Planning Commission Meeting
Minutes for – April 27, 2016

Vice Chair Oppel called the Meeting of April 27, 2016 to order at approximately 6 p.m.

Roll Call

Members Present: Commissioners Moffit, Oppel, Pollard, Cleland McGrath, and Farnsworth.
Members Absent: Commissioners Laumbattus and McNett.

Minutes

Minutes of April 13, 2016 were approved as read.

Correspondence

No correspondence was presented.

New Business

Public Hearing – Port of Anacortes Diesel Generator, Shoreline Substantial Development Permit

Ms. Kait Nelson, Associate Planner, presented the Port of Anacortes Shoreline Substantial Development Permit Application to the Commission. Ms. Nelson stated that Planning Commission is the decision making body for this project, and it will not move to City Council. The applicant proposes a 125 kW diesel powered generator located on Pier 1 which would provide backup power for security surveillance to the Port's Pier 1 and Curtis Wharf docks and main office. The generator will be installed above grade on a fixed concrete pad behind the fence line in front of Warehouse 4 and will increase Port resilience and recovery capabilities. The standby generator mounting concrete pad will be connected with reinforcement to the existing parking lot. Additionally, it will include a self-containment tank and a secondary containment tank. Staff prepared draft findings and conclusions and it is now the Planning Commission's discretion to authorize the Vice Chair to sign the findings.

Commissioner Pollard asked for an explanation of the self-containment tank and the secondary containment tank with leak detection system for the generator. The applicant explained that the containment tanks and detection system were requirements for above ground fuel tanks.

Commissioner Moffit requested clarification on the tank location and generator purposes, to which the applicant provided a clearer description based on the site map and examples of the intended uses for the generator. Commissioner Moffit expressed concern of the safety of the tank, to which the applicant explained the procedures taken for protection. Commissioner Moffit questioned whether this would be a conflict of interest with the Port acting as the SEPA Lead agency on this project. Mr. Don Measamer, City of Anacortes Planning Director, provided

it would not be a conflict of interest and explained the frequent process of other agencies acting as lead agency.

Vice Chair Oppel requested clarification that the generator will only be operating during a power failure as he was concerned about excess noise. The applicant stated that that is correct.

There were no questions or comments on the permit from the public and Vice Chair Oppel closed the public hearing.

Commissioner Pollard made a motion to approve the Shoreline Substantial Development Permit subject to the five (5) conditions listed. Commissioner Cleland McGrath seconded the motion. Vote called was unanimous in favor of motion.

With no further business, Vice Chair Oppel called the meeting to a close at approximately 6:13 p.m.