

Spokane Plan Commission - Minutes

October 11, 2023

Webex Teleconference

Meeting Minutes: Meeting called to order at 2:00 PM by Greg Francis

Attendance:

- Board Members Present: Greg Francis (President), Ryan Patterson (Vice President), Jesse Bank, Clifford Winger, Kris Neely, Carole Shook, Christopher Britt, Todd Beyreuther, Tim Williams
- Board Members Not Present: Michael Baker
- Non-Voting Members Present: Mary Winkes (Community Assembly Liaison)
- Non-Voting Members Not present: Council Member Ryan Oelrich
- *Quorum Present: yes*
- Staff Members Present: Spencer Gardner, Ryan Benzie, KayCee Downey, Tim Thompson, Kevin Freibott, James Richman, Angie McCall, Steve MacDonald

Public Comment: Citizens are invited to address the Plan Commission on any topic not on the agenda. 3 Minutes each.

Minutes: Minutes from 9/27/2023 approved unanimously (/)

Current Agenda: The current agenda was approved unanimously.

Briefing Session:

1. **City Council Liaison Report - Ryan Oelrich**
 - Absent
2. **Community Assembly Liaison Report - Mary Winkes**
 - Mary Winkes reported on proposed recent changes to neighborhood councils and how these will change the makeup of these councils.
3. **Commission President Report - Greg Francis**
 - None
4. **Transportation Subcommittee Report - Clifford Winger**
 - Cliff Winger reported on the upcoming lime contract expiration and upcoming request for proposals for a new contract. Part of the discussion included scooter use on sidewalks and number of providers under the new contract.
5. **Secretary Report - Spencer Gardner**
 - Spencer Gardner introduced Angie McCall as the new clerk that will be facilitating plan commission meetings
 - State Senator Andy Billig hosted a bike town hall with City planning staff in attendance.
 - The APA Washington conference is being held this week in Spokane.
 - The Centers & Corridors Update Study is beginning with public outreach. Plan Commissioners and the general public is encouraged to participate.
 - Proposed motion language and amendment information has been provided to the Plan Commission for the upcoming BOH hearing item.

Workshop(s):

1. Tentative Upcoming Agenda Items

- Discussion by the Plan Commission regarding future meeting agendas through the end of 2023.

2. General Facilities Charges

- Presentation provided by Katherine Miller, Loren Searl, Raylene Gennett, & Marlene Feist
- Questions asked and answered
- Discussion ensued
 - Kris Neely joined at 2:47 PM

Hearing(s):

1. 2024-2029 Citywide CIP

- Presentation provided by Kevin Freibott
- Questions asked and answered
- Discussion ensued
- Public Testimony: None
- Motion:
 - Ryan Patterson moved to recommend the 2024-2029 Citywide Capital Improvement Plan as proposed by staff for approval. Clifford Winger seconded. Motion carried with amendments (9/0)
 - Amendments:
 - Christopher Britt moved that the Plan Commission received comments about fire protection service in the Latah Valley and encourages City Council to explore mechanisms for financing additional infrastructure consistent with the Comprehensive Plan. Kris Neely seconded. Amendment passed (8/0/1 abstention)
 - Tim Williams moved to include in the Findings of Fact that the Plan Commission is concerned that no project planning for the purchase or construction of a homeless shelter has been included in the CIP process. Seconded by Christopher Britt. Motion carried unanimously (9/0).

2. Building Opportunity for Housing (Code chapters 17A.020, 17A.040, 17C.110, 17C.120, 17C.122, 17C.200, 17C.230, 17C.300, 17D.060, 17G.020, 17G.025, 17G.060, 17G.061, and 17G.080)

- Presentation provided by Tim Thompson and KayCee Downey
- Questions asked and answered
- Discussion ensued
- Public Testimony:
 - Harold Vanderpool spoke in favor of the proposal in general and in opposition to specific proposed code changes.
- Recess until 6 PM.
 - Mary Winkes left during the recess
- Motion:
 - Ryan Patterson moved that the Plan Commission recommends approval of the proposal to all of the sections of 17A, 17C, 17D, and 17G in the Spokane Municipal Code as presented by staff and included in the agenda packet. Motion carried with amendments (9/0).
 - Amendments:

- Jesse Bank moved to update Table 17C.111.205-1 to implement a minimum lot area of 1,200 s.f for the R1, R2, RMF, and RHD zones. Clifford Winger seconded. Motion carried unanimously (9/0)
- Greg Francis moved to update and make consistent the Development Bonuses regulations by renaming the second Table 17.C.11.205-2 “Development Standards for Properties Qualifying for Development Bonuses,” changing the table number to 17.C.111.205-3, and adding Footnote [2] to the same table to read: “Criteria to qualify for Development Bonuses is outlined in SMC 17C.111.225” Tim Williams seconded. Motion carried unanimously (9/0)
- Clifford Winger moved to update and make consistent references found in 17C.111 by updating 17C.111.225(B) to reference Table 17C.111.205-3 rather than 17C.110.205-3, and update 17C.111.235(B)(2)b to reference table 17C.111.230 instead of 17C.110.230. Jesse Bank seconded. Motion carried unanimously (9/0)
- Ryan Patterson moved to recommend that the City Clerk be authorized to make clerical adjustments to all sections of Title 17 for the purposes of ensuring consistency with this proposal, including but not limited to:
 - Replacing references to RSF with R1
 - Replacing references to RTF with R2
 - Removing references to RSF-C
 - Updating all references to ensure correction section and subsection identifiers
 - Updating all table numbers to be consistent with the usage established in this proposal, which is to number tables with the title, chapter, and section, followed by a dash and a sequential number.
 Carole Shook seconded. Motion carried unanimously (9/0).
- Greg Francis moved to remove the Middle Housing mix of housing requirements for subdivisions greater than 2 acres by striking SMC 17G.080.050(F) and striking 17G.080.050(G)(5) which references F and recommending that this be added to the Plan Commission workplan for further discussion. Christopher Britt seconded. Motion carried unanimously (9/0)
- Todd Beyreuther moved to substitute the parking regulations found in SMC 17C.230.130 and Table 17C.230-2 with the alternative parking regulation language found in Exhibit H, which aligns with the interim parking ordinance passed by City Council earlier this year. Jesse Bank seconded. Motion carried unanimously (9/0).
- Todd Beyreuther moved that the Plan Commission recommends a Design Review performance pathway for Licensed Design Professionals with sealed plans. Christopher Britt seconded. Motion failed (1/5/2 abstentions)

Meeting Adjourned at 7:35 PM

Next Plan Commission Meeting scheduled for Wednesday, October 25, 2023