



Approved as submitted at the April 15, 2022 Planning Commission Meeting.

SAN JUAN COUNTY PLANNING COMMISSION MEETING

MINUTES OF THE APRIL 1, 2022 SPECIAL MEETING

The meeting of the San Juan County Planning Commission was called to order by Vice-Chair, Nick Knoellinger, at 8:30 a.m. in the County Council hearing room, Legislative Building, 55 Second Street, Friday Harbor, and San Juan Island.

Planning Commission

Members Present: By Microsoft Teams: Steve Smith, Nick Knoellinger, Steve Rubey, and Rick Hoffman

Planning Commission

Member Absent: Matt Ellingson, Sheila Gaquin, and Peter Kilpatrick

Department of Community Development (DCD) Staff

Present: Present in person: Lynda Guernsey, AS II.
By Microsoft Teams: David Williams, Director; Sophia Cassam, Planner II.

Administrative Items

Introduction of New Planning Commissioner

Rick Hoffman representing Lopez.

Confirm Agenda

No changes to the agenda.

Minutes of March 18, 2022

Moved by Steve Smith, seconded by Nick Knoellinger, to approve the minutes as submitted. Steve Smith-yes, Steve Rubey-yes, Nick Knoellinger-yes, and Dick Hoffman-abstain. Motion passed with three yes votes and one abstention (Hoffman).

Public Access Time –

As there was no one to speak, public access was closed with the option to re-open.

Review of Draft Comprehensive Plan: Section A, Introduction– Sophia Cassam, Planner II

Sophia Cassam gave a presentation on the Planning Commission schedule going forward for review of portions of the Draft Comprehensive Plan, then went ahead with her presentation giving background on Section A, Introduction. She then responded to questions and comments from the Planning Commission.

Review of Draft Comprehensive Plan: Section A, Introduction– Sophia Cassam, Planner II

Sophia Cassam gave a presentation reviewing Element B.1, Governance and responded to questions and comments from the Planning Commission.

Appendix 1, Population and Land Capacity Analysis – David Williams, Director

David Williams gave a background presentation on both parts of Appendix 1. Discussion was held.

By Consensus, the Planning Commission requested that David Williams create a disclaimer which would list the items in the draft Comp Plan that the Planning Commission has concerns about in Appendix 1,

and that list will be established by comments received from the Planning Commission and the public.

The comments should be in within the next week if possible.

Revision of Table 18.030.040 Allowable and Prohibited Uses in the Rural, Resource, and Special Land Use Designations for Government Offices - David Williams, Director

David Williams gave a presentation on an upcoming revision to Table 18.030.040 and responded to questions and comments from the Planning Commission.

Continued Housing Element discussion – Planning Commission and DCD Staff

David Williams and Sophia Cassam discussed the Housing Advisory Committees recommendations on the Draft Housing Element.

The Planning Commission decided on the following :

By Consensus, on page 16, Goal 5, Policy 1. Delete the word affordable.

By Consensus, on page 14, Goal 1, add a new Policy 5. and 6.

5. Consider options for inclusion of small home parks and RV parks across the county for long term housing needs.

6. Consider review of the UGA's on an ongoing basis.

By Consensus, on page 16, Goal 4. add a new Policy 8.

8. Consider revisions to the land development code and building codes to maximize the livable square footage on parcels for housing.

By Consensus, the Planning Commission accepts the Housing Advisory Committee recommendations with the modifications already stated, and in Goal 6, Policies 4. and 5. to stay at 50 years and the deletion of Policy 7., in Goal 7.

Return to Administrative Items

Return to Public Access

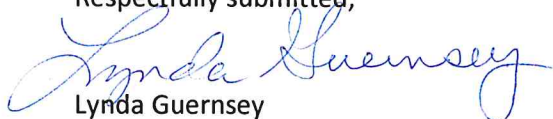
Fred Klein, Orcas Island Brent Lyles, Executive Director of Friends of the San Juans

James McCubbin, Legal Representative for Friends of the San Juans

Adjournment

It was agreed upon unanimously by the Planning Commission to adjourn the meeting at 11:58 a.m. The next meeting of the Planning Commission is scheduled for a Friday, April 15, 2022, at 8:30 a.m. in the County Council hearing room, Legislative Building, 55 Second Street, Friday Harbor, San Juan Island.

Respectfully submitted,


Lynda Guernsey