



Planning Commission Special Meeting May 28, 2020

Meeting Minutes

1) CALL TO ORDER/ROLL CALL

Chair William Chester called the meeting to order at 5:10 PM. Planning Commissioners in attendance were J. Mack Pearl, Jon Quitslund, Lisa Macchio, Kimberly McCormick Osmond and Joe Paar. Don Doman was absent. City Staff present were Planning & Community Development Director Heather Wright, Senior Planner Jennifer Sutton and Administrative Specialists Marlene Schubert and Jane Rasely who monitored recording and prepared minutes.

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

2) PLANNING COMMISSION MEETING MINUTES

2.a Review and Approve Minutes

[Cover Page](#)

[Planning Commission Minutes DRAFT 051420.pdf](#)

Motion: I am prepared to move approval of the minutes for the special meeting on May 14, 2020 as distributed in the agenda packet.

Quitslund/McCormick Osmond: Passed Unanimously.

3) PUBLIC COMMENT

4) UNFINISHED BUSINESS

4.a Ordinance No. 2020-04, Adopting Small Wireless Facility Design Standards

[Cover Page](#)

[Memo - Changes to Ordinance No. 2020-04 Since Last Planning Commission Review](#)

[Ordinance No. 2020-04, Adopting Small Wireless Facility Design Standards - Clean Copy](#)

[Ordinance No. 2020-04, Adopting Small Wireless Facility Design Standards - Track Changes](#)

[Small Wireless Facilities - Sample Photos of Actual Deployments](#)

Deputy City Attorney Robbie Sepler provided a brief review of the ordinance before discussion.

The Commissioners asked Mr. Sepler to return with specific responses to the issues Commissioner McCormick Osmond provided (see attached).

4.b Bonus Floor Area Ratio (FAR) Options, BIMC 18.12.030.E.

Cover Page

BIMC_1812.030_FAR_BONUS_OPTIONS.pdf

RES_2003-

25_FULL_CITY_COUNCIL_FOR_DECISION_MAKING_RE__FLOOR_AREA_RATIO_BONUS
ES.pdf

RES_2001-

54_DISTRIBUTION_OF_FUNDS_FROM_PURCHASE_OF_FLOOR_AREA_RATIO_BONUS
S.pdf

MUTC Zoning Districts Map.pdf

Planning Commission Minutes and Addendum DRAFT 031220.pdf

20200424_CC_Staff_Memo (10).docx

FAR_USAGE_BY_PROJECT.pdf

FAR Usage Winslow Hotel

Quitslund request for Info in the PC Packet FAR Discussion 5.12.2020.docx

P C Subcommittee Recommendations on FAR Policies, 4.27.2020.docx

Comp_Plan_Goals___Policies_Related_to_FAR.pdf

Chapter 2 WMP.pdf

Admin Manual .pdf

Ordinance_No._2020-10_Adopting_Interim_Zoning_Control_Related_to_Bonus_Density

BIMC Table 18.12.020-3.docx

Subcommittee Recommendation - Changes to Base & Bonus FAR policies, 5.22.2020.docx

The Planning Commission's Subcommittee reported on their recommendations for discussion and stated they would look at Commissioner McCormick Osmond's draft and see what they could come up with to bring back to the whole Planning Commission.

5) PLANNING DIRECTOR'S REPORT

Ms. Wright provided an update regarding the joint City Council/Planning Commission planned for June 22, 2020.

6) ADJOURNMENT

The meeting was adjourned at 6:54 PM.

William Chester, Chair

Jane Rasely, Administrative Specialist