

## City of Buckley

### Planning Commission Minutes

November 18, 2013

Chairperson Helmer called meeting to order at 7:00 PM. The following members were present: Callis, Harris, Howse and Wink. Also in attendance was City Planner Thompson.

Helmer stated before approving the minutes, Callis while he sits at the table his term has expired, but he will be helping us with Housing Element on the Comprehensive Plan with his Real Estate experience and also being a former member. He would also like to introduce John Leggett who will possibly be joining us in the near future.

**Wink moved to approve the minutes of the November 4, 2013 commission meeting.**

**Howse seconded the motion.** Helmer stated there was one typo and that is in the last paragraph it states the next meeting will be November 4, 2013 but it should be November 18, 2013 which is tonight. **The motion then carried with the correction as discussed.**

#### **Park Plan Public Hearing**

Planning Director Thompson gave an explanation of the Goals and Objectives of the proposed park plan via a power point presentation. Recreation Director Ellen Boyd talked about our current parks and also what we need within the park plan.

#### **The Public Hearing was opened at 7:23 PM.**

Marvin Sundstrom, 881 Sheets Road, everything so far looks good; it just doesn't go far enough. He has been testifying at these hearings since 1998 and he feels once we get a plan set, the public isn't going to be able to say much about it and that is disappointing. Going through the plan, we won't make 7,500 people by 2030 but that doesn't mean we can't have lots of park space. On page six he doesn't think it is 230 acres of agricultural property he thinks it's closer to 200. Mundy Loss undeveloped property, his question is how are you going to access this. This type of property becomes near and dear to people because it is developable. We have two pieces of property, there is 10 acres by the Rainier School and Reservoir and about 60 acres on Paige creek, both of them very accessible and yet we choose to ignore them and the City already owns both of them. This he found when the City was talking about drainage and water rights. Urban open space, it's talked about and he has talked about it more than once at the public hearings, south of Ryan Road the City has a lot of property that is basically unbuildable, which would make a really good wildlife corridor. He brought this up when the City was doing Title 19. He has brought up wildlife corridors

several times, yet it seems to be ignored, yet the elk are still there. They've got to have some place to go; they are shortly going to lose their 10 acres when they start developing the Van Sickle property. He keeps saying we need trails all the way around the City; we need a system of trails to be able to connect to the other trails. Those should be on this plan and considered. A lot of people he knows that has asthma or children will not walk trails next to where there is traffic and that is something we should be thinking about.

**The Public Hearing was closed at 7:33 PM.**

**Wink moved to move forward with a recommendation to the City Council the Park Plan as submitted. Harris seconded the motion.** Wink stated she thinks we have put it out the public and have received a good response and we did very informed decisions and she feels we are ready to move forward. Helmer asked about the 60 acres of Paige creek because he is not familiar with this, is this a water shed that we own property somewhere. Thompson stated we own a lot of property and that particular property, she is unfamiliar with. She will find out more information about this. Helmer asked for a clarification COLI, Thompson stated it was the Foothills trail from Ryan to Main, why wouldn't it be from Ryan to at least Park Ave or the Log Show grounds. Thompson stated it very well could be, we can expand it but we don't need to do it right now. Discussion ensued regarding the Log Show grounds property and lease and he Miller property. There was a discussion regarding trails versus sidewalks. Thompson stated trails are a little bit of the Transportation plan and a little bit of the Park Plan. Sidewalks will be addressed under the Transportation Plan. There was discussion about mini parks and whether they should be parks just for kids or something for adults as well. **The motion then carried.** Thompson stated there is still something that needs to be added to the Plan, and that is financing before it goes to Council so does the Planning Commission want to see it again. Helmer stated this brings up an issue that has reared its head before and that is budget and financing, how much is the Planning Commission involved in reviewing and approving financing. There was another discussion regarding the priorities that needed to be added to the plan and pet friendly parks had not been added, the commission discussed all the priorities once again to make sure everything that had been discussed previously was included in the plan. **Wink moved to rescind the original motion for approval and postpone approval until the next meeting of the Park Plan so financing and the changes regarding priorities can be added. Howse seconded the motion and the motion carried.** Helmer updated the Planning Commission regarding the bridge rebuild across the Puyallup River and what they intend on doing with the old bridge. He knows this had been talked about by the City to use that bridge so he wanted to update the Commission on the information he found.

### **Housing/Economic Development element reports**

Callis was not here to report on the Housing Element. Helmer reported on the Economic Development Element. He has read through the old one and has some comments on it, he would also like to meet with one of the Council members on the Economic Development Council committee and he would like to also attend a Chamber of Commerce meeting. If anyone would like to join him at any of these meetings, he would be grateful to have someone.

### **New/Old Business**

Helmer stated there was a concern and he believes there is a glitch in the Municipal Code for the membership of the Planning Commission. He would like to recommend some changes in the future. He would like to see the verbiage changed on this for the business owner. He would like to have the commission think this over and have this addressed at the next meeting.

### **Next Meetings**

Our next meeting will be December 2, 2013 at 7:00

**Wink moved to adjourn the meeting. Harris seconded the motion and the motion carried.**

With nothing further the meeting was adjourned at 8:37 PM.



Chuck Helmer, Chairperson