



Planning Commission Public Hearing Minutes for January 11, 2023

This is not a verbatim transcript of the meeting and is written to capture the general spirit of the discussion based upon notes and video observation by the author. To view the video recording of this meeting, click [here](#), or go to <https://www.anacorteswa.gov/700/Watch-Meetings>.

Commission Chair MacKenzie called the Public Meeting of January 11, 2023, to order at 6 p.m.

Roll Call: Members Present: Commissioners Jeff Graf, Ward MacKenzie, Frank Jeretzky, Jack Curtis & Linda Martin; **Members Absent:** Gary Molyneaux & Sarah Ruether

Staff Present: Don Measamer, Libby Grage, Grace Pollard, and Nathan Goldschmidt

Minutes: The minutes from December 14, 2022, were accepted as presented.

Correspondence: None

Old Business: Public Hearing – CUP-2022-0005 Morrison Court Bed & Breakfast

Grace Pollard, Senior Planner, gave a presentation on the Conditional Use Permit CUP-2022-0005 for a Bed & Breakfast at 2812 Morrison Ct. Staff recommended approval. Chair MacKenzie opened the floor for public comment at 6:06 PM. No comments were received at the meeting and Commissioner Ward closed the Public Hearing at 6:06 PM and opened the discussion to the commissioners. Commissioner Curtis made a motion to recommend approval with conditions, Commissioner Graf seconded the motion. All five Commissioners present voted to recommend approval.

Bonus Height provisions in the R4 Use Zone west of the Commercial Use Zone, AMC 19.42.050(C)

Don Measamer, PCED Director, gave a presentation providing background information on the bonus height provision. At 6:10 PM Chair MacKenzie opened the floor to public comment. Mike Pearl, Ed Geegan, Mary Jo McArdle, Pat Gardener, Rob Indallen, and a member of the public who commented remotely expressed concerns with the bonus height provisions including the impact to the character of the City and view impacts. At 6:37 Chair MacKenzie closed the public hearing and proceeded with Commission discussion. Chair MacKenzie provided background information on the process that resulted in the bonus height provision. Commissioner Curtis directed questions to Director Measamer regarding the level of public involvement that took place to draft the bonus height provision. Commissioner Graf asked Director Measamer for clarification on the proposed bonus height provision and previous opinions expressed by fellow Commissioners on the topic. Director Measamer summarized the December 14 PC meeting on this topic and recalled that at that meeting the present Commissioners voted unanimously to recommend Item F, to leave the bonus height provision in place with no changes. Commissioner Jeretzky clarified some of the implications of the proposed bonus height provision. Commissioner Martin asked Director Measamer about potential practical implications of the bonus height provisions. Additional discussion continued among the Commissioners and Director Measamer.

At 7:03PM, Commissioner Curtis made a motion to approve Item F, which was seconded by Commissioner Jeretzky. All Commissioners present voted to approve Item F.

With no further discussion, Commissioner Chair MacKenzie concluded the meeting at 7:05 PM.