

**PLANNING COMMISSION
REMOTE MEETING
MEETING MINUTES
APRIL 19, 2022**

APPROVED: *Kmd*



1. ROLL CALL

Chair Michael Finch called the meeting to order. Commissioners in attendance: Michael Zelinski, Christine Lavra, Carly McGinn, Kevin Ballard, Demi Chatters, and Charles Adkins.

Commissioners Absent: Adam Yanasak

Staff Present: Yorik Stevens-Wajda, Becky McCrary, and Kathy Davis

Port of Everett Staff: Laura Gurley and Catherine Soper

2. APPROVAL OF MINUTES

Motion: Commissioner Zelinski made a motion to approve the March 1, 2022, meeting minutes. Commissioner McGinn seconded the motion.

Vote: Commissioner Adkins, yes; Commissioner Chatters, yes; Commissioner Ballard, yes; Commissioner McGinn, yes; Commissioner Lavra, yes; Commissioner Zelinski, yes; and Chair Finch; yes.

Motion Carried.

3. REPORTS OF MEMBERS AND COMMITTEES

Commissioner Chatters thanked Mr. Stevens-Wajda and Ms. McCrary for providing her information about the Short Course on Local Planning presented by the Washington State Department of Commerce. The information was very useful and provided her a lot of good information.

Commissioner Adkins stated that he was appointed to the governor's council on homelessness.

Chair Finch stated that he visited the Riverfront site which was well underway. He encouraged Commissioners to visit the site.

4. STAFF COMMENTS

Yorik Stevens-Wajda, Planning Director, provided information on the comprehensive plan periodic update process, comprehensive planning grant funds, the light rail alignment, the model code partnership, the City Council Planning Committee, and the Housing Action Plan implementation grant.

5. OPEN PUBLIC COMMENT

None

6. PORT OF EVERETT BRIEFING

Mr. Stevens-Wajda introduced Laura Gurley and Catherine Soper from the Port of Everett who provided a briefing to Commissioners on some of the port's activities and projects.

Laura Gurley, Port of Everett Director of Planning, presented information on the Port of Everett's port-related projects and developments underway.

Commission Discussion

Commissioner Lavra asked about the Baywood site. Ms. Gurley responded that the property was sold; however, she did anticipate a future announcement.

Chair Finch asked about the decision to sell or lease Port properties. Ms. Gurley responded to keep the Port's portfolio kind of balanced and at a manageable size, the Port will lease or sell properties. Ms. Soper added that there was a lot of planning and process that goes into the Port's strategic plan. Chair Finch commented that selling properties including Riverside were part of a broader term, strategic plan so it was always contemplated that the Port would be selling those properties. Ms. Gurley and Ms. Soper responded yes. Chair Finch asked if the Port was aware of any near-term challenges to executing the Port's current vision. Ms. Gurley responded manpower was one of the biggest hurdles given the number of current opportunities. Chair Finch asked about public access opportunities. Ms. Gurley responded that public access is a key component; however, there was a lot of scientific and environmental study that should be considered to make sure that those public access areas are pedestrian safe.

Commissioner Ballard asked about access to the waterfront. Ms. Gurley responded that currently there was a bus stop and there will be at least one more out at Boxcar Park when Waterfront Place is at built-out. They are working with Everett Transit and Community Transit about frequency of those routes.

Commissioner Chatters stated that the Waterfront Place project would create a regional destination that would bring cultural and economic benefits to the entire area.

Citizen Comments

None

7. SHELTER AND HOUSING FOR HOMELESS INDIVIDUALS – BACKGROUND AND OVERVIEW

Rebecca McCrary, Long Range Planning Manager, presented information on the scope of the project, the policy guidance, recent City ordinances related to shelter and housing for homeless individuals, and

the potential code amendments. Mr. Stevens-Wajda presented information on the recent senate and house bills that came out of the legislature that are driving the need for the code update.

Commission Discussion

Chair Finch asked if a homeowner could rent rooms. Mr. Stevens-Wajda responded that the city doesn't regulate room rentals.

Commissioner Chatters asked if the definition of family was removed, would the occupant limits imposed by fire safety and building construction standards remain. Mr. Stevens-Wajda responded yes and that he would follow-up with the City's building official on what the building and fire codes limit.

Chair Finch asked what the recourse was for the city to maintain some of their definitions that run counter to some of the newly passed laws. Mr. Stevens-Wajda responded that any changes to the requirements would most likely need to come from the state legislature.

Commissioner Zelinski asked if the Association of Washington Cities (AWC) was weighing in on this question. He also asked if state law provided any definitions on the four different types of emergency housing. Mr. Stevens-Wajda responded that he would do some checking with AWC and his fellow planners around the County and Region.


Commissioner Ballard stated that safety should be considered during our discussions on what is reasonable in terms of the spirit of the law to get more people into housing.

Commissioner McGinn asked if each jurisdiction would be tasked with accommodation targets for shelters and supportive housing. Mr. Stevens-Wajda responded that there would be an estimated need by County, so Snohomish County would receive an estimate through a collaborative methodology on the estimated number of shelter beds and permanent supportive housing units that would be needed for the 20-year period. He added that the targets weren't going to be a prescriptive number that we would have to demonstrate but we would have to demonstrate that we are reasonably planning for our facility needs.

ADJOURNED 8:30 PM




Planning Commission Secretary



Date



Administrative Coordinator



Date

