

MINUTES

Lacey Planning Commission Meeting
Tuesday, November 6, 2018 – 7:00 p.m.
Lacey City Hall Council Chambers, 420 College Street SE

Meeting was called to order at 7:00 p.m. by Paul Enns.

Planning Commission members present: Paul Enns, David Wasson, Peg Evans-Brown, Mark Mininger, Cathy Murcia, Eddie Bishop, and David Lousteau. Staff present: Ryan Andrews, Jessica Brandt, Rick Walk, Scott Egger, and Leah Bender.

Paul Enns noted a quorum present.

Cathy Murcia made a motion, seconded by David Wasson, to approve the agenda for tonight's meeting. All were in favor, the motion carried. David Wasson made a motion, seconded by Peg Evans-Brown, to approve the October 2, 2018, minutes. All were in favor, the motion carried.

1. **Public Comments:** None.

2. **Commission Member's Report:**

- David Lousteau reported on his attendance at the last Council meeting.
- Paul Enns reported that he and Carolyn Cox visited Quixote Village. Paul asked Scott Egger for clarification on the Sleater Kinney sewer project.

3. **Director's Report:**

- Rick Walk noted that the next Council meeting agenda will include an annexation request.
- Rick informed Planning Commission that in December Council will sign an interlocal agreement concerning the Martin Way corridor between Ralph's Thriftway and Galaxy Drive NE.

4. **Old Business:**

Housing Strategy:

- Ryan Andrews gave some background info and noted the staff and others involved in drafting the Affordable Housing Strategy document.
- Ryan went over the highlights of each chapter.
- A suggestion was made to move the use of County recording fees from short term to long term action.
- There was a discussion regarding the difference between duplex developments and affordable housing and connection fees for each.
- Inclusionary zoning was discussed.
- It was suggested that policies one and two include action items, similar to policies three and four.
- A suggestion was made to make some items, such as those concerning ADU and protective covenants, be moved to short term actions.
- Outreach strategy was discussed. Suggestions were made to contact Olympia Master Builders, North Thurston Public School District, Housing Action Team, Thurston Thrive, Lacey Chamber, faith-based groups, Thurston County Roundtable, service organizations (Rotary, Lions, etc.), JBLM/South Sound Military Partnership, LOTT, food banks, and EDC employees.
- It was suggested that a multi-media presentation be created and distributed to the various organizations, as well as shared on YouTube and/or podcasts.
- Staff noted that outreach will be ongoing for the next 6 to 12 months.

Municipal Code Audit, LMC 14.23:

- Ryan gave some background information and went over the proposed amendments.

- Ryan noted that most of the changes are for housekeeping purposes to include the department name change, updated definitions, consistent language, and remove redundancies.
 - Some changes were made to multi-family and commercial design standards. The restriction regarding carports has been removed, the section regarding drive-thru facilities has been amended, and two tables were removed as they are no longer valid.
 - Ryan went over other minor changes to Title 16.
5. **Communications and Announcements:** Time did not allow for the discussion regarding the wireless code update so this item will be on the next Planning Commission Agenda.
 6. **Next meeting:** November 20, 2018.
 7. **Adjournment:** 9:00 p.m.