

# Planning Commission Regular Meeting Minutes

**October 21, 2014**

Chairperson William Leraas called the meeting to order at 6:03 p.m.

Roll was taken and a quorum was established.

**Present:** Chairperson William Leraas, Vice Chairperson Robert Parnell and Commissioners, Douglas Olson and Dennis Rasmussen.

**Absent:** Marc Myrsell

**Staff Present:** Randy Lewis, City Administrator and Donald Ross, Deputy Clerk-Treasurer, and Attorney Wayne Hagen

**Public Present:** Steve Irving and his Attorney Jay Goldstein

William Leraas asked for a **motion** to approve the minutes of the September meeting. Douglas Olson made a **motion** to approve the minutes, **seconded** by Robert Parnell. **Motion** carries.

**Old Business:** Attorney Hagen began the discussion regarding Westport Cold, LLC's request for re-zone. Randy Lewis mentioned the letter attached in the agenda items from Mr. Cornman stating he was in the process of amending his application for the re-zone of property on Lamb St and anticipates presenting the amended application to the City by December 1<sup>st</sup>, 2014.

Randy Lewis also mentioned the letter from Mr. and Mrs. Irving's attorney Jay Goldstein regarding the property adjacent to the proposed re-zone area.

Attorney Hagen said there was an initial approval of the re-zone presented to City Council, after receipt of Attorney Goldstein's letter, the Council remanded the re-zone back to the Planning Commission for further consideration. Attorney Hagen's recommendation at this time is for the Planning Commission to take some time to study and consider the appropriate recommendation on this issue. Given there is no amended application yet, and there has been no public hearing on this re-zone, Attorney Hagen suggested taking no action at this time.

Assuming the amended application does get submitted in December, Attorney Hagen suggested the Planning Commission schedule a public hearing after the January 1, 2015, perhaps in the month of February. This would allow each party time to gather the information deemed appropriate to form a decision.

Randy Lewis mentioned the City Council has asked the Planning Commission to look at a larger area around the proposed re-zone and incorporate information from other property owners in the area.

Attorney Goldstein added he would urge the Planning Commission to consider this area as a mixed use commercial zone, and there may be a need to buffer and realize the impact of the proposed changes.

Steve Irving said he feels like he is still trying to get up to speed about the intentions of Westport Cold's re-zone request. Mr. Irving says he likes the idea of a bigger and better Westport+

Mr. Parnell questioned the letter received from Helen Gunderson listing 3 parcels at one time owned by Mr. Irving. Mr. Irving mentioned there are actually 5 parcels he feels would be impacted by this re-zone. The 3 parcels mentioned in Ms. Gunderson's letter are Westport Cold's property.

Douglas Olson asked about a statement made in Attorney Goldstein's letter about the area becoming more tourist and residentially oriented. To this, Mr. Irving said he is in the transient accommodation business and plans on using the property mentioned to enhance his current business.

Attorney Hagen reiterated there has been no public hearing set, however there has been open communication regarding the re-zone. Hagen encouraged the opponents to be a part of the record, and have the recording be available and submitted for the public hearing when it is set.

Mr. Irving stated he believed it is clearly the intention of the neighboring party to go through with the re-zone and inquired if there was any more details to the application. Attorney Hagen asked if the application had been released to the public yet, Mr. Leraas presented Attorney Goldstein with a copy of Mr. Cornman's letter. Mr. Irving said he has been speculating about the big unknown because he feels the area is being re-zoned to another area they have no knowledge in.

Attorney Hagen again stated a Public Hearing cannot be set at this point, as it would not be fair to either party.

**New Business:** Randy Lewis mentioned they had received one alley vacation request, but it was not complete and would most likely be presented at the next meeting.

Shorelines: November 19, 2014 there will be a meeting at McCausland Hall at 6:00 pm. A memo and notice will be sent informing the public. Public will be encouraged to listen and give opinion on four topics. Balance on property owners, public access to shorelines, protection enhancement and shorelines usage. The attendance will determine how the meeting is run. If there are only a few people, they will have one group presentation, however if the number of people warrants it, there will be four stations set up for information on each topic.

The purpose of this meeting will be to gather information from the public and begin setting up a Citizen's Advisory Committee.

Planning Commission should plan on having their regular meeting the night before to enable an informal gathering. Randy Lewis said City Council will have a presence at this meeting, and representatives from the State Parks and the Port of Grays Harbor will be invited.

**Correspondence:** Mr. Leraas mentioned correspondence had been handled earlier in the meeting.

**Adjournment:** A motion to adjourn was made by Dennis Rasmussen, **seconded** by Douglas Olson. **Motion carries.** Meeting adjourned at 6:36 p.m.

Respectfully submitted,

Donald Ross  
Deputy Clerk-Treasurer