

Spokane Plan Commission

July 22, 2015

Meeting Minutes: Meeting called to order at 2:01

Attendance

- Board Members Present: Dennis Dellwo, John Dietzman, Evan Verduin, Greg Francis; Community Liaison, Gail Prosser, Mark Aden, Asher Ernst, F.J. Dullanty, Tom Reese, Candace Mumm; Council Liaison
- Board Members Not Present:
- Staff Present: Louis Meuler; Acting Secretary, Nathan Gwinn, Tirrell Black; Planning and Development, James Richman; Legal Department, Brian McClatchy, Scott Simmons, Teri Stripes

Public Comment Period:

- none

Briefing Session:

Minutes from the June 24, 2015 and July 8, 2015 meetings were approved unanimously

1. Community Assembly Liaison Report- Greg Francis
 - Community Assembly met on July 10 and discussed the Neighborhood Notification ordinance. The Land Use Subcommittee provided four comments regarding:
 - Submitting comments after the deadline
 - Technical comments submitted by a licensed professional
 - Neighborhood standing
 - Notification boundaries
2. Council Liaison Report-Candace Mumm
 - Council passed the Centers and Corridors Design Guidelines.
 - Large transportation projects that the Council will be presented include; funding the North South Freeway, the Pedestrian bridge, the Medical Lake interchange and the connection at the Central City Line.
 - The Wayfinding project was presented to Council. This project will include signage for pedestrians to locate tourist associated business and parks. The City may need to budget to include signage for hiking trails.
 - Presenting a few potential modifications for the year which includes amending the land use code for adult business to include activities that occur outside the business.
 - Northwest neighborhood has requested to be divided into two neighborhoods; the new neighborhood would be called "Audubon Downriver."
3. Commission President Report-Dennis Dellwo
 - Diane Hagedus has resigned the Plan Commission.
 - On July 30, 2015 at 9:00AM we will have our next leadership meeting in City Conference Room 3C.
4. Transportation Subcommittee Report-John Dietzman
 - None
5. Secretary Report-Louis Meuler
 - Link Spokane evaluation Matrix is being utilized to help prioritize drafted street projects.
 - We have received all the comments from the City departments for the Street Design Guidelines. The document will be made public as soon as the staff has an opportunity to review all the comments.
 - Grant Wencel has left the Planning Department

Workshops:

1. Comp Plan Amendment Manufactured Homes Text-Nathan Gwinn
 - Presentation and overview given.
 - Questions asked and answered.

- Discussion ensued.
2. Business and Development Incentives Overview-Scott Simmons & Andrew Worlock
 - Presentation and overview given.
 - Question asked and answered.
 - Discussion ensued.
 3. Pedestrian Plan Draft Overview-Ken Pelton
 - Presentation and overview given.
 - Questions asked and answered.
 - Discussion ensued.

Hearing:

Board Members Present: Dennis Dellwo, John Dietzman, Evan Verduin, Greg Francis; Community Liaison, Gail Prosser, Mark Aden, Asher Ernst, F.J. Dullanty, Tom Reese

1. Neighborhood Notification Ordinance-Louis Meuler

- Presentation and overview given.
- Questions asked and answered.

Public Testimony:

- Paul Kropp: speaks in support of the Neighborhood Notification Ordinance Draft with modifications to section C quoting the document he submitted to the Plan Commission.
- Bobby Allen with the Gonzaga Law clinic speaks in support of the Neighborhood Notification Ordinance and comments on a project that has caused issues in his neighborhood.
- Rick Eichstaedt: speaks in support of the Neighborhood Notification Ordinance. Commenting on a local project that was able to reach settlement after communication from both involved parties. This drafted ordinance will help parties communicate and work through any misunderstandings.
- Charlie Greenwood commented on an urban street project that was developed five years ago in his neighborhood that was not formally noticed.
- Terry Deno with the North Indian Trail Neighborhood Council speaks in support of the neighborhood notification ordinance noting that they are interested in hearing about large projects.
- Michael Cathcart with the Spokane Homebuilders Association speaks in support of the neighborhood notification ordinance and the transparency that it provides. Comments on the ability to extend the comment time and states that late comments should not delay development quoting State Law which limits public comment to 30 days. Also comments on the standing section as contradicting the current City of Spokane Comprehensive Plan by allowing neighborhood councils to appeal land use decisions.
- Kitty Klitzke with Futurewise spoke in support of the neighborhood notification ordinance which encourages enforcement of the City's Comprehensive Plan and opens up early forms of communication during development. Comments on the standing section and requests that technical comments and neighborhood comments be given the precedence. Also requests that neighborhoods be allowed to participate in the appeal process without having to hire an attorney.
- Michael Bell with the Gonzaga Law Clinic speaks in support of the neighborhood notification ordinance. Comments on a proposed project to build a mobile home park in a residential neighborhood near Wandermere when he was a child that was not communicated well to the neighborhood.
- Katie Carr with the Gonzaga Law Clinic testifies in support of the neighborhood notice ordinance by informing neighborhoods and giving neighborhoods the opportunity to voice their concerns.

- Samantha Mace resides in the East Central Neighborhood and testifies on behalf of the neighborhood ordinance. Commented on the Ben Burr trail project as an example where neighborhood comments were not addressed. Also requests a separation between professional comments and neighborhood comments.
- Susie Mason Klemme speaks in support of the neighborhood notification ordinance which will increase communication between the city government and the community.
- Patricia Hansen with the Cliff Cannon Neighborhood Council speaks in support of the Neighborhood Notification Ordinance with some changes to include notifying adjacent neighborhood councils of developments. An example discussed was a cell tower project where adjacent neighborhoods should have been notified. Explains the suggested modification to include technical comments as an opportunity for professional comments to come from within the neighborhood. Also comments on neighborhood standing as an opportunity to be heard by Plan Commission and the Hearing examiner. Questions were asked by the board and discussion ensued.
- Ted Teske with the Southgate Neighborhood Council speaks in support of the transparency within neighborhood notification ordinance and supports notifying adjacent neighborhoods. States that this provides an opportunity to build a better community

Public Hearing is closed by President Dellwo leaving the written public comment period open. The hearing will be continued on August 12, 2015. Staff will compile written comments and make suggested changes to bring forth to the continued Plan Commission hearing.

Meeting Adjourned at 5:12

Next Plan Commission Meeting is scheduled for **August 12, 2015**



Louis Meuler, Interim Secretary