1. **6:30 P.M. CALL TO ORDER**
Chair Lane called the November 30, 2011 special meeting of the Thurston County Planning Commission to order at 6:30 p.m. Commissioners provided self-introductions.

**Attendance:** Chair Chris Lane, Commissioners, Christine Spaulding, Kathleen O’Connor, Ed Fleisher, Scott Nelson & Bill Jackson

**Absent:** Liz Kohlenberg, Chris Earle & Jennifer Davis

**Staff:** Andrew Deffobis, Scott Clark, Cynthia Wilson & Jeremy Davis

2. **6:30 P.M. APPROVAL OF AGENDA**

**MOTION:** Commissioner O’Connor moved to approve the agenda. Commissioner Spaulding seconded. Motion carried as amended.

No in depth conversation will be had in regards to mineral lands this evening just hand outs will be given to the Planning Commission.

3. **6:30 P.M. PUBLIC COMMUNICATIONS** (Not associated with topics for which public hearings have been held.)

_No members of the audience chose to speak._

The official audio is available on line at:

[http://www.co.thurston.wa.us/planning/planning_commission/planning_comm_minutes.html](http://www.co.thurston.wa.us/planning/planning_commission/planning_comm_minutes.html)


**Staff:** Scott Clark

Mr. Clark presented to the Planning Commission (PC) three documents that he would like them to review. Two of them are general permits and one was issued by the Department of Ecology, the other is an actual draft and staff is not sure if it has been issued or not but there is a lot of good background information. Also, an applied research from Canada regarding mineral lands and if they look at Ecology’s permit statistics then they will get a pretty good idea of how many mines are in the state, how they are doing with compliance or types of violations you see and pollutants. This will also educate the planning commission further in the issue. The research from Canada is probably the latest best available science. Staff is combing through the research as well to make sure it is included into the staff report so that when the planning commission acts on mineral lands they have everything they need to full-up decision. Next week December 7th the
staff report will be handed out to the planning commission. The other best available
science has already been handed out to the planning commission on CD's. Mr. Davis
added that item number six on the BAS CD for CAO CARA's is a very detailed best
available science research document from Ontario Canada.

5. 6:35 P.M. Work Session: Critical Areas Ordinance – Distribution of New Material;
Discussion; Removal of Non-agricultural Language from Chapter 17.15 TCC and
related CAO reference changes
Staff: Scott Clark, Andrew Deffobis, Cynthia Wilson & Jeremy Davis

Mr. Clark started the presentation with making sure all of the planning commission
members had the public hearing draft of the CAO and the cross-referenced draft which
was from which they made all of the changes requested.

The proposed changes from Chapter 17.15 were then discussed by Mr. Davis. The intent
of the changes was just to eliminate non-agricultural uses from the existing critical areas
regulations and then leave the regulations in place for agricultural uses. Therefore, the
words commercial, industrial etc. were taken out and the use table will also be revised to
include an applicability section. All the changes were sent to the WA State Farm Bureau
and the WA Conservation Commission for their review and comment. A Ruckelshaus
process has still not been decided upon yet. Clarification was asked for by the PC to put
something in the draft document that states process is underway for review because Ag is
pulled out. Staff would like to wait to put anything in the draft until the Board of County
Commissioners decides to go through the Ruckelshaus process or not in January after
their public hearing. The non-agricultural uses will be taken out of the tables then also.

The next hand out that was discussed was the Thurston County Code reference changes.
All the titles and various chapters were gone through to find references to the CAO and
department name references to Roads and Transportation being changed to Public Works
then also Development Services changed to Resource Stewardship Department. A
definition was also added for Department and Director. After the process chapter 17.15
will be renamed to the Thurston County Agricultural Uses and Lands Critical Areas
Ordinance and title 24 will be the Thurston County Critical Areas Ordinance.

The third hand out is a consolidated version of the density amendments to title 20, 21 &
23 and then also the additional chapter 20.30 C the Summit Lake overlay zone. This is
intended to replace the provisions in the existing CAO for the area around Summit Lake.
Chapter 17.30, Noxious Weeds will also be included in this. Again all of these
documents will be available on line for viewing in the next couple of days.

The last item that was handed out was title 24, which is now a clean copy that has all of
the changes including mark threw deleted. This document includes all the changes that
have been shown to the PC in the 11.18 documents.

Mr. Deffobis stated that last week staff e-mailed the PC with versions of the Chapters that
had changed due to PC input after the last time they had seen them.
6. **7:40 P.M. STAFF UPDATES**

Mr. Clark provided the following staff updates:

- The State and LOTT have been asked to come and talk about CARAs on the 9th. Staff has been very busy putting this together.

7. **7:40 P.M. CALENDAR**

December 7, 2011 – Chair Lane may not be in attendance.

8. **7:41 PM ADJOURN**

With there being no further business, Chair Lane adjourned the meeting at 7:41 p.m.

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Chris Lane, Chair

Prepared by Carrie Toebbe, Recording Secretary