

**City of Lake Forest Park - Planning Commission  
Draft Regular Meeting Notes: January 12, 2016  
17425 Ballinger Way NE—Forest Room**

**Planning Commissioners present:** Chair Ray Holmdahl; Vice-chair Jon Lebo; Semra Riddle; Connie Holloway; Doug Gochanour; Richard Saunders

**Staff and others present:** Steve Bennett, Planning Director; Jake Tracy, Planning Technician; Mike Dee, Resident

**Planning Commissioners absent:** Joel Paisner; Jean Maixner; Rocky Oliver

**Call to order:** 7 PM

**Approval of Meeting Agenda:** Cmr. Holloway moved to approve the agenda. The motion was seconded by Cmr. Gochanour and approved unanimously.

**Approval of Meeting Notes:**

June 23<sup>rd</sup>, 2015 Cmr. Saunders moved to approve the minutes. The motion was seconded by Cmr. Riddle and approved unanimously.

July 21<sup>st</sup>, 2015 Cmr. Gochanour moved to approve the minutes. The motion was seconded by Cmr. Lebo and approved unanimously.

August 11<sup>th</sup>, 2015 Cmr. Riddle moved to approve the minutes. The motion was seconded by Cmr. Gochanour and approved unanimously.

October 7<sup>th</sup>, 2015 Cmr. Riddle moved to approve the minutes. The motion was seconded by Cmr. Gochanour and approved unanimously.

**Public Comment:**

Mike Dee provided comments on the following:

- Happy to see list of all future meetings posted at City Hall and elsewhere. Also glad that conflict between the Transportation Commission and Planning Commission meetings has been resolved.
- He is interested in:
  - Transportation improvements on the bus routes. Wants paper transfers on the Sound Transit routes. Interested in how to use money gained from park and ride, and how to implement a shuttle system.
  - Neighborhood association other than the police one.
  - Construction material re-use program and trading post etc.
  - Community and senior center.
  - Better public records keeping and postings.

Connie Holloway commented as a resident on the following issue:

There are a lot of comments on nextdoor.com about unsafe pedestrian conditions on 47<sup>th</sup> Ave NE. Perhaps install some bumps or a rumble strip along the side of the road to dissuade drivers from veering in to the pedestrian area.

**Old Business:**

Carrie Lewith Zoning Code Amendment Proposal

Steve Bennett introduced the latest draft of the proposed amendment, which includes changes that were recommended in the December Planning Commission meeting.

Introductory Paragraph: Cmr. Riddle brought up whether “parcel” or “property” is the correct word to use in line 11. Discussion ensued. Steve Bennett clarified that a parcel is legal unit and property is more general. It was decided that the word should be changed to “property.”

- Line 9 – add “and” after the word “buffers”
- Line 11 – change “parcel” to “property”

Section C: Cmr. Holloway asked if the provision restricting dwelling units was necessary. After discussion, Cmrs. decided that it was necessary.

- Add language clarifying that the number of allowed units would be rounded to the nearest whole number.

Section D:

- Remove, combine with E(5) for preamble.

Section E:

Commissioners discussed E(8) at length, and whether a provision for visitor parking should be made. Steve Bennett will look at Southern Gateway guidelines and provide a recommendation.

- Line 25 – Remove “dimensional design, parking, landscaping, and other”
- Line 27 – Replace “except – below” with “unless there is a conflict with this section, in which case the standards will apply.”
- Line 41 – Remove “and within”
- 5 (lines 45-48) – combine with Part D to create a preamble.

Section F:

Commissioners discussed whether F should be changed or deleted. Cmr. Riddle suggested removing “shall be provided indoors.” Cmr. Lebo recommended removing F all together.

- Line 67, replace “and shall be provided outdoors,” with “indoors, outdoors, or a combination of the two.”
- Delete rest of F.

Section G:

- Remove. Add new language stating that, prior to issuing building permits for the project, the property will be consolidated into one parcel.

Steve Bennett said he would contact Carrie Lewith to come to the next meeting.

#### Tree Board Recommendations on Updating Tree Regulations (LFPMC 16.14 and 16.16)

Jake Tracy introduced the Tree Board’s memo to City Council with recommendations for the tree ordinance update. The recommendations were based on both community input and expert advice, and aim to close loopholes, streamline the process, and enhance Lake Forest Park’s tree canopy.

Steve Bennett discussed next steps. The City Council will finalize its goals in the coming weeks. If the tree ordinance update is named as a priority, staff will provide detailed mark-up of the current ordinance for the Planning Commission to work with.

Cmr. Saunders expressed that he wanted to know more about the problems that led to the recommendations in the Tree Board’s memo.

Cmr. Holloway expressed support for the recommendations in the memo.

Chair Holmdahl expressed that it would be good to have the EQC come in to discuss the memo. Cmr. Saunders attended the tree roundtable and reiterated Don Fiene's sentiment that education is the most important thing.

**Comprehensive Plan Update**

Scheduled to be adopted by Council on January 14<sup>th</sup>. There have been no major changes since the public hearing draft was distributed.

**New Business:**

None.

**Reports and Announcements**

**Chair/Vice Chair Election in March**

Chair Holmdahl does not wish to be Chair again and thought his term was ending this year. Steve Bennett will send out information on term endings prior to next meeting.

**Transportation**

Cmr. Lebo reported on the Transportation Commission meeting. They discussed Sound Transit 3 (ST-3), funding a study on Bothell and Ballinger Way, circulator bus projects, and the NE 178<sup>th</sup> St project.

Steve Bennett described LFP's Sound Transit 3 (ST-3) wishlist: bus rapid transit (BRT) lanes on Bothell Way, a 300-space park and ride, and connecting sidewalks.

Next meeting February 9th

**Adjournment: 8:55**

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Ray Holmdahl, Chair