CITY OF
BAINBRIDGE ISLAND

PLANNING COMMISSION SPECIAL MEETING
THURSDAY, JULY 22, 2021

THE PLANNING COMMISSION WILL HOLD THIS MEETING USING A VIRTUAL ZOOM WEBINAR PLATFORM. MEMBERS OF THE PUBLIC WHO DO NOT WISH TO VIEW THE MEETING VIA THE CITY?S WEBSITE STREAMING WILL BE ABLE TO CALL IN TO THE ZOOM MEETING.
PLEASE CLICK THE LINK BELOW TO JOIN THE WEBINAR:
HTTPS://BAINBRIDGEWA.ZOOM.US/J/93919490652
OR
IPHONE ONE-TAP: US: +16699009128,,99093163225# OR +12532158782,,99093163225#
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TELEPHONE (FOR HIGHER QUALITY, DIAL A NUMBER BASED ON YOUR CURRENT LOCATION):
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WEBINAR ID: 990 9316 3225
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AGENDA

1. **CALL TO ORDER/LAND ACKNOWLEDGMENT/AGENDA REVIEW - 6:00 PM**
We would like to begin by acknowledging that the land on which we gather is within the aboriginal territory of the Suquamish, "People of Clear Salt Water." Expert fishermen, canoe builders and basket weavers, the Suquamish live in harmony with the lands and waterways along Washington's Central Salish Sea as they have for thousands of years. Here, the Suquamish live and protect the land and waters of their ancestors for future generations as promised by the Point Elliot Treaty of 1855.

2. **PUBLIC COMMENT - 6:05 PM**
Public comment on off-agenda items.

3. **UNFINISHED BUSINESS - 6:15 PM**

3.a **(6:15 PM) - Ordinance 2021-10 (formerly 2020-16) Amending Bonus Floor Area Ratio (FAR) Options, BIMC 18.12.030.E.** 30 Minutes
20210722 PC Staff Memo.docx
DRAFT Ordinance No. 2021-10 formerly 2020-16.docx
Exhibit_A Ord. 2021-10.docx
MUTC and HS Rd Zoning Districts Map.pdf
Nov 19 20 PC Mtg Minutes.pdf
20201008 PC Cover Letter to CC on Bonus FAR.pdf

4. NEW BUSINESS - 6:45 PM

4.a **(6:45 PM) - Public Hearing - WSDOT Noise Variance for Ferry Terminal Overhead Walkway Replacement - Planning and Community Development,** 20 Minutes
51970 WSDOT Noise Variance - Master Land Use Application.pdf
51970 WSDOT Noise Variance - Project Narrative.pdf
51970 WSDOT Noise Variance - Weekend Nightime Work Schedule.xlsx
51970 WSDOT Noise Variance - Plan Set.pdf

4.b **(7:05 PM) - Messenger House Major Site Plan Review and Major Adjustment to a Conditional Use Permit (PLN51717 SPR/CUPA)** 45 Minutes
Messenger House SPR_CUPA Staff Report_to_PC.pdf
DESIGN REVIEW BOARD MEETING MINUTES.pdf
Plan Set.pdf
Site Plan (Revised).pdf
Existing vegetation canopy.pdf
SEPA checklist.pdf
Messenger House_Applicant Project Narrative.pdf
Minor CUP Staff Report for lot coverage waiver.pdf

5. PLANNING DIRECTOR'S REPORT - 7:50 PM

6. FOR THE GOOD OF THE ORDER - 7:55 PM

7. ADJOURNMENT - 8:00 PM

GUIDING PRINCIPLES

Guiding Principle #1 - Preserve the special character of the Island, which includes downtown Winslow's small town atmosphere and function, historic buildings, extensive forested areas, meadows, farms, marine views and access, and scenic and winding roads supporting all forms of transportation.

Guiding Principle #2 - Manage the water resources of the Island to protect, restore and maintain their ecological and hydrological functions and to ensure clean and sufficient groundwater for future generations.

Guiding Principle #3 - Foster diversity with a holistic approach to meeting the needs of the Island and the human needs of its residents consistent with the stewardship of our finite environmental resources.

Guiding Principle #4 - Consider the costs and benefits to Island residents and property owners in making land use decisions.

Guiding Principle #5 - The use of land on the Island should be based on the principle that the Island's environmental resources are finite and must be maintained at a sustainable level.

Guiding Principle #6 - Nurture Bainbridge Island as a sustainable community by meeting the needs of the present without compromising the ability of future generations to meet their own needs.

Guiding Principle #7 - Reduce greenhouse gas emissions and increase the Island's climate resilience.

Guiding Principle #8 - Support the Island's Guiding Principles and Policies through the City's organizational and operating budget decisions.

Planning Commission meetings are wheelchair accessible. Assisted listening devices are available in Council Chambers. If you require additional ADA accommodations, please contact the Planning & Community Development Department at (206) 780-3750 or pcd@bainbridgewa.gov by noon on the day preceding the meeting.

Public comment may be limited to allow time for the Commissioners to deliberate. To provide additional public comment, email your comment to pcd@bainbridgewa.gov or mail it to Planning and Community Development, 280 Madison Avenue North, Bainbridge Island, WA 98110.