

ORCAS VILLAGE PLAN – MEETING #7
MEETING NOTES – MARCH 12, 2008

Attendees:

There were approximately 50 people in attendance (the sign-in sheets were missing when we checked for them the next day after the meeting).

Staff and Consultant Present:

Colin Maycock, Senior Planner, San Juan County Community Development and Planning Dept.
Notes Taker: Lynda Guernsey, San Juan County Community Development and Planning Dept.

Time and Location:

4:10 p.m. – 6:12 p.m.; Meeting Room, Fire District 2, 45 Lavender Lane, Orcas Island

Next Meeting(s):

4:00 p.m. – 6:00 p.m.; Meeting Room, Fire District 2, 45 Lavender Lane, Orcas Island

Meeting:

Colin explained the public process in regards to the transition from the public meeting stage through the Planning Commission and on to the County Council. He then stated what he hoped to accomplish at the meeting today. He emphasized to the audience that all the table work completed in the preceding meetings, and any motions made today, would all be taken as input, recommendations, to go forward in putting together the Orcas Village Plan. He explained that motions within this setting would not be viewed as taking action as the only time action would be taken would be in front of the governing bodies.

Public Comment:

By consensus, and after discussion, it was decided that comments would be given specific to each topic as it came forward from the agenda. Though that was the intent, items did come up out of sync.

Colin gave background to the audience regarding the numbers and ideas that had been presented prior to this meeting regarding building height.

Discussion of 35' height in shoreline.

Mamie Forbes – Confirmed that she had turned her comments in by letter.

Patricia Pirnack – Should be up to 32' in Commercial.

Grant Telfer – Check on 26' height with 4x12 pitch as stated in draft ordinance as it is incorrect. Colin will check to see if changes are necessary.

John Evans – Look at Eastsound Village as it uses full pitch on roofs. We don't want the look that has happened to some buildings in Friday Harbor.

Henry Parsons – To Note #3., Table 4. Orcas Village Development Standards – Please add water pipes and water valves. Colin will add that.

Patty Pirnack – In past documents over the years of this process, and in the Comprehensive Plan, in the description of Village, the intent is to keep the Village looking like a village. Height and Scope very important.

Bob Gamble - Keep in mind views on the water side and the possibility of obstructed views. Perhaps there should be different standards for the water side and the upland side.

John Evans – There can be view corridors between the buildings. Allowing building heights to be higher and with the use of setbacks, then the public still has views of the water. View easements are an option.

Member of Public – There is an issue of 20 ft. vs. 2 story buildings. Why not ask the audience who wants two story buildings?

Colin asked the audience that whom ever wanted two story buildings in Commercial please raise your hands. The majority wanted two stories in Commercial.

Colin asked the audience that whom ever wanted two story buildings in Residential please raise your hands. The majority wanted two stories in Residential.

It was stated by Dick Griot, that the best way to further proceed, might be to use motions as a way to get recommendations in an organized fashion. By consensus, that is how the remainder of the recommendations were obtained.

Commercial and Residential – a. Building Height

Colin stated that the building height in the current regulations, in the shoreline, is 35’.

Grant Telfer stated that it looked like there was upland area included in the shoreline from the map. Colin will check that to see if changes are necessary.

Moved by Dick Griot, seconded by Libby Blackwell, that the current Shoreline Master Program regulations that govern the rest of the County, be applied to the Orcas Village Commercial shoreline area. Of those that raised their hands, 24 were in support, 7 were not, and 2 abstained.

Moved by Colin, seconded by Libby Blackwell, that the current Shoreline Master Program regulations that govern the rest of the County, be applied to the Orcas Village Residential shoreline area. Of those that raised their hands, 31 were in support, 4 were not, and 7 abstained.

Moved by Mamie Forbes, seconded by Libby Blackwell, that the current Unified Development Code regulations that govern the rest of the County (30’), be applied to the Orcas Village Commercial upland area. Of those that raised their hands, 38 were in support, 3 were not, 4 abstained.

Concern was expressed regarding both impact and weight of the diverse views put forward at the different public meetings. It was noted that the primary purpose of the meeting was to gather input from the public regarding specific elements of the plan. It was recognized that while there are often quite different views expressed at any one meeting, on those points where a clear consensus was lacking, consideration would be given to all recommendations received.

Moved by Grant Telfer, seconded by Mamie Forbes, that the current Unified Development Code regulations that govern the rest of the County (30'), be applied to the Orcas Village Residential upland area. Of those that raised their hands, 40 were in support, 1 were not, 3 abstained.

Commercial and Residential – a. Building Size

Moved by Mamie Forbes, seconded by Libby Blackwell, that the current Shoreline Master Program that governs the rest of the County, be applied to the Orcas Village Commercial shoreline area with no footprint. Of those that raised their hands, 26 were in support, 17 were not, 2 abstained.

Moved by Dick Griot, seconded by Pierrette Guimond, that the total area in the Commercial upland area of Orcas Village be limited to 3,000 sq. ft. Of those that raised their hands, 14 were in support, 19 were not, 5 abstained.

Moved by Pierrette Guimond, seconded by Barbara Fleming, that the numbers for total area and footprint that are in the proposed ordinance, up to 5,000 sq. ft. and a 3,000 sq. ft. footprint, be accepted for the Commercial upland area of Orcas Village. Of those that raised their hands, 24 were in support, 8 were not, 2 abstained.

Moved by Colin Maycock, seconded by Pierrette Guimond, to limit the size of residences in the shoreline and upland areas of Orcas Village. Of those that raised their hands, 14 were in support, 25 were not, 2 abstained.

Grant Telfer - A conditional use question was raised and answered by Colin.

Bruce Orchid – Suggested a facilitator be used at the public meetings.