

**City of Buckley
Planning Commission Minutes
October 8, 2007**

Chairperson Cramer called the meeting to order at 7:00 PM.

The following members were present: Bill Dorn, Gordon Liebel, Cindy Maas, Bridgett McNassar, Dale Clark and James Montgomery. Also in attendance were Interim Planning Director Ed Davis and Associate Planner Suraiya Rashid.

Cramer stated she would like everyone to keep their eyes and ears open, for a new recruitment for the Planning Commission when James Montgomery moves up to the City Council. There is a few criteria and they are: a person who can respectively listen to others even if that opinion differs from theirs; someone who is willing and able to do the ongoing task of reading and reviewing the materials; a person who can articulate their thoughts and opinions without being condescending or judgmental and someone who commits to regularly attend meetings, who is on time and prepared to work on the agenda items.

Writing details for Goals 7-10:

Cramer stated we have been discussing these items for several weeks. Without discussing anything, we will brainstorm and get the information on paper and then we can go through them and get a consensus on these so we can get something on paper. Davis volunteered to do the scribing. The ideas that the Planning Commission came up with for the different goals are as follows:

Affordability/Range of Housing Prices:

- Lot size variety
- Percentage of lot coverage
- Variety of housing types
 - Single family
 - Duplex
 - Two story
 - Ramblers
 - Townhouses
 - Row houses
 - Cottage houses
- Variable setbacks
- Percentage of green belt
- Floor area ratio (second floor smaller)
- Open space criteria/wetlands
- Street sections and alley
- Structure city fees for varied housing types

Variety of Housing Types:

- Percentage of ramblers, 2-story, cottages, etc.
- Percentage of duplexes/location consideration
- Design standard contribute to housing types

Permit larger percentage of coverage for rambler for smaller lots

Flexible/Variety Lot Sizes:

- Variation in development
- Clustering of residential variety of lot sizes
- Minimum size of lots in different densities

Design Standards:

- Revisit floor area ratio under current code
- Eliminate the # of duplexes and use percentage of duplexes per development
- Location of duplexes or multiple housing

Variety of Architectural styles

Front doors facing the streets

Front porch – setback

Meandering sidewalk

Front yard pole lights required

Consistent fencing

Roof design variety

Require variety of house plans – do not permit same house plan/elevation adjacent to one another

Varied Setbacks

Protection of view corridors

Cramer stated at the next meeting we will be going over preservation of small town character, quality of life, connectivity, pedestrian friendly and open space, parks and trails.

New Business/Announcements:

Davis stated he attended the Washington/Oregon combined Master Planners Association. They discussed sustainability and what we are going to have to do in the future. Davis handed out pamphlets that he received at the meeting. Davis would like the planning commission to review these so it can be discussed at next weeks meeting.

The next meeting will be October 15, 2007 at 7:00 PM.

With nothing further the meeting was adjourned at 8:54 PM

Lisa Cramer, Chairperson