



REGULAR SESSION FEBRUARY 25, 2020 MINUTES

A. CALL TO ORDER, ROLL CALL, AND ANNOUNCEMENT OF THE AGENDA

Commissioner Robert Larsen, Planning Commission Chair, called the meeting to order at 5:31 p.m. Of the ten (10) currently appointed commissioners ten (10) were in attendance (a quorum being six (6) members and a majority being six (6) members):

Merle Ash	Robert Larsen	Neil Pederson
Leah Everett	Keri Moore	Raymond Sheldon
Mark James	Tom Norcott	Loren Simmonds
James Kamp		

Barbara Mock, Planning and Development Services (PDS), Director, served as Planning Commission Secretary for this meeting.

[Affidavit of Publication](#)

B. APPROVAL OF MEETING MINUTES

The minutes of the [January 28, 2020](#) regular meetings were approved unanimously.

C. STATUS OF PAST RECOMMENDATIONS AND FUTURE AGENDA ITEMS

Barb Mock relayed to the Planning Commission the activities before the County Council for action during the last month. Director Mock briefly reviewed agenda topics for future Planning Commission meetings and reminded the commissioners of the upcoming special meeting on March 17th.

[Planning Commission Activities](#)

[Planning Commission Future Topics](#)

D. UNFINISHED BUSINESS

None

E. NEW BUSINESS

1. [Digital Flood Insurance Rate Maps \(DFIRM\): Briefing](#)

Mitchell Brouse briefed the Planning Commission on proposed code amendments to SCC 30.43C, 30.65, and 30.91 concerning regulations in the special flood hazard areas. The proposed amendments to Snohomish County Code will: 1) adopt updated Flood Insurance Rate Maps with an effective date of June 19, 2020; 2) add standards for shallow flooding areas and coastal high

hazard areas; 3) update the uses that are allowed in the density fringe; 4) add clarity and transparency to the code; and 5) add and update definitions to improve consistency with National Flood Insurance Program (NFIP) rules.

Commissioners asked clarifying questions to better understand how the DRFIMs will affect the county. A public hearing is tentatively set for March 17, 2020.

[Briefing Staff Report dated February 18, 2020](#)

[Presentation](#)

2. Accessory Apartment Code Update: Briefing

Mitchell Brouse again briefed the Planning Commission on proposed code amendments to SCC title 30 regarding the siting and development of accessory apartments (also known as “accessory dwelling units”). Additional changes have been made since the Commission was last briefed in late 2018. The proposed amendments to Snohomish County Code will work to: 1) reduce regulatory barriers to the siting of accessory apartments while maintaining protections on health, safety, and welfare; and 2) clarify and simplify accessory apartment provisions.

Commissioners had a robust conversation with Mr. Brouse on Accessory Apartments. Each of the commissioners provided ideas and input for staff to consider around short term rentals, parking, lot coverage and owner occupancy. The Commissioners requested that there be time for discussion and deliberation on this topic prior to the Public Hearing that has been tentatively set for March 17, 2020.

[Briefing Staff Report dated February 18, 2020](#)

[Presentation](#)

3. Long Range Planning 2020 Work Program: Informational Briefing

David Killingstad briefed the Planning Commission on the 2020 Long Range Planning Division Work Program including work on the 2023 Comprehensive Plan Update.

[Presentation](#)

4. 2023 Comprehensive Plan Update Communications Plan: Informational Briefing

PDS Staff briefed the Planning Commission on the Communications Plan and anticipated public outreach in 2020 for the 2023 GMA Comprehensive Plan Update.

Commissioners asked questions around online meetings and clarification of tasks for the update.

[Presentation](#)

5. Light Rail Communities: Informational Briefing

PDS and Public Works Staff briefed the Planning Commission on the results of the station area planning phase and work beginning to develop a subarea plan.

Commissioners asked questions throughout the presentation.

[Light Rail Communities Webpage](#)

[Station Area Planning Final Report](#)

[Station Area & Subarea Planning Summary Handout](#)

[Sound Transit Future Service Map Handout](#)

[Presentation](#)

F. ADJOURN

This regular meeting was adjourned at 8:45 p.m.

A recording of this meeting is available on the Planning Commission website.

[Recording](#)

[Agenda](#)

[Planning Commission Main Website](#)