



City of Longview

1525 Broadway
Longview, WA 98632
www.ci.longview.wa.us

Minutes

Agenda Virtual Public Hearing

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Planning Commission

Wednesday, November 18,
2020

7:00 PM

City Hall

The City Hall is accessible for persons with disabilities. Special equipment to assist the hearing impaired is also available. Please contact the City Executive Offices at 360.442.5004 48 hours in advance if you require special accommodations to attend the meeting.

1. ROLL CALL

Chairman Collins called the meeting to order at 7:00 p.m.

Present: Member Craig Collins, Member Trey Davis, Member Ramona Leber, Member Shawn Marvin, Kalei LaFave, Stacey Dalgarno

Absent:

Staff Present: Ken Hash, Public Works Director; John Brickey, Community Development Director; Steve Schuman, Assistant City Attorney; Adam Trimble, Planner; Lisa Vertrees, Administrative Assistant

2. APPROVAL OF MINUTES

20-000495 Minutes of the October 7, 2020 Planning Commission Meeting

A motion was made by Member Ramona Leber, seconded by Kalei LaFave, to Approve the minutes of the October 7, 2020 regular Planning Commission meeting. The motion carried by the following vote:

Ayes: Member Craig Collins, Member Trey Davis, Member Ramona Leber, Member Shawn Marvin, Kalei LaFave, Stacey Dalgarno

Nays: None

3. AUDIENCE PARTICIPATION OF CORRESPONDENCE

None at this time.

4. DECLARATION OF EX-PARTE COMMUNICATIONS AND APPEARNESS OF FAIRNESS

The Declaration of Ex-parte Communications and appearness of fairness was read into the record.

5. PUBLIC HEARINGS**20-000485 PC 2020-6 MT. SOLO ESTATES PHASE 1 FINAL PLAT APPLICATION****Summary Statement:**

A subdivision developer, Hinton Development as Solo LLC, has requested final plat approval for phase 1 of Mt. Solo Estates, a 14 lot extension of existing Schneider Drive. The developer has constructed the road and utilities, stormwater swale, and graded the lots for development. At the developers option they will put up a bond for the remaining sidewalks, planting strips, driveways and light pole improvements. This will allow the homes to be built first and sidewalks, driveways and approaches to be built when ready for occupancy.

Recommended Action: Adopt a finding the plat is confirming and make a motion to recommend the City Council consider approving the application and grant approval for the Final Plat.

Mr. Trimble gave the staff report.

Final plat procedure includes review by staff, review by the Planning Commission, Planning Commission recommending approval to City Council and the City Council reviewing the plat.

Chairman Collins opened the public hearing.

Hearing no speakers, Chairman Collins closed the public hearing.

A motion was made by Member Ramona Leber, seconded by Kalei LaFave, to adopt a finding that the plat for phase I of Mt. Solo Estates is conforming, direct the Chairman to sign the plat and recommend City Council consider the application for approval.

The motion carried by the following vote:

Ayes: Member Craig Collins, Member Trey Davis, Member Ramona Leber, Member Shawn Marvin, Kalei LaFave, Stacey Dalgarno

Nays: None

6. NON-PUBLIC HEARING ITEMS

Staff has only received three responses on the comp plan work plan survey.

7. OTHER BUSINESS

The proposed code language regarding food trucks will be addressed at the December Planning Commission meeting.

8. PLANNER'S REPORT

Public Works:

** Emergency sewer line repairs at Alabama/Oregon Way and Ocean Beach Hwy at 37th Ave.*

** We have finished with the Washington Way/15th Ave. signal synchronization.*

Community Development:

** There is a proposed manufactured home park on Ocean Beach Hwy. These would be individual lots, and fall under the new zoning code. It will come to Planning Commission for final approval.*

** A name change for Mt. Solo Estates will most likely happen.*

** The Vale at Overlook is ready for construction permits.*

** Chipotle is now open.*

** We received an application for the first of five 4-plexes on 20th Ave.*

** County morgue permits are almost ready.*

** We have the binding site plan for the industrial park between California Way and Oregon Way. Construction permits are ready.*

9. ADJOURNMENT

The next regular Planning Commission meeting is scheduled for December 2, 2020 at 7 p.m.

With no further business to discuss, the meeting adjourned at 7:30 p.m.

Lisa Vertrees, Recorder