



**CITY OF EDGEWOOD
PLANNING COMMISSION MEETING MINUTES**

Monday, July 11, 2022 – 6 p.m. • Edgewood City Hall – 2224 104th Ave. E

Meeting Held Virtually via Zoom

- 1. CALL TO ORDER:**

Chair Overfield called Planning Commission meeting to order at 6:03 PM.
Chair Wiesenfeld called EDAB meeting to order at 6:03PM.

 - A. Commissioners Present:** Guillory; Overfield; Greene; Ramirez; Pincas
 - B. Commissioners Absent:** Slate; Wagner
 - C. Boardmembers Present:** Andrew, Jason Neil, Colleen, Pearce
 - D. Boardmembers Absent:** Swanson; Butterfield; Clark
 - E. Staff Members Present:** Darren Groth, CED Director
Emily Arteche, Planning Manager
Evan Hietpas, Associate Planner
Jeremy Metzler, Public Works Director
Dave Gray, Assistant City Administrator/ Finance Director
 - F. Others Present:** Mayor Eidinger
Councilmember Tomy
Councilmember Buckley
- 2. PLANNING COMMISSION CONSENT AGENDA:**

Chair Overfield requested a motion to approve the consent agenda. Pincas motioned to approve, Guillory seconded. Commission voted 5-0 to approve.
- 3. EDAB CONSENT AGENDA:**

Chair Wiesenfeld requested a motion to approve the consent agenda. Wise motioned to approve, Pearce seconded. EDAB voted 4-0 to approve.
- 4. CITIZEN COMMENTS:**

Carly Lenoir | 501 121st Ave Ct E. Edgewood, WA | Provided comments in support of kennel land uses in single family zones. Referenced letters of support written by previous clients that were distributed to the Planning Commission in June.

Tina Vasen | 803 124th Ave E. Edgewood, WA | Submitted written comment to City staff prior to the meeting supporting kennel land uses in Edgewood.
- 5. PUBLIC HEARINGS:**

None
- 6. ACTION ITEMS:**

None



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7. PLANNING COMMISSION DISCUSSION ITEMS:

A. General Sewer Plan Update

- i. Metzler opened the agenda item and led the Commission through six (6) key topics.
- ii. Commission discussed all topics and requested further discussion on one policy question:
“Should new individual OSS’s be allowed in subdivisions (full and/or short)?”

B. 2022 Work Plan

- i. No discussion held on item.

8. JOINT DISCUSSION ITEMS:

A. EDAB and Planning Commission Coordination

- i. Chair Wiesenfeld opened the item for joint discussion.
- ii. Commissioners and Boardmembers discussed future collaboration opportunities.
- iii. A few considerations to improve coordination were established:
 - Hold special joint meetings on an as-needed basis:
 1. January as Work Plans are established to identify joint items
 2. Utilize months with cancelled regular meetings due to City-observed holidays (4th of July, New Year’s Day, etc.)
 - Focus on City Comprehensive Plan update in 2023 and 2024.

B. Town Center

- i. Hietpas opened the item by outlining the Planning Commission’s recommendation from April 2021, specifically the

Chair Wiesenfeld requested a motion to adjourn the EDAB meeting, as Boardmember Neil announced that he needed to leave and the EDAB would no longer have a quorum. Wise motioned to adjourn, Pearce seconded. Boardmembers voted 4-0 to adjourn.

Chair Overfield suspended the rules of order to allow the remaining three (3) EDAB members to participate in the discussion items with the Planning Commission.

- ii. Commissioners and Boardmembers discussed areas to focus their on-going efforts on related to establishing Town Center as “the heart of Edgewood”. Key topics included:
 - Public outreach (property owners, investors, business owners, citizens, etc.)
 - Identify business community needs (vacant land, available space, permitting, etc.)
 - Town Center branding and marketing
 - Customer service and transparency
 - Coordination with consultants (Retail Strategies, Buxton, etc.)

C. ISCS Conference

- i. Dorner, Hietpas, Groth, and Gray shared their experience at the [ICSC Las Vegas 2022 Conference](#) that they attended in May.

9. STAFF COMMENTS: None

10. COMMISSIONER COMMENTS: None

11. ADJOURN: Chair Overfield adjourned Planning Commission meeting at 7:47 PM.