

Planning Commission Minutes

April 4, 2007 Regular Scheduled Meeting

APPROVED

City Hall Council Chambers

The meeting was called to order at 5:45 P.M.**Planning Commission Present**Randy McKibbin, **Chair**Grant Sulham, **Vice-Chair**

Donn Lewis

Dennis Poulsen

David Eck

Katrina Minton-Davis

L. Winona Jacobsen

City Staff Present

Steve Ladd, Planning Manager

Christy McQuillen, Planning Commission Clerk

GUESTS:

Dan Grigsby, Public Works Director

A poll determined that a majority of Commission members would be available for the next meeting scheduled for April 18, 2007 to be held at City Hall Council Chambers.

I. APPROVAL OF MINUTES:

Minutes subject to review and approved were those of February 7, 2007, February 21, 2007 and March 7, 2007.

A MOTION WAS MADE BY COMMISSIONER LEWIS, SECONDED BY VICE-CHAIR SULHAM TO RECOMMEND APPROVAL OF MINUTES FOR FEBRUARY 7, 2007, FEBRUARY 21, 2007 AND MARCH 7, 2007 AS PRESENTED. APPROVAL WAS UNANIMOUS.

II. PUBLIC COMMENTS/CONCERNS: None**III. OLD/CONTINUING BUSINESS:**

Sign Code Revisions- An email was forwarded to commission members from Don Morrison, City Administrator regarding electronic reader-board signs. The email suggests that these type of signs be allowed but under certain or different recommendations and/or restrictions. In addition, City Council has asked that the Planning Commission explore this avenue of technological signs.

As a group, commissioners and staff discussed what parameters and restrictions should be considered for new “technological signs” such as electronic reader-board or LED displays. Should these types of signs be allowed in certain sections of the City, not allowed in the Downtown corridor, place projection limitations and/or other alternative limitations and should a moratorium be implemented until code changes have been adopted?

Vice-Chair Sulham proposed that language be added to the BLMC to address new technology and that these types of signs be allowed in large commercial plaza’s and schools but not allowed for individual businesses.

Commissioner Jacobsen voiced concern for the code enforcement aspect of the Bonney Lake Municipal Code. The language should be more defined so that if enforcement becomes an issue, regulations will be in place and easy to enforce.

Mr. Ladd would follow up on a possible temporary moratorium on “new technology signs or LED displays” and to report findings at the next Planning Commission meeting scheduled for April 18, 2007.

This item is to remain on the agenda under Old/Continuing business until complete.

A MOTION WAS MADE BY COMMISSIONER POULSEN, SECONDED BY VICE-CHAIR SULHAM TO AMEND THE AGENDA MOVING THE NON-MOTORIZED TRANSPORTATION BEFORE OTHER OLD/CONTINUING BUSINESS. APPROVAL WAS UNANIMOUS.

Non-Motorized Transportation Plan- a Public Hearing was held on February 7, 2007. Mr. Ladd reported that staff has nothing new to report. Dan Grigsby, Public Works Director said that no changes have been made to current Draft Plan and the Department is simply looking forward to Planning Commissions’ recommendation.

Mr. Grigsby explained that the plan has been broken down into 3 sections; walking trails, bike lanes and design standards (for sidewalks and streets). Figure 3-3 provides a cost summary of \$30 million. Mr. Grigsby pointed out that this is simply a guide. Tables within the Plan will allow the City to prioritize projects utilizing certain criteria. Once the Plan has been adopted and as sidewalks are installed, the City will eventually have to address issues such as Stormwater (permeable surfaces, alternative Stormwater management and re-routing water towards swells).

With no further questions or comments, Chair McKibbin called for a motion.

A MOTION WAS MADE BY COMMISSIONER ECK, SECONDED BY COMMISSIONER LEWIS RECOMMENDING THAT CITY COUNCIL APPROVE THE NON-MOTORIZED TRANSPORTATION PLAN. APPROVAL WAS UNANIMOUS.

This item may now be removed from the Planning Commission Agenda.

Chair McKibbin called for a 10 minute break. The Meeting reconvened at 7:05PM.

Sign Code Revisions- Commissioners continued discussion of the Sign Code review.

As a group, the Commission explored the option of working with the Design Commission. Mr. Ladd agreed that a joint meeting is favorable and could be scheduled as soon as May. With the Downtown Plan currently under review, this subject should be included in joint discussions. Mr. Ladd said he would follow up with the Chair of the Design Commission to confirm a date for a joint meeting.

This item is to remain on the Agenda under Old/Continuing Business until complete.

Fennel Creek Trail Plan & EIS (Environmental Impact Statement) - A Public Hearing was held on February 7, 2007. Mr. Ladd reported that the final Environmental Impact Statement is now complete and that staff is simply looking for a recommendation from the Planning Commission.

As a group, the Commission specifically discussed the section of trail that is proposed within the vicinity of Angeline Road and SR410 E. There appeared to be mixed feelings and concerns among the Commission on 1) the development for this section due to the steep slopes; 2) individuals on that section of trail having the ability to see directly into windows of adjacent homes in this area because the trail looks as though it would be above grade level; 3) width of the trail and how far away it should be from Fennel Creek and homes along the trail route. After a minor discussion, Chair McKibbin called for a Motion.

A MOTION WAS MADE BY COMMISSIONER MINTON-DAVIS, SECONDED BY COMMISSIONER JACOBSEN RECOMMENDING THAT CITY COUNCIL APPROVE THE FENNEL CREEK TRAIL PLAN AND ENVIRONMENTAL IMPACT STATEMENT. APPROVAL WAS UNANIMOUS.

Vice-Chair Sulham volunteered to present the recommendation to the Community Development Committee.

This item may now be removed from the Planning Commission Agenda.

IV. **PUBLIC HEARING-** None

V. **NEW BUSINESS-**

Legislative Priorities- Mr. Ladd briefed the Commission on the 11 items outlined in the Staff Report Dated April 4, 2007 and indicated that this will be a work in progress. Items #2, 5, 6 and 11 are high priority and staff will prepare 1 full SEPA notice and Public Hearing.

This item is to remain on the Agenda under Old/Continuing Business until complete.

VI. **FOR THE GOOD OF THE ORDER:**

Correspondence- None

Staff Concerns- Mr. Ladd announced the Downtown Developers Group Meeting scheduled for April 19, 2007. Commissioners were encouraged to attend.

Mr. Ladd announced that the Draft Street Tree Plan has started which includes a proposed landscaping strip along SR410 E. The City of Bonney Lake received a Grant which allows for an extra hire employee to head up this project. A survey will be conducted to inventory all City owned trees on City property.

Commissioner Concerns – Commissioner Lewis asked about the photo enforcement and radar program on SR410 E. Has the Washington State Department of Transportation taken action? Staff has no news to report at this time.

VI. ADJOURNMENT:

MOTION WAS MADE BY COMMISSIONER POULSEN, SECONDED BY COMMISSIONER MINTON-DAVIS TO ADJOURN. APPROVAL WAS UNANIMOUS.

The meeting ended at 8:21P.M.

Christy McQuillen, Planning Commission Clerk
Approved on June 6, 2007