THURSTON COUNTY PLANNING COMMISSION

Minutes
February 2, 2005

1. Call to Order

Commissioner Kohlenberg, followed by introductions of the Thurston County Planning Commission members, called the meeting to order at 7:02 p.m.

a. Attendance
Members Present: Liz Kohlenberg, Margaret Paradise, George Darkenwald, Craig Ottavelli, Liz Lyman Tom Cole, and Chris Lane.
Members Absent: Joyce Roper
Staff Present: Nancy Pritchett, John Sonnen, Dept of Ecology staff: Grechen Lux and Cami Petersen

Commissioner Ottavelli introduced Jim Johnson, a possible applicant for the vacant district three position. The Planning Commission welcomed Mr. Johnson.

b. Approval of Agenda

Commissioner Cole moved to approve the agenda. Commissioner Ottavelli seconded. Motion carried.

2. Public Communication Not Associated For Topics That Have Not Been Docketed As Quasi-Judicial

David Ward, Attorney for Quality Rock Products, explained that he began attending the Planning Commission meetings as a result of the Mineral Lands Task Force meetings, which combined mineral extraction with Critical Areas ordinance. Mr. Ward stated that he would like to see the intensive uses (mineral extraction) section of the wetlands ordinance cite the specific ordinances or scientific studies in which the regulations are based. Mr. Ward explained that this is done throughout the wetlands ordinance but is not in this section. One additional section Mr. Ward would like the Planning Commission to look at is the section that prohibits filling in a wetland during
mineral extraction. Mr. Ward stated that he is concerned that a small wetland with a buffer could be located in the center of a one hundred acre mineral extraction site. In his opinion it would be better if that type of wetland could be filled and moved to the edge of the site and be mitigated depending on what the wetland is. This would be more beneficial for the wetland habitat as well as the mineral extraction process. Mr. Ward stated that the preferred regulations would be on a site-by-site basis.

3. **Miscellaneous**

Chair Kohlenberg updated the Planning Commission members on a meeting that occurred earlier in the day with staff. It was explained that the conducting of meetings and recording of information was discussed. It was decided that during the briefings, staff would summarize the changes made to each section for better clarification of the minutes that are being recorded. If an important topic comes up for discussion, but is not relevant to the immediate discussion, the topic will be recorded on a list called a “parking lot” for future discussion. The “parking lot” issues will be placed at the end of the minutes.

4. **Briefing: Wetlands**

   **Staff: John Sonnen**

   Dept of Ecology staff: Grechen Lux Ecology representative that assisted with the development of TCC 17.15.900 and is reviewing the regulations and giving input regarding any concerns that DOE might have with the document.

The Planning Commission review of the draft document titled “Committee Draft, Amendments to the Critical Areas Regulations TCC 17.15.900, Wetlands,” included pages 8 through 18. The following changes were made to the draft document:

**The following items were eliminated:** 1) 17.15.950 C2 Low Intensity Uses; 2) 17.15.950 D2 Wildlife Protection; and 3) 17.15.950 E2f Vegetative Filter Strips

Mr. Sonnen instructed the Planning Commission to review pages 19 through 50 for the February 9, 2005 special meeting.

5. **Staff Updates**

   **Staff: Nancy Pritchett**

Ms. Pritchett provided the Planning Commission with a handout titled “2004 – 2005 Preliminary Docket Amended, of Development Regulation Amendment Proposals.” Ms. Pritchett explained that this document is out for public comment at the moment. All items have been left on the docket, but some of the lower priority items have been moved to the second tier. The Board will adopt this in March 2005.

Chair Kohlenberg requested that staff bring the revised workplan to the next meeting for discussion.
The annual dinner meeting with the Planning Commission and Board of Commissioners will be scheduled in March or April 2005. Ms. Pritchett will be emailing the Planning Commission members of possible dates.

Ms. Pritchett explained that the TCTV segment will be taped on March 17, 2005 and that Commissioners Lyman and Roper may be a part of that taping. Ms. Pritchett explained more about the taping of the segment.

Chair Kohlenberg explained again to the Planning Commission that she would like to start keeping a list of long-term information needs. Chair Kohlenberg would like to keep this listing at the bottom of the minutes and requested that the Planning Commissioners state at the meetings what information should be placed on that list.

6. Calendar

Who will not attend the following upcoming Planning Commission meetings?

1. February 9, 2005 – Darkenwald

2. February 16, 2005 – Cole, Ottavelli (tentative)

3. March 2, 2005 –

The Planning Commission discussed changing the start time for regular meetings to 6:30 p.m. Not all Planning Commission members would be able to attend at that earlier meeting time. The meeting time will not be changed at this time.

Ms. Pritchett stated that the continuation of the Planning Commission review of Mineral Lands would be scheduled with Jennifer Hayes in March 2005.

7. Adjourn

The meeting adjourned at 9:20 p.m.

Liz Kohlenberg, Chair
Tom Cole, Vice Chair
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<tr>
<th>DATE OF REQUEST</th>
<th>ISSUE/REQUEST</th>
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<tr>
<td>2-2-05</td>
<td>Mr. Sonnen to highlight portions of the allowed use table and associated</td>
<td>John Sonnen</td>
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<td>standards that are significantly different from the standards the Planning</td>
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<td>Commission has seen before.</td>
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<td>2-2-05</td>
<td>Additional information concerning the sliding scale</td>
<td>John Sonnen</td>
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