

Call to Order (Attendance, Agenda, Ethics)
Review and Approval of Minutes – August 19, 2019
Urban Self Storage ([PLN51505A](#)) – Design Guidance
Vincent Road Transfer Station ([PLN51533](#)) – Design Guidance
Wintergreen Apartments ([PLN51554](#)) – Conceptual Proposal Review
New/Old Business
Adjourn

Call to Order (Attendance, Agenda, Ethics)

Chair Joseph Dunstan called the meeting to order at 2:00 PM. Design Review Board members in attendance were Todd Thiel, Peter Perry, Jane Rein, Michael Loverich and Laurel Wilson. Shawn Parks was absent and excused. City Staff present were Interim Planning Manager David Greetham, Long Range Senior Planner Jennifer Sutton, Senior Planner Kelly Tayara and Administrative Specialist Jane Rasely who monitored recording and prepared minutes.

The agenda was reviewed. There were not any conflicts disclosed.

Review and Approval of Minutes – August 19, 2019

Minutes deferred until next meeting because they were not part of the agenda packet.

Long Range Senior Planner Jennifer Sutton provided a briefing on the progress of the Design Guidelines Update which was on the City Council's agenda after having gone before both the Design Review Board and Planning Commission.

Urban Self Storage ([PLN51505A](#)) – Design Guidance

Senior Planner Kelly Tayara introduced the project which had gone through the Preapplication process in 2017 but which had been placed on hold. Architect Chris Finch and Developer Travis Ameche provided the project presentation.

Summary of Topics Discussed

- Consider increasing buffer between school and project on east and west sides as well as the SR 305 corridor and Day Rd intersection.
- Would like to see site section rendering of building view from SR 305.
- Scale of building (35-foot CMU wall).
- Height and material of fencing taking into consideration safety of children and facility. Fence closer to facility.
- More understory evergreen trees.
- Lack of trails is a departure from Design Guidelines #8.
- Detention pond design for wildlife.
- Site section showing all three buildings scaled with elevations in one drawing.

Vincent Road Transfer Station ([PLN51533](#)) – Design Guidance

Senior Planner Kelly Tayara provided an overview of the project. Miles Yanick provided a history of the site which had been used as a transfer station for the last 80 years. Mr. Yanick reviewed the process to date including the need for a major conditional use permit. Adam Wheeler (Brown Wheeler Engineering) presented stormwater design.

Summary of Topics Discussed

- Circulation concerns about large wide-open space. Can flow be improved so not as many trees need to be cut down.
- Asked for tollbooth to be exceptional.
- Storm pond should be shaped for wildlife compatibility.
- Ask City about mitigating lost trees by planting trees on City property.

Citizen Charles Schmid said he had a bronze plaque from the site cleanup he would like to see attached to one of the buildings onsite.

Wintergreen Apartments ([PLN51554](#)) – Conceptual Proposal Review

Senior Planner Kelly Tayara discussed the project with the DRB. The applicant was not present for the meeting.

New/Old Business

Interim Planning Manager David Greetham let the DRB know they would receive a copy of the report for the original McDonald's site plan review in the near future per Michael Loverich's request.

Adjourn

The meeting was adjourned at 5:18 PM.

Approved by:



Joseph Dunstan, Chair



Jane Rasely, Administrative Specialist

**CITY OF BAINBRIDGE ISLAND
DESIGN REVIEW BOARD – REGULAR MEETING
September 16, 2019**

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**Join
ListServ
Yes/No**

Name	Affiliation	Phone/ E-Mail	Join ListServ Yes/No
JOE DUNSTAN	DRB		
JANE REIN	DRB		
PETER PERRY	DRB		
Jenny Morber	The Island School Board	770-490-8387 jenny.morber@gmail.com	Yes ✓
Alexander Saliba	The Island School Board	206-963-1596 alexsaliba@gmail.com	✓
Don De Vries	Plan Commission	206 931 6106	
David Greenham	PCD		
Bryan Ransom	BWE	206.842.0605	
Adam Wheeler	BWE	206 842 0605	
MIKE WHALEN	RESIDENT	mwhalen@seanet.com	✓
Chris Finch	MAGELLAN ARCHITECTS	425-885-4300 christ@magellanarchitects.com	✓
Travis Ameche	Urban Development & Const.	425-213-4000 travisa@urbanstorage.com	✓
LAUREL MILLER	DRB		
Jennifer Sutton	COBI - Sr. Plnr		
TODD THIEL	DRB		
BRIAN KELLY	BI Review	editor@bainbridgereview.com	✓
Heather Church	Bainbridge Disposal	Heather@bainbridgedisposal.com	✓
MILES YANICK	MILES YANICK & CO	842-6516 MILESYANICK@MILESYANICK.COM	✓
Nicole McKinney-Rang	Miles Yanick & Co	206 842 6516 NICOLE@MILESYANICK.COM	✓