



CITY OF EDGEWOOD

PLANNING COMMISSION MEETING MINUTES

Monday, July 12, 2021 – 6 p.m. • Edgewood City Hall – 2224 104th Ave. E

Meeting Held Virtually via Zoom

1. **CALL TO ORDER:** Chair Overfield called meeting to order at 6:03 PM
 - A. **Commissioners Present:** Guillory; Overfield; Greene; Wagner; Pincas; Ramirez; Slate (6:06)
 - B. **Commissioners Absent:** None
 - C. **Staff Member(s) Present:** Darren Groth, CED Director
Emily Arteche, Planning Manager
Evan Hietpas, Associate Planner
 - D. **Others Present:** Councilmember Tomyn
Councilmember Wise
2. **CONSENT AGENDA:** Pincas moved to APPROVE as presented, Ramirez seconded. Commission voted 6-0 to approve the Consent Agenda.
3. **CITIZEN COMMENTS:** None
4. **PUBLIC HEARINGS:** None
5. **OLD BUSINESS:**
 - A. Sewer Connection Requirements
 - i. Hietpas and Overfield opened the discussion.
 - ii. Discussion ensued about the long-term maintenance of community septic systems, and the city-wide sewer plan update.
 - B. Streetscapes Code Amendment
 - i. Arteche opened the discussion and recommended holding a public hearing at the August 9th Planning Commission meeting.
 - ii. Planning Commission agreed with staff's recommendation. Public hearing will be scheduled for August 9th.
 - C. Town Center
 - i. Hietpas introduced the Town Center subarea planning activity that City staff will be facilitating with five high school students in the Edgewood Experience program.
 - ii. Discussion ensued. The Commission will review the proposed boundaries of the TC subarea plan.
 - D. PC Handbook
 - i. Groth introduced the purpose of creating a handbook for the Planning Commission.



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6. NEW BUSINESS:

A. Action Items:

i. Chair and Vice Chair Appointments

- a. Planning Commission discussed this agenda item to determine appointments until July 2022.
- b. Slate moved to APPOINT Overfield as Chair and Pincas as Vice-Chair. Greene seconded the motion. Planning Commission voted 7-0.

B. Discussion Items:

i. Transitional Housing and State of Washington House Bill (HB) 1220

- a. Groth opened the discussion and recommended holding a public hearing on the required code amendment(s) as soon as possible to ensure compliance with the WA State House Bill.
- b. Planning Commission discussed the impacts of this House Bill and agreed with staff's recommendation.

ii. Temporary Signs in Rights-of-Way

- a. Groth opened the discussion about a possible code amendment related to temporary signs.
- b. Planning Commission discussed the possible code amendment and recommended to not make any changes at this time.

iii. 2021 Work Plan

- a. Commission and city staff discussed the 2021 Work Plan. It was determined that the establishment of EMC Title 17 should be delayed until the City adopts a Town Center subarea plan and an updated Comprehensive Plan.

7. STAFF COMMENTS: None

8. COMMISSIONER COMMENTS:

- A. Commission and City staff discussed current proposed developments in Edgewood.
- B. Commission discussed their preferred method of facilitating monthly meetings. (virtual, hybrid, in-person)

9. ADJOURN: Chair Overfield adjourned meeting at 7:53 PM.