

APPROVED

CITY OF MONROE
PLANNING COMMISSION MINUTES
Monday, May 8, 2017

The regular meeting of the Monroe Planning Commission was held on **Monday, May 8, 2017** at 7:00 p.m., in the City Hall Council Chambers at 806 West Main Street, Monroe, WA 98272.

CALL TO ORDER

Chair Tuttle called the meeting to order at 7:00 p.m.

ROLL CALL

Planning Commission Secretary Kim Shaw called the roll.

Commissioners Present: Chair Tuttle, Commissioner Bull, Commissioner Fisher, Commissioner Jensen, Commissioner Rousey and Commissioner Stanger

Noted that Commissioner Duerksen arrived at 7:06.

Staff Present: Community Development Director Ben Swanson, Public Works Director Brad Feilberg, Senior Planner Shana Restall, and Secretary Kim Shaw

COMMENTS FROM CITIZENS

NONE

APPROVAL OF MINUTES

NONE

PUBLIC HEARING

NONE

OLD BUSINESS

1. **Planning Commission Findings and Conclusions for Transportation Impact Fees**

Public Works Director Feilberg summarized the proposed code amendment, explaining that a public hearing before the Planning Commission is required because the amendments are to the subdivision code, zoning code, and environmental code (MMC Titles 17 – 20). Per the Commission's direction to prepare the Findings and Conclusions, they are provided for their review and approval.

Commissioner Jensen moved that the Planning Commission recommends that the City Council **ADOPT** the Findings of Fact and Conclusions of Law contained in Attachment 1 to the Planning Commission agenda bill, **AUTHORIZE** the Planning Commission Chair to sign the Findings on behalf of the Commission, and recommend that the Monroe City Council **APPROVE** the proposed amendments to Monroe Municipal Code Chapter 20.12.130. **Seconded by Commissioner Bull.** Motion carried 7/0.

2. Interim Zoning Amendments to MMC 18.70 – Marijuana Related Uses

Director Swanson explained the process of this interim zoning amendment, clarifying that on March 7, 2017, the City Council adopted an emergency zoning, that under the Monroe Municipal Code, requires review also with the Department of Commerce. Mr. Swanson also explained that it will be necessary to hold a public hearing, which has been scheduled for May 22, 2017.

General discussion continued with further clarification of the definition of “Collective Gardens”.

NEW BUSINESS

1. Puget Sound Regional Council (PSRC) – Vision 2040

Senior Planner Restall presented a brief overview of the Puget Sound Regional Council Vision 2040. PSRC is a group of jurisdictions working together to implement policies for growth and provided. Ms. Restall further explained the fourteen goals that the Growth Management Act (GMA) establishes to guide the development and adoption of comprehensive plans and development regulations.

General discussion continued with the Commissioners inquiring about how the urban growth area numbers are reached. **Director Swanson** provided an explanation of how the urban growth area and annexations are processed.

DISCUSSION BY COMMISSIONERS AND STAFF

Commissioner Jensen inquired about the use of the City’s email.

Chair Tuttle extended an invitation to share “Coffee with a Cop” to be held at Sahara Pizza May 16th from 10:00 – 11:30. She also inquired about Harbor Freight coming into the old Staples location? **Director Swanson** confirmed that yes, Harbor Freight will be locating in that building.

ADJOURNMENT

Commissioner Rousey moved to adjourn the **May 8, 2017** Planning Commission meeting. Seconded by **Commissioner Duerksen**. Motion carried 7/0 and the meeting was adjourned at **8:00 p.m.**



Bridgette Tuttle
Chair



Kim Shaw
Planning Commission Secretary