

	Scott Morrison
NAYS:	None
RESULT:	Passed

5. NEW BUSINESS

5.A. Title 19, *Unified Development Code*, and 21 *Impact Fees*, amendments

MOTION:	Motion to open the public hearing.
MOVER:	Planning Commissioner Jude Anderson
SECONDER:	Planning Commissioner Scott Morrison
AYES:	Chair/Planning Commissioner Frederick Cruger, Planning Commissioner Jude Anderson, Planning Commissioner Scott Morrison
NAYS:	None
RESULT:	Passed

Planning Director Amy Hess explained the reason for tonight's public hearing is for the Planning Commission's consideration of amendments to Title 19 and 21 of the Municipal Code. She reviewed the project schedule and current staff revisions based on feedback from the Planning Commission and input received in a letter by David Toyer. The revisions included the following items:

- Section 19.05.040 - Changed "~~Men~~" to "Persons"
- Eliminated "~~Boat Sales~~" as a Conditional Use in the CBD zone
- Separated "~~Display or Community Garden~~" and added "Community Garden" allowed it to be permitted in the Public Park zone & created clear definitions for each
- Revised the rear-loaded parking language and clarified that this is for attached and detached units in the MR zone when it is required
- Revised the language related to subdivision of contiguously owned parcels
- Refined the "Public Facilities" definition in Section 21.08.020
- Added the term "Local Improvement District" in Section 21.08.080
- Mini-Storage has been added back into the permitted use matrix and is allowed as a Permitted use in the (LI) zone
- Updated the "Townhouse" definition to specify in order to be a townhouse, there needs to be a minimum of three attached units

Quarry Road Buffer -

Examples were provided to the Planning Commission of different examples.

Planning Commission members voiced their opinions on the matter. They agreed to allow the ten-foot buffer with a stipulation of an eight foot fence.

MOTION:	Motion to open the public testimony portion of the public hearing.
MOVER:	Planning Commissioner Scott Morrison
SECONDER:	Planning Commissioner Jude Anderson
AYES:	Chair/Planning Commissioner Frederick Cruger, Planning Commissioner Jude Anderson, Planning Commissioner Scott Morrison
NAYS:	None
RESULT:	Passed

Public Comment -

David Toyer, Toyer Strategic Advisors, Everett, provided comments.

MOTION:	Motion to close the public testimony portion of the public hearing.
MOVER:	Planning Commissioner Jude Anderson
SECONDER:	Planning Commissioner Scott Morrison
AYES:	Chair/Planning Commissioner Frederick Cruger, Planning Commissioner Jude Anderson, Planning Commissioner Scott Morrison
NAYS:	None
RESULT:	Passed

MOTION:	Motion that the Planning Commission recommend approval of the proposed amendments to Titles 19 and 21 of the Granite Falls Municipal Code with revisions and forward the amended proposal to the Granite Falls City Council for consideration and action subject to the following changes: 1) Adding an option allowing a 10' buffer with an eight-foot fence or a 20' buffer, both with vegetation. 2) Adjust the wording to more accurately reflect our intention with regard to subdivision plats.
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MOVER:	Planning Commissioner Jude Anderson
SECONDER:	Planning Commissioner Scott Morrison
AYES:	Chair/Planning Commissioner Frederick Cruger, Planning Commissioner Jude Anderson, Planning Commissioner Scott Morrison
NAYS:	None
RESULT:	Passed

MOTION:	Motion to close the public hearing.
MOVER:	Planning Commissioner Scott Morrison
SECONDER:	Planning Commissioner Jude Anderson
AYES:	Chair/Planning Commissioner Frederick Cruger, Planning Commissioner Jude Anderson, Planning Commissioner Scott Morrison
NAYS:	None
RESULT:	Passed

6. CURRENT BUSINESS

None.

7. STAFF REPORTS

None.

8. CORRESPONDENCE

None.

9. ADJOURNMENT

With no further business to come before the Planning Commission, the meeting was adjourned at 7:09 p.m.