

PLANNING COMMISSION REGULAR MEETING
APRIL 22, 2010

ITEMS DISCUSSED

1. CALL TO ORDER
2. AGENDA REVIEW
3. PUBLIC COMMENT
4. CODE UPDATE PROJECT, TITLE 17
5. SHORELINE MASTER PROGRAM UPDATE DRAFT PUBLIC PARTICIPATION PLAN
6. NEW/OLD BUSINESS
7. ADJOURN

1. CALL TO ORDER

Chair Lewars called the regular meeting of the Bainbridge Island Planning Commission to order at 7:03:03 p.m. The following Planning Commissioners were in attendance: Martin Minkoff, Charles Averill, Don Fisher, Martha Droge, and Michael Wangen.

The minutes for the meetings of February 8 and March 25 were approved as written.

2. AGENDA REVIEW

There were no changes to the agenda.

3. PUBLIC COMMENT

There was no public comment.

4. CODE UPDATE PROJECT, TITLE 17

Projects Planner Kelly Dickson told the Planning Commissioners that Title 18 will come to the Commission for review at the meeting of May 27nd. She also told them that no new comments were received from either the public or the Commissioners since the last meeting.

Planning Commissioner Maradel Gale reported that the Code Update Ad Hoc Committee discussed how to prioritize the valued open space features and suggested that the commissioners review the prioritization, and then discuss it. Projects Planner Dickson reviewed the changes proposed by the Code Update Ad Hoc Committee. When Commissioner Martin Minkoff asked if there is any policy guidance for the prioritization, Planner Dickson replied that the prioritization is generally tied to the community values survey.

The Commission's ensuing discussion clarified that the prioritization is primarily guidance. Commissioner Wangen said that he suspects the list won't be used that often because each parcel will probably have no more than one or two of these features.

The Commission agreed that open space features will be determined on a parcel-by-parcel basis and that the prioritization makes sense. It was also decided to add a footnote stating that staff will consider the quality as well as the quantity of open space features when reviewing an application and can encourage preservation of open space features that are lower on the priority list if they are exceptional or rare in nature.

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Debbie Vann told the Commission that this has been an incredible process and that she wanted to recognize the hard work of the staff. She briefly touched on Comment 124 and the very long paragraphs that are difficult to read.

Patty Dusbabek, speaking as a farmer, is concerned about what is accepted as a farm. Smaller acreages are not considered farms by the county and the state and should not be regulated as such. She also feels that staff balance the legitimacy of complaints against the expense to the individual and commented that the Right to Farm Ordinance is not being enforced.

Commissioner Gale told Ms. Dusbabek that the Planning Commission has not yet dealt with agricultural regulations and that there will be more opportunities for comments.

Commissioner Gale moved, and Commissioner Fisher seconded the motion, to accept Title 17 as presented with the suggested change regarding the prioritization of open space. The motion was unanimously approved.

5. SHORELINE MASTER PROGRAM UPDATE DRAFT PUBLIC PARTICIPATION PLAN
Planning Manager Libby Hudson introduced Shoreline Planner Ryan Ericson and talked about March 2nd meeting to gather input on the Public Participation Plan for the update of the Shoreline Master Plan (SMP). She also explained that the draft plan follows the questions from that meeting and incorporates the comments received at the public meeting, the comments from the online survey, and other comments received during the comment period.

Planning Manager Hudson also reviewed the process and the major sections of the plan, noting that education was one of the key issues raised. The draft plan includes a speakers' series that will start with legal issues and conclude with a science forum and field trips.

Manager Hudson requested comments from the Commission by April 29th, when a public meeting to introduce the draft plan will be held. The plan will then go to a City Council study session on May 5th, with Council acceptance scheduled for May 12th.

Commission Chair Lewars talked about the previous SMP update effort and the number of people who felt like it got sprung on them. When he asked for verification that there will not be any public hearings until 2011, staff referred him to page 18 of the draft plan, remarking that most of the summer will be the educational component.

Commissioner Gale suggested highlighting public opportunities for education or input and calling the science forum a public education series. Commissioner Averill suggested additional columns for public education, informal public comment, and formal public opportunities for comments.

Commissioner Minkoff commented that he was impressed by the comprehensive look at how to notify people and suggested adding the ferries as another possible venue. He concluded his remarks by saying that he thinks the draft plan is a very good document.

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Commissioner Droge suggested developing sort of a bookmark with a shorthand version of the schedule that can be posted on the web and printed for distribution. She also told staff that the two most important meetings are the field trips for people who have or may have an open mind.

Another suggestion was that a presentation of how the elements work together be developed and posted on the web.

6. NEW/OLD BUSINESS

The Planning Commission schedule for the next month was reviewed and discussed.

7. ADJOURN

The meeting adjourned at 8:31 p.m. The next regular meeting is scheduled for May 13th at 7:00 p.m. in the Council Chamber at City Hall.