MINUTES - Regular Meeting

Thurston County Planning Commission
Wednesday, May 17, 2000
County Courthouse Complex
2000 Lakeridge Drive SW
Building 1 - Room 152
Olympia, Washington  98502

1. Call to Order

The meeting was called to order at 7:00 p.m. by Chair Bower, followed by introductions of Planning Commission members.

a. Attendance

Members Present: Leo Deatherage, Bob Bower, Tom Cole, Peggy Paradise, Brian Fagernes, Janet Reiner, Liz Lyman, Barbara Frost and e.j. Curry

Members Absent: None

Staff Present: Fred Knostman, Jennifer Hayes, Sandy Norton

b. Approval of Agenda

The agenda was approved as submitted.

c. Approval of Minutes

May 3, 2000 minutes:

Commissioner Lyman requested the quotes be removed from the first sentence on page 3, section 4, paragraph 3.

Commissioner Deatherage moved, seconded by Commissioner Reiner to approve the minutes as amended for May 3, 2000. Motion carried unanimously with Commissioners Fagernes, Frost, and Curry abstaining due to being absent.

2. Public Communications

None.
3. **Public Hearing: Code Amendments**

Chair Bower opened the public hearing at 7:12 p.m.

No public testimony.

Chair Bower closed the public hearing at 7:13 p.m.

Mr. Knostman read aloud a letter dated April 14, 2000 from Steve Friddle, City of Olympia. The letter outlines reasons for not being in support of the proposed height and grade definition amendments.

Ms. Hayes handed out copies of a letter dated May 9, 2000 from City of Tumwater staff in support of the height and grade amendments.

Commissioner Frost asked what the differences were between what the Planning Commission was proposing and what the building code is. Mr. Knostman responded by stating that the building code has a different standard of measuring height, but that the City of Tumwater, City of Lacey and the Shoreline Master Program do not do it that way. Mr. Knostman stated that the Uniform Building Code is used for the definition of grade. Mr. Knostman also stated that most people measure building height to the highest point of the roof. A discussion followed.

Ms. Hayes handed out a May 17, 2000 memorandum from Gary Cooper which states he expects to issue the Determination of NonSignificance (DNS) following the Planning Commission Hearing and prior to any action taken by the Board of County Commissioners and that the DNS will be issued with a 15-day public comment period.

4. **Action: Code Amendments**

**Commissioner Deatherage moved, seconded by Commissioner Cole to recommend to the Board of County Commissioners adoption of the first round of the 2000 Official Docket of Development Regulation Amendments as proposed in the April 24 draft, revising the following chapters of the Thurston County Code:**

- Critical Areas Ordinance, Title 17, Chapter 17.15;
- Rural Area Zoning Ordinance, Title 20, Chapters 20.03, 20.27, 20.28, 20.29, 20.54, 20.56, and Appendix 1;
Tumwater UGA Zoning Ordinance, Title 22, Chapters 22.04 and 22.54;
Olympia UGA Zoning Ordinance, Title 23, Chapters 23.02, 23.36, and 23.37.

Motion carried unanimously.

5. **Planning Commission and Staff Updates**

Mr. Knostman stated that he spoke with Jackie Kettman and Jackie would be able to attend the June 7, 2000 meeting. The Planning Commission decided the June 21, 2000 regular scheduled meeting would work better for a send-off gathering for Jackie because more Commission members would be present. Mr. Knostman stated he would confirm that date with Jackie.

Mr. Knostman gave an update on Cooper Point. Mr. Knostman stated the Growth Hearings Board has dismissed five of the six causes which were all relative to SEPA. Mr. Knostman stated there is only one cause going before the Hearings Board on June 13, 2000. Ms. Hayes handed out a copy of the May 9, 2000 Order Granting Dispositive Motion, from the Growth Management Hearings Board. Mr. Knostman stated that Mark Calkins will be the representative from the Prosecuting Attorney’s Office who will be presenting all arguments on the Comprehensive Plan Amendment issues. A discussion followed.

Ms. Hayes gave a brief update on the joint meeting for Planning Commission members. Ms. Hayes stated that a date has not yet been scheduled and she will keep the Commission updated once a date is scheduled. Ms. Hayes requested agenda items for the Joint Planning Commission meeting.

Commissioner Bower requested that Public Regional Transportation be part of the joint Planning Commission agenda.

Mr. Knostman gave a brief update on Green Cove Creek. Mr. Knostman stated that the Board of County Commissioners adopted an interim overlay zone within the Urban Growth Area which removes the minimum density requirements from the Urban Growth Area. Mr. Knostman also stated that nationwide, stormwater standards have been adopted similar to the stormwater standards adopted for the Salmon Creek Basin. A discussion followed.

Mr. Knostman gave a brief update on Salmon Creek. Mr. Knostman stated the Board briefing was held today, May 17, 2000. Mr. Knostman also stated that the Board may not take action and that the Board would probably wait for the Stakeholder Committee to forward recommendations to determine if there is a need for more interim standards in the area. A discussion followed.
Mr. Knostman gave a brief update on Nisqually Bluff. Mr. Knostman stated the Board of County Commissioners heard the case on Monday May 8, 2000 and remanded the Applicants issues back to the Hearing Examiner. A short discussion followed.

Mr. Knostman gave a brief update on the hiring of a Director for Development Services. Mr. Knostman stated that interviews were held on Friday May, 12, 2000 and that no decisions have been made at this time. A short discussion followed.

6.   Calendar (Tentative)

The next Planning Commission meeting is scheduled for June 7, 2000.

7.   Adjourn

The meeting adjourned at 7:40 p.m.

________________________________________

Bob Bower, Chair