



Planning Commission Special Meeting October 28, 2021

Meeting Minutes

1) CALL TO ORDER/LAND ACKNOWLEDGMENT/AGENDA REVIEW/CONFLICT DISCLOSURE

Chair Kimberly McCormick Osmond opened the meeting at 6:02 PM. Commissioners in attendance were Vice-chair Joe Paar, Sarah Blossom, Ashley Mathews and Yesh Subramanian. City Staff present were Planning & Community Development Director Heather Wright, Engineering Manager Paul Nylund, Senior Planner Kelly Tayara, Associate Planner Ellen Fairleigh and Administrative Specialist Jane Rasely who monitored recording and prepared minutes.

The Land Acknowledgement was read and the agenda reviewed. There were not any conflicts disclosed.

2) PUBLIC PARTICIPATION MEETING

2.a Public Participation Meeting for Bainbridge Disposal Building

[Cover Page](#)

[Site Plan.pdf](#)

[Civil Engineering Plans.pdf](#)

[Exterior Elevations.pdf](#)

[Floor Plans.pdf](#)

[Design Review Board Meeting Minutes 17MAY2021.pdf](#)

Senior Planner Kelly Tayara introduced the project and architects Miles Yanick and Nicole McKinney-Ray who presented the project. There was not any public comment received.

3) PLANNING COMMISSION MEETING MINUTES

3.a Review and approve minutes from October 14, 2021

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[Planning Commission Minutes DRAFT 101421.pdf](#)

Motion: I would like to move to clarify the motion regarding hotels in the Winslow area by stating that this motion was intended to apply only to hotels located in the MUTC and any additional words that are in the original language used in the motion that suggest otherwise should not be read that way.

McCormick Osmond/Blossom: Passed Unanimously

Motion: I move to approve the minutes as distributed.

Subramanian/Blossom: Passed Unanimously

4) PUBLIC COMMENT

None.

5) NEW BUSINESS

5.a Fort Ward Stables Renovation- Bldg 15 Site Plan Review and Conditional Use Permit (PLN51760 SPR/CUP)

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PLN51760 SPR CUP Fort Ward Stable Staff Report.pdf

1. PLN51760 SPR CUP Site Plan and Illustrated Site Plan Phase One.pdf

2. PLN51760 SPR CUP Civil and Landscape Plan.pdf

3. PLN51760 SPR CUP Master Plan Phase One & Phase Two.pdf

4. PLN51760 SPR CUP Floor Plan.pdf

5. PLN51760 SPR CUP Renderings.pdf

6. PLN51760 SPR CUP Planner memo to Historic Preservation Commission dtd Sept. 2, 2021.pdf

7. PLN51760 SPR CUP Historic Preservation Commission Minutes dtd Sept. 2, 2021.pdf

8. PLN51760 SPR CUP Design Review Board Minutes dtd Sept. 20, 2021.pdf

9. PLN51760 SPR CUP Design Review Board Final Design Review Worksheet.pdf

10. PLN51760 SPR CUP Public Comment.pdf

11. PLN51760 SPR CUP Link to Electronic Permit File on Public Portal.pdf

Associate Planner Ellen Fairleigh introduced the project and applicant Jason McLennan who presented the project.

Public Comment

Mr. Hansen - Spoke in support of the project and a need to slow traffic in the neighborhood and asked whether a speed table or speed bump could be installed as a traffic calming measure.

Motion: I'll make a motion that we grant the relief as requested but subject to if Phase II does not proceed then the frontage issue gets addressed whatever the right language is for that so I'm coming to give the intent and regarding item 2, that a timer is chosen and it is at 8:00 PM regardless of which time of the year so it overs winter and summer and the work hours that was detailed on average.

Subramanian/Paar: Passed Unanimously

5.b Consideration and Recommendation on Possible Extension of the Housing Design Demonstration Projects (HDDP) program, BIMC 2.16.020.S, Ordinance No. 2021-35.

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HDDP Program Summary

Ordinance No. 2021-35 Extending HDDP Program.docx

BIMC 2.16.020.S Housing Design Demonstration Projects.pdf

Comprehensive Plan Goals and Policies that support HDDP.pdf

Approved Ord 2019-32 HDDP .pdf

Senior Planner Jennifer Sutton facilitated discussion of the proposed extension of the Housing Design Demonstration Project (HDDP) Program.

Motion: I make a motion to recommend a public hearing at our next meeting.

Subramanian/Paar: Passed Unanimously

6) PLANNING DIRECTOR'S REPORT

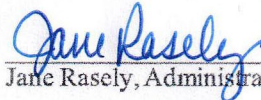
Planning & Community Development Director Heather Wright provided an update on items of interest to the Planning Commission.

7) FOR THE GOOD OF THE ORDER

Chair McCormick Osmond corrected the record regarding the Planning Commission DRB Joint Land Use Subcommittee. Commissioner Lisa Macchio served on this committee and not former Planning Commissioner Jon Quitslund as she previously stated on October 14, 2021. She also proposed a pause on that work until mid to late December 2021.

8) ADJOURNMENT - 8:30 PM

Meeting adjourned at 7:56 PM.


Jane Rasely, Administrative Specialist


Kimberly McCormick Osmond, Chair