

1. Call to Order. Chairperson Kelly Stravens called the special meeting of the Millwood Planning Commission to order at 6:08 p.m. Other commission members present were Bobbie Beese, Josey Booth and Dan Hansen. Staff present: Tom Richardson, City Planner, Ray Oligher, Assistant Planner, and Brian Werst, City Attorney.

2. Approval of Minutes. Mr. Stravens and Mr. Hansen suggested several grammatical and typographical corrections in the minutes for the October 15, 2012 meeting. Ms. Beese asked to change the first sentence in the third paragraph on p. 3 to read "Ms. Beese said the terms "shall" and "should" are very different." Mr. Stravens moved to approve the minutes of the October 15, 2012 meeting with the suggested changes. Motion seconded by Mr. Booth. Motion carried unanimously.

Mr. Richardson presented the transcript for Wayne Frost's comments at the September 24, 2012 meeting. Ms. Beese said the last sentence of Mr. Frost's comments in the minutes of September 24 should be amended to read "Also he does not agree with the requirement for hearing examiner review; allowing more decisions made by the planning commission or the staff will make the process more approachable and understandable by the applicant. Mr. Stravens moved to make the change suggested by Ms. Beese. Motion seconded by Ms. Beese. Motion carried unanimously.

3. Approval of Written Recommendation of Shoreline Management Program. Mr. Richardson presented information which was missing in the draft written recommendation contained in the agenda packet.

Ms. Beese said the third paragraph of #3 of the Findings section relating to the portion of the shoreline that is set aside for public use is not accurate; she suggested deleting the phrase "most of it for view use only."

Ms. Beese said in the second paragraph of #4.A. the term "street end easements" should be changed to "alley end easements." Also in the next sentence she noted that, the City has been mowing and watering the Sargent Road right of way, so "Sargent Road" should be deleted from that sentence. She suggested that the following be added to that paragraph: "Sargent Road historically had for many years and currently has access, and there have been few if any complaints."

Mr. Hansen suggested grammatical changes in paragraph 4.D.

In Section III.A, Ms. Beese suggested deleting the word "Where" at the beginning of each of the two subparagraphs.

Ms. Beese said the last paragraph of III.A refers to design standards, but these have not been established. It was agreed to delete that paragraph.

In section II.4., Mr. Stravens suggested inserting the following after #4.A as #4 B, and renumbering #4.B as #4.C: "Public access on public property. However, throughout this process, the citizens have consistently expressed the desire for increased public access on public property. The City shall preserve, maintain and enhance the existing public access point and seek opportunities to provide additional points of access."

In section III.A, Mr. Stravens suggested that the following text be added to the last paragraph: "Therefore, public access on privately owned land should be proportional with the scale and character of the development."

With respect to the Shoreline Master Program, Mr. Booth asked that the numbering of the policies and objectives in the Conservation Element of section 18.12.050 be corrected to make the numbering consistent.

Ms. Beese suggested changing "less" to "fewer" in section 3.B on p. 60 of the Shoreline Management Program.

Mr. Werst made it clear that the SMP is adopted under the procedures of the Shoreline Management Act (RCW 90.58), not under GMA. However, since the SMA goals are included in the GMA goals, it does not hurt to include the findings required in the city's land use ordinance for amendments to the comprehensive plan.

Mr. Stravens moved to approve the written recommendation for the 2012 update of the Shoreline Management Program as amended by tonight's meeting. Ms. Beese seconded the motion. There were four aye votes, no nays. Motion carried unanimously.

Mr. Richardson said a special city council has tentatively been set for November 27 at 7:00 p.m. for a staff briefing on the SMP.

4. Staff Report. Mr. Richardson said he has two items for the annual comprehensive plan amendment docket for 2013. The first is the completion of the Maximum Lot Coverage amendment for the I-1 zone. This was begun in 2012 along with lot coverage in the commercial zones, but was pulled from the final proposal just prior to approval. The second docket item is the Joint Land Use Study airport overlay zone that Spokane County has asked us to consider.

He said he would prefer not to put the historic district overlay or the review of the residential zones on the 2013 docket, as these will likely take a long time and would delay the approval of the first two items. The commission can begin working on these and have them ready for the next docket in 2014.

He said it is unlikely that there will be any agenda items for the next meeting on November 26.

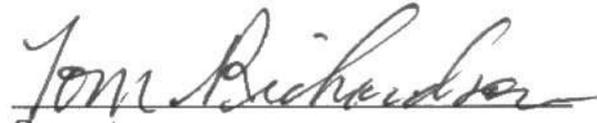
Mr. Stravens thanked the staff and the attorney for their hard work on the Shoreline Management Program.

5. Public Comment. None

6. Adjournment. Mr. Stravens moved to adjourn. The motion was seconded by Mr. Hansen. The motion carried unanimously. The meeting was adjourned at 7:22 p.m.



Kelly  
Chairperson



Tom Richardson  
Secretary