professional offices, medical and dental clinics and neighborhood grocery, coffee shops, or restaurants, provided such uses occupy no more than 10 percent of the land area of the parcel or parcels within the residential complex and no individual commercial, professional or service use exceeds 5,000 square feet of floor area					<u>A</u>			<u>P</u>				
Commercial uses associated with a permitted use, such as a snack bar or gift shop, provided the commercial activity is open for business no more than 150 days per year or is within the same building as the permitted use								<u>P</u>				<u>A</u>
Contractor yards, provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use								<u>P</u>				
Convenience Stores	<u>445120</u>				<u>A</u> ^[6]	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Day Child care centers and preschools	<u>624410</u>				<u>C</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>			<u>P</u>

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Department store, warehouse clubs, and supercenters	<u>452111,</u> <u>452112,</u> <u>452910,</u> <u>and</u> <u>452990</u>						P	P	P			
Dry cleaning	<u>812320</u>					<u>P</u>	P	P	P	P	P	
Electric Vehicle Charging Stations – Level 1 and 2	N/A	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>
Electric Vehicle Charging Stations – Level 3	N/A	<u>C^[4]</u>	<u>C^[4]</u>	<u>C^[4]</u>	<u>C^[4]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>	<u>P^[9]</u>
Florists	<u>453110</u>					<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Food markets, delicatessen and specialty food stores ^[2] meat markets (beer and wine may be sold)	<u>445210,</u> <u>445220,</u> <u>445230,</u> <u>445291,</u> <u>445292,</u> <u>and</u> <u>445299</u>					P	P	P	P	P	P	
Furniture and small household appliance repair shops	<u>811412</u> <u>and</u> <u>811420</u>					€	P	P	€ <u>P</u>			
Furniture building, repair and upholstery								<u>P</u>				
Grocery stores	<u>445110</u>				<u>A^[6]</u>	<u>C</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Hardware stores	<u>444130</u> <u>and</u> <u>444120</u>						P	P	P	P	P	
Lawn and Garden Equipment and Supplies Horticultural nursery and garden supply, indoor or outdoor	<u>444210</u> <u>and</u> <u>444220</u>						<u>P^[13]</u>	<u>P^[13]</u>	<u>P^[13]</u>	P	P	
Hospitals			€	€	€		<u>P</u>	<u>P</u>	<u>P</u>			€
Health and personal care stores	<u>446110,</u> <u>446120,</u> <u>446130,</u> <u>446191,</u> <u>and</u> <u>446199</u>					<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Hotels, motels							€	<u>P</u>	€	<u>P</u>	<u>P</u>	
Home centers, lumber yards, and building material stores	<u>444110</u> <u>and</u> <u>444190</u>						<u>P^[13]</u>	<u>P^[13]</u>	<u>P^[13]</u>			
Home furnishing, electronic, and appliance stores	<u>442110,</u> <u>442210,</u> <u>442291,</u> <u>442299,</u> <u>443141,</u> <u>and</u> <u>443142</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Itinerant vendors ^[3]		<u>P</u>	<u>P</u>	<u>P</u>								
Kennels	812910	C		C	C	A	A	P	A			
Laundromats	812310					P	P	P	P			
Liquor stores						<u>C</u>	<u>P</u>	<u>P</u>	<u>P</u>			
Locksmiths and security alarm shops	561621 and 561622					P	P	P	P			
Machine shops							C	P	C			
Massage therapy, day spas, nail salons, and tanning salons	812199					P	P	P	P	P	P	
Medical dental clinics							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u> ³	<u>P</u>	
Medical offices						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u> ³	<u>P</u>	
Mini day care center					<u>C</u>	<u>P</u>	<u>A</u>	<u>P</u>	<u>A</u>	<u>P</u>	<u>P</u>	
Mini storage facilities							<u>C</u>	<u>C</u>	<u>C</u>			
Nail salons						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Nightclub								<u>P</u>				
Novelty, art, and souvenir stores	453220, 453920, and 453998					<u>C</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>A</u> ^[5]
Office supply stores	453210						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Open storage yards, including storage and sale of building materials and heavy equipment, provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use								<u>P</u>				
Outdoor storage and sale of building materials and nursery stock, provided such use is accessory to a permitted use and enclosed within a sight obscuring fence							<u>A</u>	<u>A</u>	<u>A</u>			
Parking garages	812930						<u>C</u>	<u>P</u>	<u>C</u>	<u>C</u>		
Personal and household goods repair	811490					<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Pet shop, grooming and supplies	453910 and 812910					P	P	P	P	P	P	
Pharmacies							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Photographic processing and supply	812921 and 812922						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Photography studios						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Plumbing shops, electricians, heating, air conditioning sales or repair							<u>C</u>	<u>P</u>	<u>C</u>			
Pool hall							<u>P</u>	<u>P</u>	<u>P</u>			

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Printing, copying and mailing services						P	P	P	P	P	P	
Professional offices						P	P	P	P	P ³	P	
Rental Stores	532210, 532220, 532230, 532291, 532291, 532292, 532299, and 532310						P	P	P			
Restaurants, including drive in restaurants						C	P	P	P			
Restaurants, no drive through						C	P	P	P	P	P	
Retail shops						C	P	P	P	P	P	
Roadside produce stands		P				P	P	P	P			P
Recreational Vehicle, Motorcycle, ATV, and Trailer Dealers.	441210 and 441228							P	C			
Shoe repair	811430					P	P	P	P	P	P	
Shopping center							P	P	P			
Skating rink							P	P	P			
Sporting, hobby, music and game stores	451110, 451120, 451130, and 451140					C	P	P	P	P	P	
Stables and riding schools		P										P
Tobacco store	453991					P	P	P	P	P	P	
Tailor shops						P	P	P	P	P	P	
Tanning salon						P	P	P	P	P	P	
Tavern						C	P	P	P	P	P	
Vehicle rental	532111, 532112, and 532120							P	P			
Veterinary clinics, animal hospitals							P	P	P			
Veterinary clinics with no outdoor-kennel space or dog runs							P	P	P	P ³	P	
Wireless Communication Facilities												
WCF Microcell	N/A	P	P	P	P	P	P	P	P	P	P	P
WCF Mini	N/A					P	P	P	P	P	P	P
WCF Macro	N/A					P	P	P	P	P	P	P
WCF Monopole I	N/A	E ^[5]										
WCF Monopole II and Lattice-Tower	N/A						E	E	E	E	E	E

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Health Care												
Ambulance service	621910						<u>C</u>	<u>P</u>	<u>C</u>			
Hospitals	622110 and 622310						<u>P</u>	<u>P</u>	<u>P</u>			<u>C</u>
Offices of Physicians	621111 and 621112				<u>A^[6]</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Offices of Dentists	621210				<u>A^[6]</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Offices of Health Practitioners	621310, 621320, 621330, 621340, 621391, and 621399				<u>A^[6]</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Other Health Care Services	621991 and 621999						<u>P</u>	<u>P</u>	<u>P</u>			
Outpatient Care Centers	621410, 621491, 621492, 621493, and 621498						<u>P</u>	<u>P</u>	<u>P</u>			
Medical and Diagnostic Laboratories	621511 and 621512						<u>P</u>	<u>P</u>	<u>P</u>			
Finance, Insurance, Real Estate, and Professional Services												
Accounting and Booking Services	541211, 541213, 541214, and 541219						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
Architectural, Engineering, and Related Services	541310, 541320, 541330, 541340, 541340, 541350, 541360, 541370, and 541380						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
<u>Brokerage and investment offices</u>	<u>523110,</u> <u>523120,</u> <u>523140,</u> <u>523910,</u> <u>523920,</u> <u>523930,</u> <u>523991,</u> <u>and</u> <u>523999</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Computer Services</u>	<u>541511,</u> <u>541512,</u> <u>541513,</u> <u>and</u> <u>541519</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Design Services</u>	<u>541410,</u> <u>541420,</u> <u>541430,</u> <u>and</u> <u>541490</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Financial Institutions</u>	<u>522110,</u> <u>555120,</u> <u>and</u> <u>522130</u>				<u>A^[6]</u>	<u>p^[11]</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>p^[11]</u>	<u>p^[11]</u>	
<u>Insurance services</u>	<u>524210,</u> <u>524291,</u> <u>524292,</u> <u>and</u> <u>524298</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Legal Services</u>	<u>541110,</u> <u>541120,</u> <u>541191,</u> <u>and</u> <u>541199</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Management and consulting services</u>	<u>541611,</u> <u>541612,</u> <u>541613,</u> <u>541614,</u> <u>541618,</u> <u>541620,</u> <u>and</u> <u>541690</u>							<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>
<u>Mini-storage facilities</u>	<u>531130</u>							<u>C</u>	<u>C</u>	<u>C</u>		

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
<u>Mortgage and financial services</u>	<u>522220,</u> <u>522291,</u> <u>522292,</u> <u>522293,</u> <u>522310,</u> <u>and</u> <u>522390</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Music studios</u>	<u>512210,</u> <u>512220,</u> <u>512230,</u> <u>512240,</u> <u>and</u> <u>512290</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Printing, copying and mailing services</u>	<u>561431</u> <u>and</u> <u>561439</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Photography studios</u>	<u>541921</u> <u>and</u> <u>541922</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Property management</u>	<u>531110,</u> <u>531120,</u> <u>531190,</u> <u>531311,</u> <u>and</u> <u>531312</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Real Estate Agents, Brokers, and Appraisers</u>	<u>531210,</u> <u>531320,</u> <u>and</u> <u>531390</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	
<u>Veterinary clinics, animal hospitals</u>	<u>541940</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>p^[15]</u>	<u>p^[15]</u>	
Essential Public Facilities												
<u>Airports (NAICS 481)</u>	<u>481111,</u> <u>481112,</u> <u>481211,</u> <u>481212,</u> <u>and</u> <u>481219</u>							<u>C</u>				
<u>Public Colleges and Universities (NAICS 6112 and 6113)</u>	<u>611210</u> <u>and</u> <u>611310</u>						<u>P</u>	<u>P</u>	<u>P</u>	<u>P³</u>	<u>P</u>	<u>P</u>
<u>State Transportation Facilities</u>	<u>N/A</u>							<u>P^{6[10]}</u>	<u>P^{6[10]}</u>	<u>P^{6[10]}</u>	<u>P^{6[10]}</u>	<u>P^{6[10]}</u>
<u>Transit Facilities</u>	<u>485111,</u> <u>485112,</u> <u>485113,</u> <u>485119</u>		<u>C³</u>	<u>C³</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>	<u>P⁷</u>

Zone Use	NAICS Code(s)	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
Correctional Institutions (NAICS-922140)	922140							C				C
Solid Waste Handling Facilities (NAICS 5621 and NAICS 5622)	562111, 562112, 562119, 562211, 562212, 562213, and 562219							C				
Psychiatric and Substance Abuse Facilities Hospitals (NAICS 622210)	622210, 623220, and 621420							PC	C			
Group homes	N/A	P	P	P								
Secure Community Transition Facilities	N/A							C ^{4[6]}				

P – Permitted
C – Conditional use
A – Accessory use

The paragraphs listed below contain specific limitations that correspond with the bracketed [] superscript note

[1] = Subject to compliance with 18.22.030
[2] = Beer and Wine by be sold in conjunction with other products.
[3] = Subject to the limitation and prohibited in Chapter 18.56 BLMC
[4] = Provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use

A^[1] = Subject to the requirements of BLMC 18.22.010
A^[2] = Subject to the requirements of Title 16 Division III BLMC - Shoreline Code
A^[3] = No drive-through services or window
A^[4] = Limited to stables and riding schools in association with a single family home

A^[5] = Provided the commercial activity is open for business no more than 150 days per year or is within the same building as the permitted use

A^[6] = Provided that the commercial activity is associated residential complex, no more than 10 percent of the land

P^[1] = No accessory dwelling units are allowed in conjunction with a duplex

P^[2] = Subject to the commercial design standards of Chapter 18.31 BLMC
P^[3] = Allowed outright on second floor, requires a CUP if on the first floor
P^[4] = Subject to the requirements of Chapter 15.08 BLMC
P^[5] = Subject to the requirements of Title 16 Division III BLMC - Shoreline Code
P^[6] = Subject to the provisions of BLMC 18.22.040
P^[7] = In addition to the Landscaping Requirements codified in Chapter 16.14 BLMC, a solid fence and solid
P^[8] = Subject to the limitations and provisions of BLMC 18.22.060

Zone Use	<u>NAICS Code(s)</u>	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF
<p><u>P^{5[9]} = Subject to the limitations and provisions of Chapter 18.40 BLMC</u></p> <p><u>P^{10]} = Subject to the limitations and provisions of BLMC 18.22.050</u></p> <p><u>P^{6[10]} = As defined in RCW 47.06.140</u></p> <p><u>P^{11]} = No drive-through services, window, or ATM</u></p> <p><u>P^{12]} = No drive-through services or window</u></p> <p><u>P^{13]} = <u>Outdoor storage and sale of building materials and nursery stock is allowed as an accessory use, provided such use is enclosed within a sight-obscuring fence</u></u></p> <p><u>P^{14]} = <u>Open storage yards are allowed as an accessory use provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use.</u></u></p> <p><u>P^{14]} = <u>Outdoor kennel space and/or dog runs are prohibited.</u></u></p> <p><u>P⁷ = As defined in RCW 81.112.020</u></p> <p><u>C^{1]} = Subject to both the Residential Development Standards codified in Chapter 18.22 BLMC and the</u></p> <p><u>C^{4[2]} = Exclusions are listed in BLMC 18.29.040</u></p> <p><u>C^{3]} = <u>In addition to the Landscaping Requirements codified in Chapter 16.14 BLMC, a solid fence and solid screening hedge at least eight feet high shall be built and maintained to screen from view the use.</u></u></p> <p><u>C^{2[4]} = Subject to the limitations and provisions of Chapter 18.40 BLMC</u></p> <p><u>C^{2[5]} = No drive through windows or facilities</u></p> <p><u>C³ = As defined in RCW 81.112.020</u></p> <p><u>C⁴ = As defined in RCW 71.09.020</u></p> <p><u>C^{5]} = Subject to the provisions of BLMC 18.50.007(B)(2). Camouflaged monopole I are exempt from conditional</u></p> <p><u>C^{6]} = As defined in RCW 71.09.020</u></p>												

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Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes	
Ambulance service	Ambulance service	62	1	9	6219	Other Ambulatory Health Care Services	1	0	Ambulance Services						C	P	C				Moved to Medical Use and Facilities Section	
Antique shops	Antique and used merchandise shops	45	3	3	4533	Used Merchandise Stores	1	0	Used Merchandise Stores					C	P	P	P	P	P		Combined with antique shops as both are classified under the same NAICS National Industry Number. This use is not allowed in the R-3	
Arcade	Arcade	71	3	1	7131	Amusement Parks and Arcades	2	0	Amusement Arcades							P	P				Moved to the Cultural, Recreational, and Entertainment Uses Section	
Automatic teller machines (ATMs)															P	P	P			P	Included in the banking items. Noted has also been added that drive throughs are not allowed.	
Automatic teller machines (ATMs) with no drive-through														P	P	P	P	P	P			
Automobile fuel and recharging stations and car washes	Automobile fueling station	44	7	1	4471	Gasoline Stations	1	0	Gasoline Stations with Convenience Stores						P	P	P					
		44	7	1	4471	Gasoline Stations	9	0	Other Gasoline Stations						P	P	P					
	Car Washes	81	1	1	8111	Automotive Repair and Maintenance	9	2	Car Washes						P	P	P					
Automobile, boat and trailer repair	Boat Dealers	44	1	2	4412	Other Motor Vehicle Dealers	2	2	Boat Dealers						P	P	P					
	Recreational Vehicle, Motorcycle, ATV, and Trailer Dealers	44	1	2	4412	Other Motor Vehicle Dealers	1	0	Recreational Vehicle Dealers						P	P	P					
	Automotive parts and repair		44	1	3	4413	Automotive Parts, Accessories, and Tire Stores	1	0	Automotive Parts and Accessories Stores						P	P	P				
			44	1	3	4413	Automotive Parts, Accessories, and Tire Stores	2	0	Tire Dealers						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	1	1	General Automotive Repair						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	1	2	Automotive Exhaust System Repair						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	1	3	Automotive Transmission Repair						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	1	8	Other Automotive Mechanical and Electrical Repair and Maintenance						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	2	1	Automotive Body, Paint, and Interior Repair and Maintenance						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	2	2	Automotive Glass Replacement Shops						P	P	P				
			81	1	1	8111	Automotive Repair and Maintenance	9	1	Automotive Oil Change and Lubrication Shops						P	P	P				
81	1	1	8111	Automotive Repair and Maintenance	9	8	All Other Automotive Repair and Maintenance						P	P	P							

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Automobile, boat and trailer sales	Automobile sales	44	1	1	4411	Automobile Dealers	1	0	New Car Dealers							P	C				
		44	1	1	4411	Automobile Dealers	2	0	Used Car Dealers							P	C				
	Boat Dealers	44	1	2	4412	Other Motor Vehicle Dealers	2	2	Boat Dealers							P	C				
	Recreational Vehicle, Motorcycle, ATV, and Trailer Dealers	44	1	2	4412	Other Motor Vehicle Dealers	1	0	Recreational Vehicle Dealers							P	C				
		44	1	2	4412	Other Motor Vehicle Dealers	2	8	Motorcycle, ATV, and All Other Motor Vehicle Dealers							P	C				
Bakery, retail	Food markets, delicatessen and specialty food stores	44	5	2	4452	Specialty Food Stores	9	1	Baked Goods Stores					P	P	P	P	P	P		Bakeries are considered a specialty food store. The food market and delicatessen use was modified to included specialty food stores.
Bakery, wholesale	Bakery, wholesale	31	1	8	3118	Bakeries and Tortilla Manufacturing	1	1	Retail Bakeries							P					
		31	1	8	3118	Bakeries and Tortilla Manufacturing	1	2	Commercial Bakeries							P					
		31	1	8	3118	Bakeries and Tortilla Manufacturing	1	3	Frozen Cakes, Pies, and Other Pastries Manufacturing							P					
		31	1	8	3118	Bakeries and Tortilla Manufacturing	2	1	Cookie and Cracker Manufacturing							P					
		31	1	8	3118	Bakeries and Tortilla Manufacturing	2	4	Dry Pasta, Dough, and Flour Mixes Manufacturing from Purchased Flour							P					
		31	1	8	3118	Bakeries and Tortilla Manufacturing	3	0	Tortilla Manufacturing							P					
Banks, savings and loan associations	Financial Institutions	52	2	1	5221	Depository Credit Intermediation	1	0	Commercial Banking						P	P	P				
		52	2	1	5221	Depository Credit Intermediation	2	0	Savings Institutions						P	P	P				
		52	2	1	5221	Depository Credit Intermediation	3	0	Credit Unions						P	P	P				
Banks, savings and loan associations with no drive-through	Financial Institutions	52	2	1	5221	Depository Credit Intermediation	1	0	Commercial Banking					P	P	P	P	P	P		
		52	2	1	5221	Depository Credit Intermediation	2	0	Savings Institutions					P	P	P	P	P	P		
		52	2	1	5221	Depository Credit Intermediation	3	0	Credit Unions					P	P	P	P	P	P		
Barber shops and beauty shops	Barber shops and beauty shops	81	2	1	8121	Personal Care Services	1	1	Barber shops					P	P	P	P	P	P		
		81	2	1	8121	Personal Care Services	1	2	Beauty Shops					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Bars	Bars and Taverns	72	2	4	7224	Drinking Places (Alcoholic Beverages)	1	0	Drinking Places (Alcoholic Beverages)					C	P	P	P	P	P		Combined bars, taverns, and nightclubs as all three are classified under the same NAICS National Industry Code. Bars and Taverns are currently allowed in the exact same zoning classifications. The term nightclub has been removed from the land use matrix. This use was also moved to the Cultural, Recreational, and Entertainment Section
Bed and breakfast houses, provided the criteria in BLMC 18.22.030 are met	Bed-and-Breakfast Inns	72	1	1	7211	Traveler Accommodation	9	1	Bed-and-Breakfast Inns	A	C	C	C	P							Moved to the Cultural, Recreational, and Entertainment Section
Beer and wine specialty shops	Beer, wine, and liquor stores	44	5	3	4453	Beer, Wine, and Liquor Stores	1	0	Beer, Wine, and Liquor Stores					P	P	P	P	P	P		Beer, wine, and liquor stores were combined into one line given that all three are classified under the same NAICS National Industry Number. Additional stand along liquor stores are becoming rare and starting to specialize in harder to find more expensive products with the privatization of liquor sales.
Bookstores	Bookstores	45	1	2	4512	Book Stores and News Dealers	1	1	Book Stores				A	P	P	P	P	P	P		
	Antique and used merchandise shops	45	3	3	4533	Used Merchandise Stores	1	0	Used Merchandise Stores				A	P	P	P	P	P	P		Combined with antique shops as both are classified under the same NAICS National Industry Number. This use is not allowed in the R-3
Bowling alley	Bowling alley	71	3	9	7139	Other Amusement and Recreation Industries	5	0	Bowling alleys												Moved to the Cultural, Recreational, and Entertainment Use Section. Currently this use was not allowed in any zone, but is proposed to be allowed in the E and MC zones.

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Brewpubs and microbreweries	Brewpubs and microbreweries					#N/A								C	P	P	P	P	P		There is no NAICS number for this type of use, but the use is defined in the BLMC 18.04.020 and 18.04.130. This use was also moved to the Cultural, Recreational, and Entertainment Use Section.
Cabinet and carpenter shop	Cabinet and furniture shops	33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	1	0	Wood Kitchen Cabinet and Countertop Manufacturing						C	P	C				Cabinet and Furniture building, repair and upholstering shoppes were combined and moved to the Manufacturing, Wholesale, Industrial section.
Candy shop	Food markets, delicatessen and specialty food stores	44	5	2	4452	Specialty Food Stores	9	2	Confectionery and Nut Stores					P	P	P	P				Candy shops is considered a specialty food store. The food market and delicatessen use was modified to included specialty food stores.
Cart vendors	Itinerant vendors													P	P	P	P				This use will be subject to the new itinerant vendor code.
Cinema	Cinema	51	2	1	5121	Motion Picture and Video Industries	3	1	Motion Picture Theaters (except Drive-Ins)						P	P	P				Moved to Cultural, Recreational, and Entertainment Section
Coffee shops, cafes, no drive-through	Coffee shops and cafes	72	2	5	7225	Restaurants and Other Eating Places	1	5	Snack and Nonalcoholic Beverage Bars					P	P	P	P	P	P	A	These two lines were combined into one line and moved to the Cultural, Recreational, and Entertainment Section. A note was added that prohibits drive-throughs in the C-1, DC, DM, and PF zones.
Coffee stand, drive-through		72	2	5	7225	Restaurants and Other Eating Places	1	5	Snack and Nonalcoholic Beverage Bars						P	P	P				
Commercial uses associated with a permitted use, such as a snack bar or gift shop, provided the commercial activity is open for business no more than 150 days per year or is within the same building as the permitted use						#N/A										P				A	This item is deleted. Snack bars and gift shops are included under restaurants and novelty/souvenir stores. Therefore under both of these line items it was add as an accessory use with the note limiting the number of days that the use is operational.

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Commercial, professional and service uses associated with a residential complex, including banks, savings and loan associations, barber and beauty shops, business and professional offices, medical and dental clinics and neighborhood grocery, coffee shops, or restaurants, provided such uses occupy no more than 10 percent of the land area of the parcel or parcels within the residential complex and no individual commercial, professional or service use exceeds 5,000 square feet of floor area						#N/A							A			P					This item is deleted. The uses listed are included other items. The uses have been identified as an accessory use in the R-3 with the limitations contained in the original code.
Contractor yards, provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use	Contractor yards					#N/A										P					Moved to the Construction and Resource Management section with a note that screening required.
Day care centers	Adult day care centers and senior centers	62	4	1	6241	Individual and Family Services	2	0	Services for the Elderly and Persons with Disabilities				C	P	P	P	P			P	This use was moved to the Public, Quasi-Public, and Social Services section. The use is also not allowed in the C-1 and R-3 zone.
	Child care centers and preschools	62	4	4	6244	Child Day Care Services	1	0	Child Day Care Services				C	P	P	P	P			P	
Department store	Department store, warehouse clubs, and supercenters	45	2	1	4521	Department Stores	1	1	Department Stores (except Discount Department Stores)						P	P	P				
		45	2	1	4521	Department Stores	1	2	Discount Department Stores						P	P	P				
Dry cleaning	Drycleaning	81	2	3	8123	Drycleaning and Laundry Services	2	0	Drycleaning and Laundry Services (except Coin-Operated)						P	P	P	P	P		Staff has proposed to add this as a permitted use in the C-1
		44	5	2	4452	Specialty Food Stores	1	0	Meat Markets					P	P	P	P	P	P		
		44	5	2	4452	Specialty Food Stores	2	0	Fish and Seafood Markets					P	P	P	P	P	P		Candy shops and bakerys are considered a specialty food store. The food market and

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Food markets, delicatessen and meat markets (beer and wine may be sold)	Food markets, delicatessen and specialty food stores	44	5	2	4452	Specialty Food Stores	3	0	Fruit and Vegetable Markets					P	P	P	P	P	P		Note: The food market and delicatessen use was modified to included specialty food stores. A noted was added with the information regarding the beer and wine sales.
		44	5	2	4452	Specialty Food Stores	9	1	Baked Goods Stores					P	P	P	P	P	P		
		44	5	2	4452	Specialty Food Stores	9	2	Confectionery and Nut Stores					P	P	P	P	P	P		
		44	5	2	4452	Specialty Food Stores	9	9	All Other Specialty Food Stores					P	P	P	P	P	P		
Furniture and small household appliance repair shops	Furniture and small household appliance repair	81	1	4	8114	Personal and Household Goods Repair and Maintenance	1	2	Appliance Repair and Maintenance					C	P	P	C				Staff is proposing to make this a permitted use in the MC zone and remove it as a condional use in the C-1
		81	1	4	8114	Personal and Household Goods Repair and Maintenance	2	0	Reupholstery and Furniture Repair					C	P	P	C				
Furniture building, repair and upholstering	Cabinet and furniture shops	33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	2	1	Upholstered Household Furniture Manufacturing							P					Cabinet and Furniture building, repair and upholstering shopes were combined and moved to the Manufacturing, Wholesale, Industrial section.
		33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	2	2	Nonupholstered Wood Household Furniture Manufacturing							P					
		33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	2	4	Metal Household Furniture Manufacturing							P					
		33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	2	5	Household Furniture (except Wood and Metal) Manufacturing							P					
		33	7	1	3371	Household and Institutional Furniture and Kitchen Cabinet Manufacturing	2	7	Institutional Furniture Manufacturing							P					
		33	7	2	3372	Office Furniture (including Fixtures) Manufacturing	1	1	Wood Office Furniture Manufacturing							P					
		33	7	2	3372	Office Furniture (including Fixtures) Manufacturing	1	2	Custom Architectural Woodwork and Millwork Manufacturing							P					

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes	
		33	7	2	3372	Office Furniture (including Fixtures) Manufacturing	1	4	Office Furniture (except Wood) Manufacturing							P						
Hardware stores	Hardware stores	44	4	1	4441	Building Material and Supplies Dealers	3	0	Hardware Stores						P	P	P	P	P			
		44	4	1	4441	Building Material and Supplies Dealers	2	0	Paint and Wallpaper Stores						P	P	P	P	P			
	Home centers, lumber yards, and building material stores	44	4	1	4441	Building Material and Supplies Dealers	9	0	Other Building Material Dealers						P	P	P	P	P			Given the scale and size of these uses, staff is proposing that this use is only allowed in the C2, E, and MC zone
		44	4	1	4441	Building Material and Supplies Dealers	1	0	Home Centers						P	P	P	P	P			
Horticultural nursery and garden supply, indoor or outdoor	Lawn and Garden Equipment and Supplies	44	4	2	4442	Lawn and Garden Equipment and Supplies Stores	2	0	Nursery, Garden Center, and Farm Supply Stores						P	P	P	P	P			Given the scale and size of these uses, staff is proposing that this use is only allowed in the C2, E, and MC zone
Hospitals	Hospital	62	2	1	6221	General Medical and Surgical Hospitals	1	0	General Medical and Surgical Hospitals		C	C	C		P	P	P			C		Moved to the Health Care Section
		62	2	3	6223	Specialty (except Psychiatric and Substance Abuse) Hospitals	1	0	Specialty (except Psychiatric and Substance Abuse) Hospitals		C	C	C		P	P	P			C		
	Psychiatric and Substance Abuse Hospitals	62	2	2	6222	Psychiatric and Substance Abuse Hospitals	1	0	Psychiatric and Substance Abuse Hospitals		C	C	C		P	P	P			C		Already Listed under the Essential Public Facilities Section
Hotels, motels	Hotels and motels	72	1	1	7211	Traveler Accommodation	1	0	Hotels (except Casino Hotels) and Motels						C	P	C	P	P			Moved to the Cultural, Recreational, and Entertainment. Staff is also proposing to allow the use as a permitted use in the MC zone instead of a conditional use.
Kennels	Kennels	81	2	9	8129	Other Personal Services	1	0	Pet Care (except Veterinary) Services	C		C	C	A	A	P	A					
Laundromats	Laundromats	81	2	3	8123	Drycleaning and Laundry Services	1	0	Coin-Operated Laundries and Drycleaners					P	P	P	P					

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes	
Liquor stores	Beer, wine, and liquor stores	44	5	3	4453	Beer, Wine, and Liquor Stores	1	0	Beer, Wine, and Liquor Stores					C	P	P	P				Beer, wine, and liquor stores were combined into one line given that all three are classified under the same NAICS National Industry Number. Additional stand along liquor stores are becoming rare and starting to specialize in harder to find more expensive products with the privatization of liquor sales.	
Locksmiths and security alarm shops	Locksmiths and security alarm shops	56	1	6	5616	Investigation and Security Services	2	2	Locksmiths					P	P	P	P					
		56	1	6	5616	Investigation and Security Services	2	1	Security Systems Services (except Locksmiths)					P	P	P	P					
Machine shops	Machine shop	33	2	7	3327	Machine Shops; Turned Product; and Screw, Nut, and Bolt Manufacturing	1	0	Machine Shops						C	P	C				Moved to the Manufacturing, Wholesale, and Industrial	
		33	2	7	3327	Machine Shops; Turned Product; and Screw, Nut, and Bolt Manufacturing	2	1	Precision Turned Product Manufacturing						C	P	C					
		33	2	7	3327	Machine Shops; Turned Product; and Screw, Nut, and Bolt Manufacturing	2	2	Bolt, Nut, Screw, Rivet, and Washer Manufacturing						C	P	C					
Massage therapy/spas	Massage therapy, day spas, nail salons, and tanning salons	81	2	1	8121	Personal Care Services	9	9	Other Personal Care Services					P	P	P	P	P	P		Massge therapy, day spas, nail salons, and tanning salons were combined into one line as all of these uses are within the same NAICS National Industry classification. All of the uses are currently allowed in the same zoning classifications.	
	Offices of Physicians	62	1	1	6211	Offices of Physicians	1	1	Offices of Physicians (except Mental Health Specialists)					P	P	P	P	p ³	P		Moved to the Health Care section	
		62	1	1	6211	Offices of Physicians	1	2	Offices of Physicians, Mental Health Specialists					P	P	P	P	p ⁴	P			
			62	1	3	6213	Offices of Other Health Practitioners	1	0	Offices of Chiropractors					P	P	P	P	p ⁵	P		
			62	1	3	6213	Offices of Other Health Practitioners	2	0	Offices of Optometrists					P	P	P	P	p ⁶	P		
			62	1	3	6213	Offices of Other Health Practitioners	3	0	Offices of Mental Health Practitioners (except Physicians)					P	P	P	P	p ⁷	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes	
Medical offices	Offices of Health Practitioners	62	1	3	6213	Offices of Other Health Practitioners	4	0	Offices of Physical, Occupational and Speech Therapists, and Audiologists					P	P	P	P	p ⁸	P		Moved to the Health Care section	
		62	1	3	6213	Offices of Other Health Practitioners	9	1	Offices of Podiatrists					P	P	P	P	p ⁹	P			
		62	1	3	6213	Offices of Other Health Practitioners	9	9	Offices of All Other Miscellaneous Health Practitioners					P	P	P	P	p ¹⁰	P			
	Outpatient Care Centers	Outpatient Care Centers	62	1	4	6214	Outpatient Care Centers	1	0	Family Planning Centers					P	P	P	P	p ¹¹	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.
			62	1	4	6214	Outpatient Care Centers	9	1	HMO Medical Centers					P	P	P	P	p ¹³	P		
			62	1	4	6214	Outpatient Care Centers	9	2	Kidney Dialysis Centers					P	P	P	P	p ¹⁴	P		
			62	1	4	6214	Outpatient Care Centers	9	3	Freestanding Ambulatory Surgical and Emergency Centers					P	P	P	P	p ¹⁵	P		
	Medical and Diagnostic Laboratories	Medical and Diagnostic Laboratories	62	1	5	6215	Medical and Diagnostic Laboratories	1	1	Medical Laboratories					P	P	P	P	p ¹⁷	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.
			62	1	5	6215	Medical and Diagnostic Laboratories	1	2	Diagnostic Imaging Centers					P	P	P	P	p ¹⁸	P		
	Other Health Care Services	Other Health Care Services	62	1	9	6219	Other Ambulatory Health Care Services	9	1	Blood and Organ Banks					P	P	P	P	p ¹⁹	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.
62			1	9	6219	Other Ambulatory Health Care Services	9	9	All Other Miscellaneous Ambulatory Health Care Services					P	P	P	P	p ²⁰	P			
	Offices of Physicians	62	1	1	6211	Offices of Physicians	1	1	Offices of Physicians (except Mental Health Specialists)						P	P	P	p ³	P		Moved to the Health Care section	
		62	1	1	6211	Offices of Physicians	1	2	Offices of Physicians, Mental Health Specialists						P	P	P	p ⁴	P			
	Offices of Dentists	62	1	2	6212	Offices of Dentists	1	0	Offices of Dentists						P	P	P	p ⁵	P		Moved to the Health Care section	
			62	1	3	6213	Offices of Other Health Practitioners	1	0	Offices of Chiropractors						P	P	P	p ⁶	P		
			62	1	3	6213	Offices of Other Health Practitioners	2	0	Offices of Optometrists						P	P	P	p ⁷	P		
		62	1	3	6213	Offices of Other Health Practitioners	3	0	Offices of Mental Health Practitioners (except Physicians)						P	P	P	p ⁸	P			

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes		
Medical-dental clinics	Offices of Health Practitioners	62	1	3	6213	Offices of Other Health Practitioners	4	0	Offices of Physical, Occupational and Speech Therapists, and Audiologists						P	P	P	p ⁹	P		Moved to the Health Care section		
		62	1	3	6213	Offices of Other Health Practitioners	9	1	Offices of Podiatrists						P	P	P	p ¹⁰	P				
		62	1	3	6213	Offices of Other Health Practitioners	9	9	Offices of All Other Miscellaneous Health Practitioners						P	P	P	p ¹¹	P				
	Outpatient Care Centers	Outpatient Care Centers	62	1	4	6214	Outpatient Care Centers	1	0	Family Planning Centers						P	P	P	p ¹²	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.	
			62	1	4	6214	Outpatient Care Centers	9	1	HMO Medical Centers						P	P	P	p ¹⁴	P			
			62	1	4	6214	Outpatient Care Centers	9	2	Kidney Dialysis Centers						P	P	P	p ¹⁵	P			
			62	1	4	6214	Outpatient Care Centers	9	3	Freestanding Ambulatory Surgical and Emergency Centers						P	P	P	p ¹⁶	P			
	Medical and Diagnostic Laboratories	Medical and Diagnostic Laboratories	62	1	5	6215	Medical and Diagnostic Laboratories	1	1	Medical Laboratories						P	P	P	p ¹⁸	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.	
			62	1	5	6215	Medical and Diagnostic Laboratories	1	2	Diagnostic Imaging Centers						P	P	P	p ¹⁹	P			
	Other Health Care Services	Other Health Care Services	62	1	9	6219	Other Ambulatory Health Care Services	9	1	Blood and Organ Banks						P	P	P	p ²⁰	P		Moved to the Health Care section. These uses are most similar to hospitals so the uses are only permitted in the C-2, E, and MC zoning classifications.	
62			1	9	6219	Other Ambulatory Health Care Services	9	9	All Other Miscellaneous Ambulatory Health Care Services						P	P	P	p ²¹	P				
Mini day care center	Adult day care centers and senior centers	62	4	1	6241	Individual and Family Services	2	0	Services for the Elderly and Persons with Disabilities				C	P	A	P	A	P	P		This use was moved to the Public, Quasi-Public, and Social Services section. The use is also not allowed in the C-1 and R-3 zone.		
	Child care centers and preschools	62	4	4	6244	Child Day Care Services	1	0	Child Day Care Services				C	P	A	P	A	P	P				
Mini-storage facilities	Mini-storage facilities	53	1	1	5311	Lessors of Real Estate	3	0	Lessors of Miniwarehouses and Self-Storage Units						C	C	C				Moved to Finance, Insurance, Real Estate, and Professional Services		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Nail salons	Massage therapy, day spas, nail salons, and tanning salons	81	2	1	8121	Personal Care Services	9	9	Other Personal Care Services					P	P	P	P	P	P		Massge therapy, day spas, nail salons, and tanning salons were combined into one line as all of these uses are wihin the same NAICS National Industry classification. All of the uses are currently allowed in the same zoning classifications.
Nightclub	Bars and Taverns	72	2	4	7224	Drinking Places (Alcoholic Beverages)	1	0	Drinking Places (Alcoholic Beverages)							P					Combined bars, taverns, and nightculbs as all three are classified under the same NAICS National Industry Code. Bars and Taverns are currently allowed in the exact same zoning classifications. The term nightclub has been removed from the land use matrix. This use was also moved to the Cultural, Recreational, and Entertainment Section
Open storage yards, including storage and sale of building materials and heavy equipment, provided a solid fence and/or solid screening hedge at least eight feet high is built and maintained to screen from view the open storage use.	Construction equipment and machinery sales	42	3	8	4238	Machinery, Equipment, and Supplies Merchant Wholesalers	1	0	Construction and Mining (except Oil Well) Machinery and Equipment Merchant Wholesalers							P					Moved to the manufacturing, wholesale, and industrial section. Noted added regarding screening.
		42	3	8	4238	Machinery, Equipment, and Supplies Merchant Wholesalers	2	0	Farm and Garden Machinery and Equipment Merchant Wholesalers												
Outdoor storage and sale of building materials and nursery stock, provided such use is accessory to a permitted use and enclosed within a sight-obscuring fence						#N/A									A	A	A				Deleted. A note was added to the uses sited that outdoor storage is allowed with the required screening in the three zones identified
Pet shop, grooming and supplies	Pet shop, grooming and supplies	45	3	9	4539	Other Miscellaneous Store Retailers	1	0	Pet and Pet Supplies Stores					P	P	P	P	P	P		
		81	2	9	8129	Other Personal Services	1	0	Pet Care (except Veterinary) Services					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Pharmacies	Health and personal care stores	44	6	1	4461	Health and Personal Care Stores	1	0	Pharmacies and Drug Stores						P	P	P	P	P		Staff is proposing to add this use as a permitted use in the C1
Photographic processing and supply	Photographic processing and supply	81	2	9	8129	Other Personal Services	2	1	Photofinishing Laboratories (except One-Hour)						P	P	P	P	P		
		81	2	9	8129	Other Personal Services	2	2	One-Hour Photofinishing						P	P	P	P	P		
Photography studios	Photography studios	54	1	9	5419	Other Professional, Scientific, and Technical Services	2	1	Photography Studios, Portrait					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Service section. Also staff proposed to removed the use as a permitted use in the C1 as these is not a neighborhood service
		54	1	9	5419	Other Professional, Scientific, and Technical Services	2	2	Commercial Photography					P	P	P	P	P	P		
Plumbing shops, electricians, heating, air conditioning sales or repair	Plumbing, electrical, and HVAC contractors	23	8	2	2382	Building Equipment Contractors	1	0	Electrical Contractors and Other Wiring Installation Contractors						C	P	C				This used was moved to the Construction and Resource Section. Additionally, the use is proposed to be permitted in the C-2 and MC instead of a conditional use.
		23	8	2	2382	Building Equipment Contractors	2	0	Plumbing, Heating, and Air-Conditioning Contractors						C	P	C				
Pool hall	Recreation Facilities	71	3	9	7139	Other Amusement and Recreation Industries	9	0	All Other Amusement and Recreation Industries						P	P	P				This use is consider a recreational facility and is part of the NAICS National Industry list in the Cultural, Recreation, and Entertainment section
Printing, copying and mailing services	Printing, copying and mailing services	56	1	4	5614	Business Support Services	3	1	Private Mail Centers					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Service section. Also staff proposed to removed the use as a permitted use in the C1 as these is not a neighborhood service.
		56	1	4	5614	Business Support Services	3	9	Other Business Service Centers (including Copy Shops)					P	P	P	P	P	P		
Mortgage and financial services		52	2	2	5222	Nondepository Credit Intermediation	2	0	Sales Financing					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Service section. Also staff proposed to removed the use as a permitted use in the C1 as these is not a neighborhood service.
		52	2	2	5222	Nondepository Credit Intermediation	9	1	Consumer Lending					P	P	P	P	P	P		
		52	2	2	5222	Nondepository Credit Intermediation	9	2	Real Estate Credit					P	P	P	P	P	P		
		52	2	2	5222	Nondepository Credit Intermediation	9	3	International Trade Financing					P	P	P	P	P	P		
		52	2	3	5223	Activities Related to Credit Intermediation	1	0	Mortgage and Nonmortgage Loan Brokers					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
		52	2	3	5223	Activities Related to Credit Intermediation	9	0	Other Activities Related to Credit Intermediation					P	P	P	P	P	P		
	Brokerage and investment office	52	3	1	5231	Securities and Commodity Contracts Intermediation and Brokerage	1	0	Investment Banking and Securities Dealing					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone.
		52	3	1	5231	Securities and Commodity Contracts Intermediation and Brokerage	2	0	Securities Brokerage					P	P	P	P	P	P		
		52	3	1	5231	Securities and Commodity Contracts Intermediation and Brokerage	3	0	Commodity Contracts Dealing					P	P	P	P	P	P		
		52	3	1	5231	Securities and Commodity Contracts Intermediation and Brokerage	4	0	Commodity Contracts Brokerage					P	P	P	P	P	P		
		52	3	9	5239	Other Financial Investment Activities	1	0	Miscellaneous Intermediation					P	P	P	P	P	P		
		52	3	9	5239	Other Financial Investment Activities	2	0	Portfolio Management					P	P	P	P	P	P		
		52	3	9	5239	Other Financial Investment Activities	3	0	Investment Advice					P	P	P	P	P	P		
		52	3	9	5239	Other Financial Investment Activities	9	1	Trust, Fiduciary, and Custody Activities					P	P	P	P	P	P		
		52	3	9	5239	Other Financial Investment Activities	9	9	Miscellaneous Financial Investment Activities					P	P	P	P	P	P		
		Insurance services	52	4	2	5242	Agencies, Brokerages, and Other Insurance Related Activities	1	0	Insurance Agencies and Brokerages					P	P	P	P	P	P	
	52		4	2	5242	Agencies, Brokerages, and Other Insurance Related Activities	9	1	Claims Adjusting					P	P	P	P	P	P		
	52		4	2	5242	Agencies, Brokerages, and Other Insurance Related Activities	9	2	Third Party Administration of Insurance and Pension Funds					P	P	P	P	P	P		
	52		4	2	5242	Agencies, Brokerages, and Other Insurance Related Activities	9	8	All Other Insurance Related Activities					P	P	P	P	P	P		
	Property management	53	1	1	5311	Lessors of Real Estate	1	0	Lessors of Residential Buildings and Dwellings					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone.
		53	1	1	5311	Lessors of Real Estate	2	0	Lessors of Nonresidential Buildings (except Miniwarehouses)					P	P	P	P	P	P		
		53	1	1	5311	Lessors of Real Estate	9	0	Lessors of Other Real Estate Property					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
	Real Estate Agents and Brokers	53	1	2	5312	Offices of Real Estate Agents and Brokers	1	0	Offices of Real Estate Agents and Brokers					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
	Property management	53	1	3	5313	Activities Related to Real Estate	1	1	Residential Property Managers					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
		53	1	3	5313	Activities Related to Real Estate	1	2	Nonresidential Property Managers					P	P	P	P	P	P		This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
	Real Estate Agents and Brokers	53	1	3	5313	Activities Related to Real Estate	2	0	Offices of Real Estate Appraisers					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
		53	1	3	5313	Activities Related to Real Estate	9	0	Other Activities Related to Real Estate					P	P	P	P	P	P		This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
	Vehicle rental stores	53	2	1	5321	Automotive Equipment Rental and Leasing	1	1	Passenger Car Rental					P	P	P	P	P	P		
		53	2	1	5321	Automotive Equipment Rental and Leasing	1	2	Passenger Car Leasing					P	P	P	P	P	P		
		53	2	1	5321	Automotive Equipment Rental and Leasing	2	0	Truck, Utility Trailer, and RV (Recreational Vehicle) Rental and Leasing					P	P	P	P	P	P		
	Rental Stores	53	2	2	5322	Consumer Goods Rental	1	0	Consumer Electronics and Appliances Rental					P	P	P	P	P	P		
		53	2	2	5322	Consumer Goods Rental	2	0	Formal Wear and Costume Rental					P	P	P	P	P	P		
		53	2	2	5322	Consumer Goods Rental	3	0	Video Tape and Disc Rental					P	P	P	P	P	P		
		53	2	2	5322	Consumer Goods Rental	9	1	Home Health Equipment Rental					P	P	P	P	P	P		
		53	2	2	5322	Consumer Goods Rental	9	2	Recreational Goods Rental					P	P	P	P	P	P		
		53	2	2	5322	Consumer Goods Rental	9	9	All Other Consumer Goods Rental					P	P	P	P	P	P		
		53	2	3	5323	General Rental Centers	1	0	General Rental Centers					P	P	P	P	P	P		
	Legal Services	54	1	1	5411	Legal Services	1	0	Offices of Lawyers					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood
		54	1	1	5411	Legal Services	2	0	Offices of Notaries					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
		54	1	1	5411	Legal Services	9	1	Title Abstract and Settlement Offices					P	P	P	P	P	P		This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
		54	1	1	5411	Legal Services	9	9	All Other Legal Services					P	P	P	P	P	P		
	Accounting and Booking Services	54	1	2	5412	Accounting, Tax Preparation, Bookkeeping, and Payroll Services	1	1	Offices of Certified Public Accountants					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
		54	1	2	5412	Accounting, Tax Preparation, Bookkeeping, and Payroll Services	1	3	Tax Preparation Services					P	P	P	P	P	P		
		54	1	2	5412	Accounting, Tax Preparation, Bookkeeping, and Payroll Services	1	4	Payroll Services					P	P	P	P	P	P		
		54	1	2	5412	Accounting, Tax Preparation, Bookkeeping, and Payroll Services	1	9	Other Accounting Services					P	P	P	P	P	P		
		54	1	2	5412	Accounting, Tax Preparation, Bookkeeping, and Payroll Services	1	9	Other Accounting Services					P	P	P	P	P	P		
	Architectural, Engineering, and Related Services	54	1	3	5413	Architectural, Engineering, and Related Services	1	0	Architectural Services					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone
		54	1	3	5413	Architectural, Engineering, and Related Services	2	0	Landscape Architectural Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	3	0	Engineering Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	4	0	Drafting Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	5	0	Building Inspection Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	6	0	Geophysical Surveying and Mapping Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	7	0	Surveying and Mapping (except Geophysical) Services					P	P	P	P	P	P		
		54	1	3	5413	Architectural, Engineering, and Related Services	8	0	Testing Laboratories					P	P	P	P	P	P		
	Design Services	54	1	4	5414	Specialized Design Services	1	0	Interior Design Services					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone.
		54	1	4	5414	Specialized Design Services	2	0	Industrial Design Services					P	P	P	P	P	P		
		54	1	4	5414	Specialized Design Services	3	0	Graphic Design Services					P	P	P	P	P	P		
		54	1	4	5414	Specialized Design Services	9	0	Other Specialized Design Services					P	P	P	P	P	P		
	Computer Services	54	1	5	5415	Computer Systems Design and Related Services	1	1	Custom Computer Programming Services					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone.
		54	1	5	5415	Computer Systems Design and Related Services	1	2	Computer Systems Design Services					P	P	P	P	P	P		
		54	1	5	5415	Computer Systems Design and Related Services	1	3	Computer Facilities Management Services					P	P	P	P	P	P		
		54	1	5	5415	Computer Systems Design and Related Services	1	9	Other Computer Related Services					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
	Management and consulting services	54	1	6	5416	Management, Scientific, and Technical Consulting Services	1	1	Administrative Management and General Management Consulting Services					P	P	P	P	P	P		Moved to the Finance, Insurance, Real Estate, and Professional Services section. This is not a neighborhood services so it is not listed as a permitted use in the C-1 zone.
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	1	2	Human Resources Consulting Services					P	P	P	P	P	P		
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	1	3	Marketing Consulting Services					P	P	P	P	P	P		
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	1	4	Process, Physical Distribution, and Logistics Consulting Services					P	P	P	P	P	P		
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	1	8	Other Management Consulting Services					P	P	P	P	P	P		
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	2	0	Environmental Consulting Services					P	P	P	P	P	P		
		54	1	6	5416	Management, Scientific, and Technical Consulting Services	9	0	Other Scientific and Technical Consulting Services					P	P	P	P	P	P		
Restaurants, including drive-in restaurants	Restaurants and eating establishments	72	2	5	7225	Restaurants and Other Eating Places	1	1	Full-Service Restaurants					C	P	P	P				Moved to the Cultural, Recreational, and Entertainment section. Both uses were combined with a note that drive through windows and facilities not allowed in the C-1, DC, and DM zones
		72	2	5	7225	Restaurants and Other Eating Places	1	3	Limited-Service Restaurants					C	P	P	P				
		72	2	5	7225	Restaurants and Other Eating Places	1	4	Cafeterias, Grill Buffets, and Buffets					C	P	P	P				
		72	2	5	7225	Restaurants and Other Eating Places	1	5	Snack and Nonalcoholic Beverage Bars					C	P	P	P	P	P		
Restaurants, no drive-through		72	2	5	7225	Restaurants and Other Eating Places	1	1	Full-Service Restaurants					C	P	P	P	P	P		
		72	2	5	7225	Restaurants and Other Eating Places	1	3	Limited-Service Restaurants					C	P	P	P	P	P		
		72	2	5	7225	Restaurants and Other Eating Places	1	4	Cafeterias, Grill Buffets, and Buffets					C	P	P	P	P	P		
		72	2	5	7225	Restaurants and Other Eating Places	1	5	Snack and Nonalcoholic Beverage Bars					C	P	P	P	P	P		
	Recreational Vehicle, Motorcycle, ATV, and Trailer Dealers	44	1	2	4412	Other Motor Vehicle Dealers	1	0	Recreational Vehicle Dealers					C	P	P	P	P	P		
		44	1	2	4412	Other Motor Vehicle Dealers	2	8	Motorcycle, ATV, and All Other Motor Vehicle Dealers					C	P	P	P	P	P		
		44	2	1	4421	Furniture Stores	1	0	Furniture Stores					C	P	P	P	P	P		
		44	2	2	4422	Home Furnishings Stores	1	0	Floor Covering Stores					C	P	P	P	P	P		
		44	2	2	4422	Home Furnishings Stores	9	1	Window Treatment Stores					C	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes	
Retail shops	Home furnishing, electronic, and appliance stores	44	2	2	4422	Home Furnishings Stores	9	9	All Other Home Furnishings Stores					C	P	P	P	P	P			
		44	3	1	4431	Electronics and Appliance Stores	4	1	Household Appliance Stores					C	P	P	P	P	P			
		44	3	1	4431	Electronics and Appliance Stores	4	2	Electronics Stores					C	P	P	P	P	P			
	Grocery Stores	44	5	1	4451	Grocery Stores	1	0	Supermarkets and Other Grocery (except Convenience) Stores					C	P	P	P	P	P			
	Convenience Stores	44	5	1	4451	Grocery Stores	2	0	Convenience Stores					C	P	P	P	P	P			
	Health and personal care stores	44	6	1	4461	Health and Personal Care Stores	2	0	Cosmetics, Beauty Supplies, and Perfume Stores					C	P	P	P	P	P			Staff is proposing to add this use as a permitted use in the C1
		44	6	1	4461	Health and Personal Care Stores	3	0	Optical Goods Stores					C	P	P	P	P	P			
		44	6	1	4461	Health and Personal Care Stores	9	1	Food (Health) Supplement Stores					C	P	P	P	P	P			
		44	6	1	4461	Health and Personal Care Stores	9	9	All Other Health and Personal Care Stores					C	P	P	P	P	P			
	Apparel, jewelry, luggage, and leather good stores	44	8	1	4481	Clothing Stores	1	0	Men's Clothing Stores					C	P	P	P	P	P			
		44	8	1	4481	Clothing Stores	2	0	Women's Clothing Stores					C	P	P	P	P	P			
		44	8	1	4481	Clothing Stores	3	0	Children's and Infants' Clothing Stores					C	P	P	P	P	P			
		44	8	1	4481	Clothing Stores	4	0	Family Clothing Stores					C	P	P	P	P	P			
		44	8	1	4481	Clothing Stores	5	0	Clothing Accessories Stores					C	P	P	P	P	P			
		44	8	1	4481	Clothing Stores	9	0	Other Clothing Stores					C	P	P	P	P	P			
		44	8	2	4482	Shoe Stores	1	0	Shoe Stores					C	P	P	P	P	P			
		44	8	3	4483	Jewelry, Luggage, and Leather Goods Stores	1	0	Jewelry Stores					C	P	P	P	P	P			
	Sporting, hobby, music and game stores	45	1	1	4511	Sporting Goods, Hobby, and Musical Instrument Stores	1	0	Sporting Goods Stores					C	P	P	P	P	P			
		45	1	1	4511	Sporting Goods, Hobby, and Musical Instrument Stores	2	0	Hobby, Toy, and Game Stores					C	P	P	P	P	P			
		45	1	1	4511	Sporting Goods, Hobby, and Musical Instrument Stores	3	0	Sewing, Needlework, and Piece Goods Stores					C	P	P	P	P	P			
		45	1	1	4511	Sporting Goods, Hobby, and Musical Instrument Stores	4	0	Musical Instrument and Supplies Stores					C	P	P	P	P	P			
Department store, warehouse	45	2	9	4529	Other General Merchandise Stores	1	0	Warehouse Clubs and Supercenters					C	P	P	P	P	P				

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
	clubs, and supercenters	45	2	9	4529	Other General Merchandise Stores	9	0	All Other General Merchandise Stores					C	P	P	P	P	P		
	Florists	45	3	1	4531	Florists	1	0	Florists					C	P	P	P	P	P		
	Office supply stores	45	3	2	4532	Office Supplies, Stationery, and Gift Stores	1	0	Office Supplies and Stationery Stores					C	P	P	P	P	P		
	Novelty and souvenir stores	45	3	2	4532	Office Supplies, Stationery, and Gift Stores	2	0	Gift, Novelty, and Souvenir Stores					C	P	P	P	P	P		
		45	3	9	4539	Other Miscellaneous Store Retailers	2	0	Art Dealers					C	P	P	P	P	P		
		45	3	9	4539	Other Miscellaneous Store Retailers	9	8	All Other Miscellaneous Store Retailers (except Tobacco Stores)					C	P	P	P	P	P		
	Tobacco Stores	45	3	9	4539	Other Miscellaneous Store Retailers	9	1	Tobacco Stores					C	P	P	P	P	P		
Roadside produce stands	Itinerant vendors									P				P	P	P	P			P	This use will be subject to the new itinerant vendor code.
Shoe repair	Shoe Repair	81	1	4	8114	Personal and Household Goods Repair and Maintenance	3	0	Footwear and Leather Goods Repair					P	P	P	P	P	P		
Shopping center	Deleted														P	P	P				Deleted
Skating rink	Fitness centers and recreational centers	71	3	9	7139	Other Amusement and Recreation Industries	4	0	Fitness and Recreational Sports Centers						P	P	P				This use is consider part of the NAICS National Industry list in the Cultural, Recreation, and Entertainment section
Stables and riding schools	Dancing, music, art, drama and instructional /vocational schools	61	1	6	6116	Other Schools and Instruction	2	0	Sports and Recreation Instruction	P										P	This part of the uses already listed under the Education section. Instead of being listed as a permitted uses it is being listed as an Accessory use limited to stables and riding schools only.
Stables and riding schools	Recreation facilities	71	3	9	7139	Other Amusement and Recreation Industries	9	0	All Other Amusement and Recreation Industries	P										P	This part of the uses already listed under the Culture, Recreation and Entertainment section. Instead of being listed as a permitted uses it is being listed as an Accessory use limited to stables and riding schools only.
Tailor shops	Personal and Household Goods Repair	81	1	4	8114	Personal and Household Goods Repair and Maintenance	9	0	Other Personal and Household Goods Repair and Maintenance					P	P	P	P	P	P		

Zone Use	New Zone Use	Economic Sector	Subsector	Industry Group	4 Digit NAICS	NAICS Industry Group Name	NAICS Industry	National Industry	NAICS National Industry Name	RC-5	R-1	R-2	R-3	C-1	C-2	E	MC	DC	DM	PF	Notes
Tanning salon	Massage therapy, day spas, nail salons, and tanning salons	81	2	1	8121	Personal Care Services	9	9	Other Personal Care Services					P	P	P	P	P	P		Massage therapy, day spas, nail salons, and tanning salons were combined into one line as all of these uses are within the same NAICS National Industry classification. All of the uses are currently allowed in the same zoning classifications.
Tavern		72	2	4	7224	Drinking Places (Alcoholic Beverages)	1	0	Drinking Places (Alcoholic Beverages)					C	P	P	P	P	P		Combined bars, taverns, and nightclubs as all three are classified under the same NAICS National Industry Code. Bars and Taverns are currently allowed in the exact same zoning classifications. The term nightclub has been removed from the land use matrix. This use was also moved to the Cultural, Recreational, and Entertainment Section
Veterinary clinics with no outdoor kennel space or dog runs	Veterinary Services	54	1	9	5419	Other Professional, Scientific, and Technical Services	4	0	Veterinary Services						P	P	P	P ³	P		These uses is moved to the Finance, Insurance, Real Estate, and Professional Service section. These two lines have been combined with a note that outdoor kennel space or dog runs are not allowed in the DC and DM
Veterinary clinics, animal hospitals		54	1	9	5419	Other Professional, Scientific, and Technical Services	4	0	Veterinary Services						P	P	P				

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CITY COUNCIL WORKSHOP

**June 7, 2016
5:30 P.M.**

DRAFT MINUTES



“Where Dreams Can Soar”

The City of Bonney Lake’s Mission is to protect the community’s livable identity and scenic beauty through responsible growth planning and by providing accountable, accessible and efficient local government services.

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Location: Bonney Lake Justice & Municipal Center, 9002 Main Street East, Bonney Lake, Washington.

- I. CALL TO ORDER** – Mayor Neil Johnson, Jr. called the workshop to order at 5:30 p.m.
- II. ROLL CALL:** Administrative Services Director/City Clerk Harwood Edvalson called the roll. In addition to Mayor Johnson, elected officials attending were Deputy Mayor Randy McKibbin, Councilmember Justin Evans, Councilmember Donn Lewis, Councilmember Katrina Minton-Davis, Councilmember Dan Swatman, and Councilmember Tom Watson. Councilmember James Rackley was absent.

Councilmember Lewis moved to excuse Councilmember James Rackley’s absence. Councilmember Swatman seconded the motion.

Motion approved 6 – 0.

Staff members in attendance were City Administrator Don Morrison, Administrative Services Director/City Clerk Harwood Edvalson, Public Works Director Dan Grigsby, Community Development Director John Vodopich, Senior Planner Jason Sullivan, City Attorney Kathleen Haggard, and Deputy City Clerk Susan Haigh. Police Chief Dana Powers arrived at 5:55 p.m.

III. AGENDA ITEMS:

A. Council Open Discussion:

Well City Award: Mayor Johnson said the City received a letter from the Association of Washington Cities confirming Bonney Lake received a 2016 Well City Award for its Wellness Program, which provides a discount on health insurance premiums.

Community Garden Events: Mayor Johnson invited all to attend the June 11, 2016 Community Garden Grand Opening ceremony from 11:00 a.m. to 2:00 p.m.

Communities for Families (CFF): Councilmember Watson said he attended the June 2, 2016 CFF meeting in Sumner. He said David Wells presented information on Bonney Lake summer events, and they said goodbye to Joannie Hill who was leaving the program. Councilmember Watson said he toured the new CFF offices at Sumner High School on June 7th; he said they have a very nice new location.

Traffic Safety: Councilmember Watson said a citizen contacted him with concern about traffic near the intersection at SR410 and South Prairie Road at Lowe’s,

where it is sometimes difficult to cross lanes of traffic to make a right-hand turn. He invited the citizen to attend the next Public Safety Committee meeting. Deputy Mayor McKibbin said he has noticed this is a difficult location.

Councilmember Watson also asked about potential traffic issues for drivers visiting the temporary fruit stand located at 192nd Avenue and Sumner-Buckley Hwy. City Administrator Morrison said if it becomes an issue the City can address it, and noted that after July 1st the city property will be closed to temporary stands for work on the Fennel Creek Lift Station. Mayor Johnson confirmed the property will not be available for temporary sales during the summer including the Renaissance Faire.

Councilmember Watson said he saw a boat trailer parked on the southeast corner of the intersection of Bonney Lake Blvd and Locust Ave. Mayor Johnson said police will be enforcing boat trailer parking at Allan Yorke Park but he was not aware of parking down the street.

Councilmember Watson noted the old bench located at this intersection may be a safety concern as it is quite old. Mayor Johnson said he believes the bench is owned by Pierce Transit and the City can ask them to have it removed.

Business Opening: Councilmember Watson said he attended the grand opening of the new Closet Envy store. He said the owners told him the city staff were very helpful with issues that came up while they were working to open the store.

Senior Bus: Councilmember Watson asked whether the City should have a policy about picking up seniors outside the City limits using the Senior Bus. He said other transportation options are available to those outside city limits.

Councilmember Evans said he can provide a list of transportation resources that help seniors travel to community centers. Mayor Johnson said the Council could limit where the bus travels if it chooses; City Administrator Morrison said the issue came up a few years ago but there was no Council consensus. He said he would provide Councilmembers with the previous draft policy to review.

Councilmember Minton-Davis asked whether bus drivers incur overtime as they sometimes pick up and drop off seniors at late hours. Administrative Services Director/City Clerk Edvalson explained that some driving is done by volunteers, and the main driver flex his schedule and does not accrue comp time or overtime.

Community Groups Meeting: Councilmember Watson said he attended a meeting on May 26th at the Public Works Center for community groups to discuss resources and facilities. He said a lot of people attended and there is clearly a need for community groups to have space for meetings, events, and storage. He said both the old City Hall (Public Works Center) and the Senior Center will need repairs in the future, and as the new Public Works Center moves forward the Council needs to think about what to do for community groups.

Mayor Johnson said he separately met with the Greater Bonney Lake Historical Society (GBLHS) to discuss his concept of a "Community Campus" for groups

such as GBLHS, Beautify Bonney Lake, and the Arts Commission. He noted that after staff move into a new Public Works Center, the old City Hall could be used for a historical museum, art gallery, and meeting rooms, plus storage on the City property. He suggested GBLHS could be responsible for scheduling meeting spaces and use of the building by other groups; another idea is to have community groups pay an annual fee for use of the Community Campus, including meeting rooms, storage space, etc. He said there is a definite need for more meeting space.

The Mayor and Council also discussed capacity issues at the current Senior Center. The building is at full capacity for many events and staff struggle to find space for all the activities and visitors. Mayor Johnson said in the future, the Council must consider whether to expand or remodel the Senior Center to provide space for the growing number of visitors and activities.

Mayor Johnson said he supports the Community Campus concept, and has asked the GBLHS to provide him with a rough sketch outlining their vision for the space. Senior Planner Sullivan said the Community Campus concept was discussed and is now part of the Bonney Lake Centers Plan for the Lake Tapps area, and will be included in future comprehensive planning discussions.

Families First Coalition: Councilmember Lewis said he attended the May 23, 2016 White River Families First Coalition meeting in Buckley. He said Pastor Thad Huff spoke about the experiences and resources available to foster families in the community. He said their next Meeting is scheduled on June 27, 2016 where David wells will present information on summer events.

Pierce County Regional Council (PCRC): Councilmember Lewis said he and Councilmember Evans attended the May 19, 2016 PCRC meeting in Tacoma. They received updates on the Sound Transit 3 proposal to expand transit through the region, and discussed the Focus 2040 long range plan. Councilmember Evans is the representative for “Other Cities & Towns in Pierce County” to the Puget Sound Regional Council (PSRC) Growth Management Policy Board, and Councilmember Lewis was named as his alternate. Councilmember Lewis said growth management will continue to be a big issue in the future.

Councilmember Watson asked about future traffic projections for SR410. Councilmember Lewis said traffic on SR410 is expected to increase, and there is a future plan to expand SR410 to make it a major route across to Yakima and provide an alternate route to I-5. He said the new median barrier in downtown Bonney Lake is one of many projects WSDOT is completing to increase safety on State highways.

Puget Sound Regional Council (PSRC): Councilmember Evans said he attended the June 2, 2016 meeting of the PSRC Growth Management Policy Board. He said Councilmember Lewis was formally announced to serve as his alternate on the Board. The City of Lynnwood presented information on their city center and regional growth center. He said next month the Board will review the Conditional Certification Reports from member cities and counties.

Council Meeting Procedures: Councilmember Minton-Davis said she listened to the audio recording of the May 26, 2016 Meeting and there seemed to be confusion on the rules for speakers during public hearings. She said that although the procedure was provided on the printed agendas, it might be helpful if someone read the rules aloud before a public hearing to help explain the process to attendees. Mayor Johnson said it is important to be consistent and noted that the City Clerk could recite the rules prior to hearings.

Councilmember Swatman asked who determines if a sergeant at arms will be present at Council Meetings. He said there was no sergeant at arms at the last meeting and he prefers to have one in attendance. Mayor Johnson explained that he did not think it was necessary to have a sergeant at arms at the last meeting, although the Deputy Mayor ended up serving as chair for this particular meeting. City Attorney Haggard explained the Council's policies, which state the Chair is responsible to have a sergeant at arms present "when deemed necessary".

Lake Tapps Speed Limits: Councilmember Swatman asked for an update on citizen concerns about speeding on Lake Tapps from the last meeting. Councilmember Watson said the Public Safety Committee plans to discuss the topic at its June 28, 2016 Meeting. Councilmember Swatman said he plans to attend the Public Safety Committee meeting in Councilmember Rackley's place, as he is interested in this topic.

Police Chief Powers said the specific location is a channel where three sections of Lake Tapps converge. She said based on the code and RCW, if you measure 200 feet from the shore there would still be a small channel where boats can travel over 5 miles per hour through the center. She said the residents measured from structures like docks, which would result in the speed limit going up and down through the channel. She said enforcement is difficult on the water and boater's behaviors are inconsistent. She said Marine Patrol Officers monitor this location and ticketed someone there this past weekend.

Chief Powers said if the City wanted a buoy system it would need to be on both sides all the way through the channel, and the buoy that has been donated could not simply be placed in the center of the channel. She said staff plan to install the donated buoy soon. Chief Powers said the area in question is not particularly dangerous, but some people are reckless. She said city GIS staff prepared a more accurate map of the channel and distances. Councilmembers discussed safety and boating speeds on Lake Tapps. Chief Powers described activity over the previous weekend when warm weather brought many people out to the lake, leading to several minor accidents.

B. Review of Draft Minutes: May 17, 2016 Workshop and May 24, 2016 Meeting

The draft minutes were forwarded to the June 14, 2016 Meeting for action with minor corrections.

C. Discussion: AB16-24 – Ordinance No. D16-24 – Itinerant Vendor Ordinance

Senior Planner Sullivan said the Council reviewed an initial draft of this ordinance on May 3, 2016, and had concerns about its complexity. He said staff have removed the requirement for a temporary use permit which simplifies the ordinance. He said staff also studied the Council's questions about fuel tanks. He said the Fire Code requires 25 feet between trucks and fuel dispensing pumps, while above-ground LP tank distances are based on the size of tank. He said the City's code references the international building code standards.

Councilmember Swatman said he does not approve of the proposed language about eliminating itinerant businesses and improving record-keeping and data collection to increase public safety. Senior Planner Sullivan said these phrases related to the previous version of the ordinance and temporary use permits; he said these statements should have been removed in the revised version. Council consensus was to remove these two statements from the proposed ordinance.

Council consensus was to forward proposed Ordinance D16-24 to the June 14, 2016 Meeting for action as amended as a Consent Agenda item.

D. Discussion: AB16-26 – Ordinance D16-26 – Ban on Marijuana Cooperatives

Planning Commission Chair Grant Sulham explained that Washington State adopted new codes that would put the city's existing ordinance out of compliance, and this proposed ordinance brings the City code into compliance. Senior Planner Sullivan reiterated that this is a housekeeping item to keep the City's code in line with the Revised Code of Washington (RCW). City Attorney Haggard said the proposed ordinance is a bit broader; she noted that many cities have chosen to ban cooperatives as they would be located in residential zones. She said the proposed ordinance also provides more enforcement authority for nuisances.

Council consensus was to forward proposed Ordinance D16-26 to the June 14, 2016 Meeting for action as a Consent Agenda item.

E. Discussion: AB16-48 – Ordinance D16-48 – Victor Falls Annexation and Pre-Annexation Zoning.

Senior Planner Sullivan said the proposed ordinance establishes zoning for the Victor Falls Annexation area, and also annexes the area at the same time. He said these two properties are located on either side of the City-owned property which was previously annexed. The parcels would be annexed into the city as a municipal annexation since the city owns both properties.

Councilmembers discussed the properties included in the annexation and the city facilities and planned use of the park and house. Mayor Johnson confirmed that the Police Department would be able to police the city-owned properties once they are annexed into the City.

Councilmember Minton-Davis clarified that the properties are in an island outside the city limits. Senior Planner Sullivan explained that the properties around Victor

Falls are in unincorporated Pierce County and outside the City of Bonney Lake Urban Growth Area (UGA). He said some is agricultural resource land and it will be difficult to close the gap to annex these parcels. He said the Victor Falls annexation is easy since the property is city-owned.

Council consensus was to forward proposed Ordinance D16-48 to the June 14, 2016 Meeting for action as a Consent Agenda item.

F. **Discussion: AB16-70 – Resolution 2532 – Fennel Creek Sewer Lift Station Assessment Reimbursement Area Formation (Pursuant to Public Hearing May 24, 2016)**

Public Works Director Grigsby described the agenda packet materials including the draft resolution, responses to questions raised during the public meeting and Public Hearing, and a list of certified letters to residents that were returned as undeliverable. He said the assessment estimates for the resolution were revised with updated design and construction costs now that design is complete and bids for construction were opened. These revisions reduced the assessment fee by about \$100 per equivalent residential unit (ERU).

Councilmembers discussed testimony received at the Public Hearing, including comments from Kelley Glade residents and written comments from the Skystone Apartments developer, Skystone LLC. Councilmember Swatman proposed that Kelley Glade be removed from the proposed Assessment Reimbursement Area (ARA). He asked for clarification on State laws related to ARAs and latecomer agreements; City Attorney Haggard read a portion of RCW 35.91.060 aloud explaining that the boundaries are based on properties that would require connection upon development or redevelopment, or be allowed connection. She said staff had made a determination that Kelley Glade be included in the ARA.

Councilmembers discussed the current lift station construction project which was already approved, as well as funding sources and potential future projects to extend sewer to other properties such as Swiss Park, Kelley Glade, and Cedarview. Public Works Director Grigsby said it is impossible to know if and when sewer extensions will be constructed, as it depends on funding and development.

Councilmember Swatman said the City has a greater need to provide sewer service to the Cedarview neighborhood, while it is not as urgent to provide sewer in Kelley Glade.

Councilmembers discussed the letter sent by Skystone, LLC that states they planned to connect to the existing Lift Station #17 and did not anticipate the costs in the proposed ARA. Public Works Director Grigsby explained the City's need for a new lift station in this area. He said the developer's initial plans were made 12 years ago, and since then the City has updated its Sewer Comprehensive Plan and other factors have changed. He noted the current Comprehensive Plan shows a lift station at the Fennel Creek location. Community Development Director

Vodopich said the Skystone developers have had a pre-application meeting and submitted a Design Review application which is now in progress. He outlined their estimated ARA assessment and said he expects, given their opposition at this time, that they would oppose an increase to this assessment. City Administrator Morrison said the developers were aware of the proposed lift station for over a year. Councilmembers discussed infrastructure needs related to development, and the expectation for developers to contribute a portion of the costs for the new lift station that the City is building.

The Council discussed the likelihood of residents in Kelley Glade desiring or needing to connect to sewer in the next 20 years. Councilmember Swatman noted regardless of whether they are included in the ARA, residents would have to pay the regular sewer connection fee and other costs to connect to an available sewer line.

Public Works Director Grigsby addressed questions about acquiring a utility easement through Kelley Glade on 203rd Ave E to provide sewer to the Cedarview neighborhood. He said the City has a water line easement in the road now, and may need to negotiate a separate sewer easement to construct a sewer line through Kelley Glade in the future.

Councilmembers discussed sewer connection fees, proposed ARA costs to property owners, and potential litigation risks related to including or removing specific properties from the proposed ARA. Public Works Director Grigsby said he favors leaving Kelley Glade in the proposed ARA. He said negotiations for a possible easement through Kelley Glade could occur in the future if/when the City moves to extend sewer to the location.

The Council reviewed the various properties shown on the proposed ARA map and discussed topography issues and alternate options for future sewer extensions. Councilmember Minton-Davis noted that Swiss Park has a small number of water connections currently, but could be developed in the future. Staff provided information on this and other nearby parcels, including current utility services, zoning, and potential redevelopment. City Attorney Haggard said if the Council wishes to include future potential development in the ARA assessment, this must be addressed now based on a best assessment of future development or redevelopment. She said once the latecomer agreement is finalized it is set. She said although it is difficult to predict the future, if there is solid reason to expect a property to develop at a higher use, it would be reasonable to consider this when forming the ARA. Staff noted that potential development of the Swiss Park and other properties could include a variety of uses based on the current zoning of Public Facility, Single-Family, and Midtown Core.

Councilmember Evans suggested that the City reach out to Kelley Glade residents and propose they provide an easement in return for leaving them out of the ARA. Mayor Johnson said staff could reach out to see if there is any interest. Councilmember Swatman reiterated his support for removing Kelley Glade from

the ARA. Councilmember Evans, Lewis, and Watson agreed. Councilmember McKibbin said he initially opposed the ARA formation but would be comfortable moving forward and removing Kelley Glade from the assessment area. Councilmember Lewis said it is unlikely that Kelley Glade's system will fail within 20 years and need to connect to City sewer.

Council noted the number references on the map and preliminary latecomer fee attachment do not match up; Public Works Director Grigsby said he would make corrections to the attachments.

Council consensus was to forward proposed Resolution 2532 to the June 14, 2016 Meeting for action as a Full Council item, with the removal of Kelley Glade Residents from the proposed ARA calculations.

G. Discussion: Discounted Utility Rates for Seniors.

City Administrator Morrison provided Councilmembers with information on the current code and discounts available to senior citizens and disabled persons, which are available to those who receive a Pierce County property tax discount. The current discount is 50% of the water availability charge and 20% of the sewer availability charge. Staff estimate that customers who use water conservatively should have low bills, and did not recommend making any changes to the code.

Councilmember Minton-Davis said the current discount only applies to the water availability charge, not the consumption charge. She said consumption charges fluctuate based on usage and tiered rates. Councilmembers discussed how sewer rates are calculated based on water usage, but capped at 10 CCF per month.

Councilmember Minton-Davis noted that every-other-month billing leads to low bills one month and much higher bills the following month. She suggested the City offer averaged or budget billing to customers to even out the cost. Public Works Director Grigsby said the City is working to replace all meters with radio-read meters which will allow every-month billing and eventually remote transmittal of meter readings. This would provide consumption billing every month instead of every other month and even out utility bills for customers. He said this project started a couple of years ago with a goal of completion within 10 years or sooner. He said finance staff report that many customers are confused by the every-other-month meter readings and fluctuating bills. City Attorney Haggard noted that utilities are required to offer a budget billing option by State law, and she believes it is currently offered by the City's utility billing staff.

Councilmembers asked for more information on the number of customers who currently receive discounts on their utility bills, and the estimated cost to the city to expand discounts to other parts of the utility bill. Council consensus was to forward the topic to a future Finance Committee meeting for discussion.

IV. EXECUTIVE/CLOSED SESSION: None.

V. ADJOURNMENT:

At 7:27 p.m. the Workshop was adjourned by common consent of the Council.

Motion to adjourn approved 6 – 0.

Harwood Edvalson, MMC
City Clerk

Neil Johnson, Jr.
Mayor

Items presented to Council at the June 7, 2016 Workshop:

- Don Morrison, City Administrator – *Handout re: utility rates.*

Note: Unless otherwise indicated, all documents submitted at City Council meetings and workshops are on file with the City Clerk. For detailed information on agenda items, please view the corresponding Agenda Packets, which are posted on the city website and on file with the City Clerk.

CITY COUNCIL MEETING

**June 14, 2016
7:00 P.M.**

MINUTES



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Location: Bonney Lake Justice & Municipal Center, 9002 Main Street East, Bonney Lake, WA.

I. CALL TO ORDER –Mayor Neil Johnson, Jr. called the Meeting to order at 7:00 p.m.

- A. Flag Salute: Mayor Johnson led the audience in the Pledge of Allegiance.
- B. Roll Call: Administrative Services Director/City Clerk Harwood Edvalson called the roll. In addition to Mayor Johnson, elected officials attending were Deputy Mayor Randy McKibbin, Councilmember Justin Evans, Councilmember Donn Lewis, Councilmember James Rackley, Councilmember Dan Swatman, and Councilmember Tom Watson. Councilmember Katrina Minton-Davis arrived at 7:24 p.m.

Staff members in attendance were City Administrator Don Morrison, Administrative Services Director/City Clerk Harwood Edvalson, Chief Financial Officer Cherie Gibson, Community Development Director John Vodopich, Public Works Director Dan Grigsby, Chief of Police Dana Powers, City Attorney Kathleen Haggard, and Administrative Specialist II Renee Cameron.

Mayor Johnson asked for a moment of silence for the Orlando tragedy. A moment of silence was held by those in attendance.

- C. Agenda Modifications: Mayor Johnson asked for Council consensus to pull the Community Development Committee Issue Item B. AB16-77 – Resolution 2537; and Full Council Issue Item A - AB16-70 – Resolution 2532. Council consensus was to table these two items to a future Council Workshop.
- D. Announcements, Appointments and Presentations:
 - 1. Announcements: None.
 - 2. Appointments: None.
 - 3. Presentations:
 - a. **Puget Sound Energy – Customer Upgrade Campaign.**
Sharmila Swenson, Manager of Local Government Affairs and Public Policy for Puget Sound Energy (PSE) presented PSE’s new Customer Upgrade Campaign PSE Sweeps regarding energy efficiency, including the campaigns opportunity for its 1.1 million customers to receive a free LED bulb, appliance and light bulb recycling, free home energy audits, as well as the savings with energy efficiency of showers heads and appliances and replacement programs for older model appliances. She said PSE’s

representatives will be visiting the Bonney Lake community in the near future. Those representatives will be wearing their yellow shirts to identify themselves and notice boards will be placed in neighborhoods advising of the campaign representatives' presence that they are in neighborhoods. Said advised that Administrative Services Director Edvalson has her contact information and to please feel free to reach out and ask for any assistances that she or PSE can provide. Mayor Johnson said Ms. Swenson has done a great job representing PSE in the Bonney Lake community. This item was for presentation purposes only.

II. PUBLIC HEARINGS, CITIZEN COMMENTS & CORRESPONDENCE:

A. Public Hearings:

1. **AB16-65** – A Public Hearing Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, To Consider Resolution 2529, Declaring Real Property Surplus, And Authorizing The Mayor To Sell Said Property As Outlined In Bonney Lake Municipal Code Section 2.70.100 (4824 Aqua Dr., Bonney Lake).

Administrative Services Director/City Clerk read the agenda bill for AB16-65 regarding Resolution 2529, declaring the real property surplus of the property at 4824 Aqua Drive, Bonney Lake.

Mayor Johnson opened the Public Hearing regarding AB16-65 at 7:10 p.m.

There was one speaker, Sloan Clark, who signed up to speak, however, she advised that she inadvertently signed up to speak regarding this public hearing. There were no speakers regarding the AB16-65 public hearing.

Mayor Johnson closed the Public Hearing at 7:11 p.m, and no action was taken.

2. **AB16-82** – A Public Hearing Of The City Council Of The City Of Bonney Lake, Pierce County, Washington To Consider Resolution 2539 To Adopt The 2017–2022 Six Year Transportation Improvements Program (AB16-83).

Administrative Services Director/City Clerk Edvalson read the agenda bill for AB16-82 regarding Resolution 2539 to adopt the 2017-2022 Six Year Transportation Improvements Program. There were no speakers signed up to speak regarding the AB16-82 public hearing.

Mayor Johnson opened the Public Hearing regarding AB16-82 at 7:11p.m.

There were no speakers regarding the AB16-82 public hearing.

Mayor Johnson closed the Public Hearing at 7:11 p.m.

B. Citizen Comments: None.

C. Correspondence:

Administrative Services Director/City Clerk Edvalson indicated a letter was submitted for the June 14th Council Meeting regarding Agenda Item IX.A Full Council Issues, which Mayor Johnson and the Council were provided a copy. Mr. Edvalson advised, however, that this item was removed/tabled for discussion from tonight's Council agenda. Mayor Johnson confirmed they received a copy.

1. *William Lynn, Esq., Gordon Thomas Honeywell, letter dated June 14, 2016 Re: Resolution 2532 – Proposed Formation of Assessment Reimbursement Area (ARA) for Fennel Creek Sewer Lift Station, with attachment from Apex Engineering dated June 14, 2016.*

III. COUNCIL COMMITTEE REPORTS:

- A. Finance Committee: Deputy Mayor McKibbin said the Finance Committee met at 5:30 and discussed a resolution for a professional services agreement with RH2, a sewer and water discount reduction for senior citizens, and the budget retreat.
- B. Community Development Committee: Councilmember Lewis said the Committee met on June 7, 2016. He said they discussed Consent Items G, H and I, as well as the public hearing regarding AB16-82 – Resolution 2539, and Community Development Committee Issues Items A, B, and C. He advised that the June 21st meeting will be cancelled due to attendance at the AWC Conference. He advised that the next Community Development Committee meeting will be held on July 5, 2016 at 4:30 p.m.
- C. Economic Development Committee: Councilmember Evans said the Committee met today to discuss the new Interim Executive Director for the Chamber Collective, Christy Minzey, had a presentation from Jenn Francis regarding the current building activities, and discussed the current monthly permit activity. He said Good Morning Bonney Lake and the Chamber luncheon has been cancelled for June, and the next meeting is scheduled for July 12th.
- D. Public Safety Committee: Councilmember Watson said the Committee will be meeting on June 28th. He also said he would like to move Consent Agenda Item Item D AB16-24 to Full Council Issues.
- E. Other Reports: Councilmember Rackley said he will unfortunately be unable to attend the AWC Conference and as he was appointed as one of the City's Voting Delegates he asked to have that delegation given to another Council or staff member. Mayor Johnson advised that they will find a replacement for Councilmember Rackley as a Voting Delegate for the AWC Conference.

IV. CONSENT AGENDA:

Councilmember Watson moved to move Consent Agenda Item IV.D. AB16-24 – Ordinance D16-24 – An Ordinance Of The City Council Of The City Of Bonney Lake,

Pierce County, Washington, Recodifying Chapter 18.56 Of The Bonney Lake Municipal Code To Regulate Itinerant Vendors Within The City to Full Council Issues Item D.

Consent Agenda Item IV.D. was moved to IX. Full Council Issues Item D. 6 – 0.

- A. **Approval of Corrected Minutes:** May 17, 2016 Workshop, and May 24, 2016 Meeting.
- B. **Approval of Accounts Payable and Utilities Checks/Vouchers and Refunds:**
Accounts Payable checks/vouchers #73828-73870 (including wire transfer number 20160506) in the amount of \$99,589.12;
Accounts Payable checks/vouchers #73871-73906 (including wire transfer number's 18178901, and 20160504) in the amount of \$873,851.93;
Accounts Payable checks/vouchers #73908-73972 in the amount of \$86,927.01; and
VOIDS – check #73801, replaced with check #73907.
- C. **Approval of Payroll:** May 16th-31st, 2016 for checks #32985-33007 including Direct Deposits and Electronic Transfers is \$ 631,012.07.
- D. ~~**AB16-24 – Ordinance D16-24 – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Recodifying Chapter 18.56 Of The Bonney Lake Municipal Code To Regulate Itinerant Vendors Within The City.**~~
Moved to Full Council Issues – Item D.
- E. **AB16-26 – Ordinance 1547 [D16-26] – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Amending Sections 8.20.020, 18.04.130, And 18.08.030 Of The Bonney Lake Municipal Code, Relating To Marijuana Cooperatives.**
- F. **AB16-48 – Ordinance 1548 [D16-48] – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Annexing Certain Real Property, Identified As The “Victor Falls Property”, Into The City Of Bonney Lake, Pursuant To RCW 35A.14.300, For Use As A Public Park Site, And Assigning A Zoning Classification Of “Public Facilities.”**
- G. **AB16-61 – Resolution 2526 – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing A Professional Services Agreement With Apply-A-Line, Inc. For The 2016 Street Striping And Pavement Markings Project.**
- H. **AB16-62 – Resolution 2527 – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing A Contractor Agreement With Doolittle Construction, LLC For The 2016 Chip Seal Application.**
- I. **AB16-84 – Resolution 2540 – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing A Contract Amendment For Parametrix, Inc. For The Preparation Of The Bonney Lake Coordinated Watershed Protection And Land Use Plan Project.**

Consent Agenda approved 6 – 0.

V. FINANCE COMMITTEE ISSUES: None.

VI. COMMUNITY DEVELOPMENT COMMITTEE ISSUES:

- A. **AB16-80 – Ordinance D16-80** – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Amending Section 12.30.010 Of The Bonney Lake Municipal Code To Amend The Future Streets Map.

Councilmember Lewis moved to approve AB16-80 – Ordinance 1550 [D16-80]. Councilmember Watson seconded the motion.

Ordinance 1550 approved 6 – 0.

- B. ~~**AB16-77 – Resolution 2537** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing A Professional Services Agreement With ARC Architects To Develop The Plans, Specifications, Estimates And Related Documents For The Public Works Center Materials And Storage Yard.~~

- C. **AB16-85 – Resolution 2541** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Approving Construction Management For Survey Staking Contract With KPG Engineers For The 186th Corridor Improvements Project.

Councilmember Lewis moved to approve Resolution 2541. Councilmember Watson seconded the motion.

Resolution 2541 approved 6 – 0.

VII. ECONOMIC DEVELOPMENT COMMITTEE ISSUES: None.

VIII. PUBLIC SAFETY COMMITTEE ISSUES:

- A. **AB16-76 – Ordinance D16-76** – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Amending Chapter 9.01.010 Of The Bonney Lake Municipal Code And Ordinance No. 1444 Relating To The Adoption Of Statutory Provisions To Adopt Newly Codified RCW 18.108.030 And 18.108.035 Related To The Unlicensed Practice Of Massage.

Councilmember Watson moved to approve Ordinance 1549 [D16-76]. Councilmember Lewis seconded the motion.

Ordinance 1549 approved 6 – 0.

- B. **AB16-81 – Ordinance D16-81** – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Amending Section 9.11.050 Of The Bonney Lake Municipal Code And The Corresponding Portions Of Ordinance No. 1444, And Adding New Sections 9.11.060 And 9.11.070 Relating To Aggressive Solicitation.

Councilmember Rackley moved to approve Ordinance 1551 [D16-81]. Councilmember Evans seconded the motion.

Ordinance 1551 approved 6 – 0.

Councilmember Evans said the reason this ordinance was brought forward to provide the Police Officer more leverage while dealing with solicitors in our community. Mayor Johnson asked if their assist with panhandling regulations. Police Chief Powers advised it helps and Councilmember Watson said the Public Safety Committee are looking at additional code revisions regarding panhandlers. City Attorney Haggard advised that there is a Washington Supreme Court case that is being reviewed and depending on the outcome of that case there may be future ability of cities regarding solicitation, as currently panhandling in general is a protected speech and cities are very limited in how they can regulate it.

IX. FULL COUNCIL ISSUES:

- A. ~~**AB16-70 – Resolution 2532** – A Resolution Of The City Council Of The City Of Bonney Lake, Washington, Authorizing Formation Of An Assessment Reimbursement Area For Construction Of The Fennel Creek Sewer Lift Station. (Pursuant to Public Hearing May 24, 2016).~~
- B. **AB16-87 – Resolution 2542** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing A Contract With RH-2 Engineering, Inc. For Services To Design And Programming Efforts For SCADA Systems Upgrade – Phase 3.

Councilmember Lewis moved to approve Resolution 2542. Councilmember Watson seconded the motion.

Public Works Director Grigsby and Councilmember Lewis advised that this item was thoroughly reviewed at the Finance Committee, as well as Community Development Committee.

Resolution 2542 approved 6 – 0.

- C. **AB16-86** – A Motion Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Cancelling The Regular Council Workshop And Community Development Committee Meeting On June 21, 2016.

Councilmember Lewis moved to approve Cancelling The Regular Council Workshop And Community Development Committee Meeting On June 21, 2016. Councilmember Rackley seconded the motion.

Motion AB16-86 approved 6 – 0.

- D. **AB16-24 – Ordinance D16-24** – An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Recodifying Chapter 18.56 Of The Bonney Lake Municipal Code To Regulate Itinerant Vendors Within The City.

Councilmember Watson moved to approve Ordinance D16-24. Councilmember Lewis seconded the motion.

Councilmember Swatman said he does not see the necessity of this particular ordinance, so he will be voting no on it. Councilmember Watson agreed with Councilmember Swatman and advised that he too will be voting no on this proposed ordinance.

Councilmember Minton-Davis moved to table this item and forward it to the Economic Development Committee for further review. Councilmember Rackley seconded the motion.

**Ordinance D16-24 Tabled 4 – 3.
Deputy Mayor McKibbin,
Councilmember Swatman,
and Councilmember Evans voted no.**

X. EXECUTIVE/CLOSED SESSION: None.

XI. ADJOURNMENT:

At 7:26 p.m. Mayor Johnson adjourned the meeting.

Harwood Edvalson, MMC City Clerk	Neil Johnson, Jr. Mayor
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Items presented to Council at the June 14, 2016 Meeting:

- William Lynn, Esq., Gordon Thomas Honeywell – *Correspondence dated June 14, 2016 Re: Resolution 2532 – Proposed Formation of Assessment Reimbursement Area (ARA) for Fennel Creek Sewer Lift Station, with attachment from Apex Engineering dated June 14, 2016.*

Note: Unless otherwise indicated, all documents submitted at City Council meetings and workshops are on file with the City Clerk. For detailed information on agenda items, please view the corresponding Agenda Packets, which are posted on the city website and on file with the City Clerk.

CITY COUNCIL MEETING

June 28, 2016
7:00 P.M.

DRAFT MINUTES



“Where Dreams Can Soar”

The City of Bonney Lake’s Mission is to protect the community’s livable identity and scenic beauty through responsible growth planning and by providing accountable, accessible and efficient local government services.
www.ci.bonney-lake.wa.us

Location: Bonney Lake Justice & Municipal Center, 9002 Main Street East, Bonney Lake, Washington.

I. CALL TO ORDER – Deputy Mayor Randy McKibbin called the Meeting to order at 7:00 p.m.

- A. Flag Salute: Deputy Mayor McKibbin led the audience in the Pledge of Allegiance.
- B. Roll Call: Administrative Services Director/City Clerk Harwood Edvalson called the roll. In addition to Deputy Mayor McKibbin, elected officials attending were Councilmember Justin Evans, Councilmember James Rackley, Councilmember Dan Swatman, and Councilmember Tom Watson. Mayor Neil Johnson, Jr., Councilmember Donn Lewis, and Councilmember Katrina Minton-Davis were absent.

Councilmember Watson moved to excuse Councilmember Lewis’ and Councilmember Minton-Davis’ absences. Councilmember Rackley seconded the motion.

Motion approved 5 – 0.

Staff members in attendance were City Administrator Don Morrison, Administrative Services Director/City Clerk Harwood Edvalson, Chief Financial Officer Cherie Gibson, Public Works Director Dan Grigsby, Police Chief Dana Powers, Community Development Director John Vodopich, City Attorney Kathleen Haggard, and Deputy City Clerk Susan Haigh.

- C. Agenda Modifications: None.
- D. Announcements, Appointments and Presentations:
 - 1. Announcements:

- a. **Proclamation:** Salute to Armed Forces Day – July 6, 2016.

Deputy Mayor McKibbin read the proclamation aloud and encouraged all to attend the July 6, 2016 Tunes at Tapps concert with the 133rd Army Band. He invited Debbie McDonald to speak from the audience; she thanked the Council for supporting the event, which has grown a lot since the first event in 2015. She said this year includes local sponsors, booths sponsored by groups that support the military, fundraising for the USO, a toy drive, and a skydiving team performance along with the free concert. She thanked members of the Sumner & Bonney Lake VFW, who participated in the first ‘Salute to Armed Forces’ event in 2015.

2. Appointments: None.
3. Presentations:
 - a. **Presentation:** Homelessness Presentation – Community Outreach Officer Jeff Bennett, Puyallup Police Department.

Officer Bennett presented “Impacts of Homeless Population on Police Services”, which covered issues related to homelessness, mental health, and drug addiction, and the outreach services and activities they have worked on in recent years. He invited all to attend the Community Conversation about heroin event on June 29, 2016 at the Puyallup Pavilion. The Council thanked Officer Bennett for his service in this role for the community.

II. PUBLIC HEARINGS, CITIZEN COMMENTS & CORRESPONDENCE:

A. Public Hearings: None.

B. Citizen Comments:

Debbie Campbell, Chief Financial Officer, Sumner School District, provided an update from the School District. She provided information on the class of 2016 high school graduates, and described summer activities including jump start programs for incoming kindergarteners and 9th graders; high school summer school and skills center; elementary science camp; clubs; intervention programs; and summer breakfast and lunch programs. Ms. Campbell said the District honored retiring staff and teachers at their recent board meeting and expect about 125 new staff to join the District in the fall. She said the District is purchasing personal devices (Chromebooks) for students with technology levy funds. She said next year marks the School District’s 125th Anniversary and they will hold a gala event at Sunset Stadium on August 30, 2016.

Leroy Goff, 702 Alder Ave, Sumner, & Mike Connor, 4923 Parker Road, Sumner, spoke as members of the Bonney Lake and Sumner Veterans of Foreign Wars #370 located in Sumner. Mr. Goff, a World War II veteran, described the VFW’s efforts to bring in new members. Mr. Connor spoke about his experience as a veteran and the role of the VFW in serving veterans and the community. He invited all veterans and family members to a Veteran’s Picnic on July 10, 2016 from Noon to 4:00 p.m. at the VFW Hall (1705 Willow St, Sumner). He also encouraged area residents to find photographs and memorabilia for a display at the VFW hall, in partnership with the Sumner Historical Society.

C. Correspondence: None.

III. COUNCIL COMMITTEE REPORTS:

A. Finance Committee: Councilmember McKibbin said the Committee has not met since the last Council Meeting.

- B. Community Development Committee: Councilmember McKibbin said the Committee has not met since the last Council Meeting.
- C. Economic Development Committee: Councilmember McKibbin said the Committee has not met since the last Council Meeting.
- D. Public Safety Committee: Councilmember Watson said the Committee met at 4:00 p.m. earlier in the day. He said he and fellow Councilmembers took a boat tour of Lake Tapps with the Police Chief and Assistant Chief to learn about the challenges of law enforcement on the lake. He said at the Committee meeting, members discussed fireworks issues, and the Police Department is focusing on education and enforcement of the newly revised regulations. The Committee also discussed mail theft issues; safety on Lake Tapps; and issues with boaters avoiding parking in the boat trailer lot, which may be leading to an excessive number of boats on the lake. In response to a question from Councilmember Rackley, Councilmember Watson said new speed limit buoys were placed in the lake and more discussion is needed. Councilmember Watson said the Committee also heard a report about the Swim Safe programs and viewed an educational video made for area students. He reminded all of the upcoming community event about heroin abuse in Puyallup on June 29 at 7:00 p.m. He added that the bears sighted in Bonney Laker earlier in the year have not been located.

Councilmember Swatman asked about fireworks patrols and what action citizens can take when they see illegal fireworks. Councilmember Watson said citizens should dial 911 or call the non-emergency dispatch number to report issues.

- E. Other Reports:
Public Works Director Dan Grigsby's Retirement: Deputy Mayor McKibbin recognized Public Works Director Dan Grigsby, who will retire on June 30, 2016, making this his last Council Meeting. Councilmembers expressed their appreciation for Mr. Grigsby's years of service and his expertise. Mr. Grigsby said he has seen a lot and worked closely with many members of the Council and staff over his 12 years with the City of Bonney Lake.

IV. CONSENT AGENDA:

- A. **Approval of Accounts Payable and Utilities Checks/Vouchers and Refunds:**
Accounts Payable checks/vouchers #73973-74023 (including wire transfer number's 20160601, 20160602, 20160603, 20160604, 20160605, and 20160606) in the amount of \$241,036.19.
Accounts Payable checks/vouchers #74024-74078 (including wire transfer number's 20160607, and 20160608) in the amount of \$134,263.21.
Accounts Payable wire transfer #20160617 in the amount of \$44,573.42 for p-card purchases.
- B. **Approval of Payroll:** June 1-15, 2016 for checks #33007-33030 including Direct Deposits and Electronic Transfers is \$549,851.02.

- C. **AB16-65 – Resolution 2529** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Declaring Real Property Surplus, And Authorizing The Mayor To Sell Said Property As Outlined In Bonney Lake Municipal Code Section 2.70.100 (4824 Aqua Drive). *Pursuant to Public Hearing held June 14, 2016.*
- D. **AB16-83 – Resolution 2539** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Adopting A Six-Year Transportation Improvement Program (2017-2022). *Pursuant to Public Hearing (AB16-82) held June 14, 2016.*

**Councilmember Watson moved to approve the Consent Agenda.
Councilmember Rackley seconded the motion.**

Consent Agenda approved 5 – 0.

- V. **FINANCE COMMITTEE ISSUES:** None.
- VI. **COMMUNITY DEVELOPMENT COMMITTEE ISSUES:** None.
- VII. **ECONOMIC DEVELOPMENT COMMITTEE ISSUES:** None.
- VIII. **PUBLIC SAFETY COMMITTEE ISSUES:** None.
- IX. **FULL COUNCIL ISSUES:** None.
- X. **EXECUTIVE/CLOSED SESSION:** None.
- XI. **ADJOURNMENT:**

**At 8:05 p.m. Councilmember Rackley moved to adjourn the Meeting.
Councilmember Watson seconded the motion.**

Motion approved 5 – 0.

Harwood Edvalson, MMC
City Clerk

Neil Johnson, Jr.
Mayor

Items presented to Council at the June 28, 2016 Meeting:

- Mike Connor, VFW Post 3070 – Veteran’s Picnic Flyer (July 10, 2016).

Note: Unless otherwise indicated, all documents submitted at City Council meetings and workshops are on file with the City Clerk. For detailed information on agenda items, please view the corresponding Agenda Packets, which are posted on the city website and on file with the City Clerk.