1		KITSAP COUNTY PLANNING COMMISSION	
2		Dial In: 253-215-8782 Webinar ID: 827 9495 5688 Passcode: 645303	
3		February 20, 2024 @ 5:30 pm	
4 5 7 8 9	These minutes are intended to provide a summary of meeting decisions and, except for motions made, should not be relied upon for specific statements from individuals at the meeting. If the reader would like to hear specific discussion, they should visit Kitsap County's Website at <u>http://www.kitsapgov.com/dcd/pc/default.htm</u> and listen to the audio file (to assist in locating information, timestamps are provided below).		
9 10 11	-	ning Commission (PC) Members present: Joe Phillips (Chair), Aaron Murphy, Alan Beam, ay Smith, Steven Boe, Kari Kaltenborn, Richard Shattuck	
12	<u>Plann</u>	ning Commission Members absent: Joey Soller, Jonathan Tudan	
13 14	<u>Depa</u> (Clerl	rtment of Community Development (DCD) Staff present: Clara Jewell, Amanda Walston <)	
15	<u>Kitsa</u>	o County Staff present: Eric Baker	
16		5:30 pm	
17	Α.	Introductions	
18	В.	Virtual Meeting Protocol	
19	С.	Adoption of Agenda	
20		Adopted by unanimous consent	
21	D.	Adoption of Minutes	
22		• 10/17/2023	
23		• Page 3, Line 10, 'replace Phillips with Shattuck' page 3, line 10.	
24 25		 MOTION: Stacey Smith moves to approve minutes of 10/17/2023 as presented and amended. 	
26		• SECOND	
27		VOTE: 6 in Favor – Motion Carries	
28		• 11/21/2023	
29 30		 MOTION: Aaron Murphy moves to approve minutes of 11/21/2023 as presented 	
31		• SECOND	
32		• VOTE: Unanimous in Favor – Motion Carries	
33		• Minutes of 01/02/2024, 01/16/2024, 02/06/2024 Postponed to next reg mtg	

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1	Ε.	General Public Comment
2		• Chair Phillips opens the floor to speakers wishing to provide testimony.
3		SPEAKER: Marion Allen, Poulsbo resident of 36 years
4 5 6 7		 Comments regarding Kitsap Transit and ferries; public and stream steward; parks, and native plants and animals; Parks and Recreation Open Space (PROS) plan; natural resources; climate change; County mission; public and business leader outreach.
8		SPEAKER: Doug Hayman, North Kitsap resident
9 10 11 12 13		 Comments regarding support of riparian management zones; Best Available Science (BAS) studies; healthy aquatic habitats; shade preservation; salmon survival; bank integrity and slope stabilization; sediment and nutrient stream filtration; City of Anacortes example of hybrid riparian zone implementation.
14 15		 SPEAKER: Martha Burke, Suquamish resident, Member of Suquamish Citizen Advisory Committee (SCAC)
16 17 18 19 20		 Comments regarding support for PROS plan Alternative 2; infill and redevelopment of existing areas; parking, setbacks, height limits; permit cost and review speed; good design; downsizing to young family homeowners; North Bend example of small hybrid developments.
21		5:42 pm
22		• SPEAKER: Dave Shorett, 42-year resident; practicing lawyer
23 24 25 26		 Comments regarding Comp Plan Alternatives and GMA legal requirements; development within and rezones outside Urban Growth Areas (UGAs); appeals; urban housing taskforce; creek and stream degradation;
27		• SPEAKER: Robin Salthouse, Kingston resident
28 29 30 31 32 33 34		 Comments regarding proposed Alternatives; UGAs; rural protection; opportunities for multi-modal transportation; centralized business and service areas; Capital Facilities Comp Plan; needed support for safe non-motorized transportation; European communities' example of cycling as successful popular transportation; bike trails; traffic improvement and expansion along state roads; average road service levels and deterioration
35		5:49 pm
36		SPEAKER: Bev Parsons, Hansville resident

1 Comments regarding climate change research; support for Alternative 2 2 with exceptions; rezoning on edge of UGAs; multi-family incentivization; affordable lending and housing; rural protection; 3 urban sprawl; natural environment; rezoning pause 4 5 SPEAKER: Lisa Hurt, Kitsap resident for 60 years 6 Comments regarding rural lands, natural beauty; urban sprawl; 7 Limited Areas of More Intensive Rural Development (LAMIRDs); open space incentives; wildlife corridors; farm and forested land rezoning 8 moratorium; clean air and water; traffic. 9 SPEAKER: Russell Sciandra, Indianola resident since 2013 10 Comments regarding disappearing wildlife; overdevelopment; 11 12 regulatory planning process; special interests; if we cannot rid our reg 13 agencies from grip; suburban sprawl; sprawling; prioritize and 14 preserve natural world. SPEAKER: Carol Price, Kitsap County resident for 30 years 15 16 Comments regarding support for Alternative 2 and part of 3; tree 17 retention options; preservation through net-ecological gain; support 18 for local and small farms; implementation of agricultural zoning, food 19 production easements; financial and tax incentives, audits; setback reform. 20 Chair Phillips calls again for speakers; as there are no other speakers; closes 21 the floor to general speakers 22 23 5:58 pm F. Work Study: 2024 Comprehensive Plan Update (Preliminary/Preferred Alternative) -24 Eric Baker, Deputy Kitsap County Administrator (est. 60 min) 25 26 Mr. Baker presents brief overview, noting the upcoming PC public Hearing next • meeting and tonight's materials including the set of maps and major policies 27 designed to help select the preferred alternative for a final environmental 28 29 impact statement to be completed; the EIS will also be informed by all the 30 comments received. Mr. Baker notes this process is slightly different, noting the Planning 31 Commission will develop a Findings of Fact (FoF) document at the very end of 32 33 the full process; in this stage, we are looking for a recommendation from the 34 PC regarding the major policies and maps, to provide to the Board of County 35 Commissioners (BoCC) in April; as opposed to the standard hearing and deliberations resulting in the FoF we typically see, at this stage we will look to 36 37 produce a consolidated recommendation to help educate the BoCC as they go 38 through their process, but no formal FoF.

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1 •	Mr. Baker continues his review, looking at County goals related to Housing and
2	Environmental needs; the 3 Preliminary Alternatives; available draft
3	documents; updated schedule; noting required information and direction
4	needed for the April recommendation to the BoCC for them to move forward
5	in the process of selecting the Preferred Alternative; also noting other items
6	that still have time for review and revision, beyond the information required
7	for the April recommendation.
8	6:10 pm
9 • 10	QUESTION : Richard Shattuck asks if there will be any new site-specific rezone requests.
11	• ANSWER : Mr. Baker notes that site specific requests are done in non-
12	update years; this is an update year, so all request for reclassification
13	had to be included in the draft EIS. There will be no site-specific
14	requests.
15 •	Mr. Baker continues his review, highlighting the large volume of comments
16	that have already come in via the Comp Plan website; there will be a new
17	volume of comments coming out in next weeks; with the EIS draft public
18	comment period ending on 2/26/24; also noting not all comments will have a
19	documented response yet, because staff may not have time, but want to
20	provide them to you as much in advance as possible.
21 •	Mr. Baker continues his review, looking at several themes received in public
22	comments including Rayonier Reclassification request, Island Lake UGA
23	expansion both with primary opposition; expanded environmental protections
24	such as tree canopy, net-ecological gain, water supply; density increase
25	concerns; increased affordable housing for the young, senior and low income;
26	increased multi-modal transportation options including sidewalks and bike
27	lanes which are urban amenities and shoulders which are rural amenities;
28	farming impacts such as rural reclassification and increased incentives; also
29	noting few State or Tribal comments have been received but more are
30	expected by the 2/26 EIS comment period deadline.
31	6:25 pm
32 •	Mr. Baker continues his review, looking at Code Amendments, Silverdale
33	Regional Center.
34 • 35 36 37	Town Silverdale is excluded as it is not primed for future growth or major redevelopment opportunities and is entirely different from rest of Silverdale with its over existing smaller structures and defined community character.
38	• Stacey Smith asks, and Mr. Baker clarifies Silverdale Center boundary.

1 2 3 4		 Mr. Baker continues his review, looking at Silverdale Alt 2 and 3 maps, Kingston Center, Kingston UGA Storefront overlay (Alt 3), Kingston Alt 2 and 3 changes; Climate Change element, Critical Areas Protection and Wildlife Urban Interface (WUI); also noting information on the Comp Plan website.
5 6		 QUESTION: Mr. Murphy notes WUI has been in place since 2015 but not implemented; asks if there is hope legislature will correct this?
7 8 9		 ANSWER: Mr. Baker confirms there is a bill currently going through legislature, passed the House and in Senate on hearing today that addressed the issue; BoCC testified in support of it.
10 11 12		• QUESTION/ANSWER : Mr. Beam asks, and Mr. Baker confirms, there is a link to interactive wildlife maps that you can scroll through and view wildlife around the state; he will forward the link to the PC.
13		6:52 pm
14 15 16		• QUESTION : Mr. Shattuck notes it is clear that Alt 2 and 3 don't hit both targets; is the PC tasked to come up with what we think is closest, or to amend one Alt so that it meets both?
17 18 19 20 21		 ANSWER: Mr. Baker notes one combined proposal that meets both is not possible; trying to stand between the two at middle is most difficult, the goal is probably to show that we are meeting one and why we opted for that as a focus and how we will best address the other even though we don't meet it.
22		• QUESTION : Mr. Beam asks where it lays out what each Alt proposes to do.
23 24		 ANSWER: Mr. Baker will send page numbers in the EIS where numbers are broken out.
25 26		 Chair Phillips notes any PC questions that may come up following the meeting, should be forwarded to Clerk.
27	G.	General Public Comment
28		• Chair Phillips opens the floor to speakers wishing to provide testimony.
29		SPEAKER: Anthony Jello, Port Orchard resident
30 31 32 33		 Comments regarding deterioration of Kitsap; watching kc deteriorate; options for SEPA and historic protections; Visit Kitsap brochure; we could have high rises in Kingston; Enetai Beach protection; UGAs; single bedroom homes; bio-diversity preservation.
34		• SPEAKER: Kathie Lustig – Bremerton resident, Rozewood Estate, Save Enetai
35 36		 Comment regarding support for environmental protection expansion, UGAs and buildable areas; Enetai Beach area; wildlife corridor; Illahee

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1 2	State Park and Illahee area plan; downzone areas and protections; brought Save Enetai handouts for PC.
3	SPEAKER: Elizabeth Nichols, Indianola Resident since 1986
4 5 6 7	 Comments regarding results of poorly planned urban growth; Rayonier proposal and opposition comments; high income developments; UGAs and sprawl; impacts on quality of life, community, traffic, rural land use.
8	SPEAKER: Marla Powers, Port Gamble S'Klallam Tribe
9 10 11	 Comments regarding submitted comments, from both Suquamish and Port Gamble S'Klallam Tribes and regular participation in public process; treaty rights.
12 13 14	 Mr. Baker apologizes, did not intend they had not been involved, just noting in the list of comments included thus far, theirs may not have been shown there yet.
15 16	 Ms. Powers appreciates response, notes the comments do appear on the list.
17 18	 Chair Phillips calls again for speakers; as there are no other speakers; closes the floor to general speakers
19	H. For the Good of the Order/Commissioner Comments
20 21 22	 PC appreciates community who have shown up and took time to join the meeting; encourages then to continue to come and share, bringing education and expertise from different backgrounds to the table.
23	Meeting adjourned by unanimous consent.
24	Time of Adjournment: 7:13 pm
25	Minutes approved this <u>26th</u> day of <u>March</u> 2024.
26	
27	for tampt
28	Joe Phillips, Planning Commission Chair
29 30	Amanarad
31	Amanda Walston, Planning Commission Clerk