

City of Buckley

Planning Commission Minutes

November 1, 2021

Garland called meeting to order at 7:00 PM. The following members were present: McCollum, Mickelson, O'Neill and Viren. McPhail was absent and excused. Also in attendance were Building and Planning Director Emily Terrell and Associate Planner Evan Lewis.

O'Neill moved to approve the minutes of the October 18, 2021, Planning Commission meeting. McCollum seconded the motion and the motion carried.

Design Reviews for Main Street Signage 753 and 873 Main St.

Lewis stated we have two design reviews for signage. The first one is for 873 Main Street for Anchor House Coffee. This will be a projecting sign and one of the conditions is to get a final inspection by the Building Official to ensure it is installed properly. It is not internally lit. It is consistent with the sign code and design guidelines. Projecting signs are allowed but are limited to 10 sq ft per side and this sign is approx. 15 sq ft per side so the applicant is requesting a variance. Staff is willing to split the difference and allow 12.5 sq. ft. per side. Staff is recommending approval based on the conditions of approval with the variance enlarging the square footage to 12.5 sq. ft. **Mickelson moved to approve the design review for 873 Main Street with the conditions of approval and the variance of enlarging the square footage to 12.5 sq. ft. Griffin seconded the motion and the motion carried.**

The second design review is for 753 Main Street and this is not a sign but window graphics very similar to Brazen Hearts across the street from this building. This is a sign for a new print shop on Main Street. There is around 104 sq ft of signage. Staff took a close look at this. Staff recommends approval as everything on here is just graphics. The only sign subject to the area requirements are the Print sign and the Plateau Graphics sign. They are well within the limits. **Mickelson moved to approve the design review for 753 Main Street. McCollum seconded the motion and the motion carried.**

Sign Code Updates

Lewis went over a few lingering things that needed discussion and clarification before sending this to public hearing. Awnings; allow awnings within the sign code as an over-the-counter permit. It will still have to go through design review if in the design district. Mel would like to see some type of language that they must be maintained. Sign definition; broaden the standard's applicability. Prohibited signs; staff is recommending removing banner from prohibited signs and ad banner under temporary signs. Wrought iron style trim;

staff is recommending changing the language for this to with the appearance and durability of wrought iron style trim. Anywhere this is in the code will be changed. Wall Graphics; we need to clarify the wall graphics, should there be more parameters to add some more conditions on this. There was also a lengthy discussion on temporary signs sandwich board signs and feather flags.

Comprehensive Plan Update:

Lewis stated the next Planning Commission meeting on November 15, 2021, will be the Comprehensive Plan Open House Workshop. This will be the first visioning open house. Lewis gave an overview to the Commission on the agenda and how the workshop will be set up. We are hoping to get a decent turn out. The word has been put out in several different formats.

New/Old Business – Updates, Calendar & Deadlines

We are proposing to plan for the public hearing for the sign code to be early next year, we would like to have a study session with the new Council.

Code Anomalies, we want to bring this back to the Council for another study session on this because there have been more added. This may possibly be at the joint Council/Planning Commission meeting we would like to have at the beginning of the year.

With nothing further, the meeting was adjourned at 8:13 PM.



Mel Garland, Chairperson