



CITY OF BLACK DIAMOND
PLANNING COMMISSION MEETING MINUTES
MARCH 12, 2024, 6:00 PM

CALL TO ORDER, FLAG SALUTE, ROLL CALL

Chairperson Morgan called the meeting to order at 6:00 p.m.

Present: Commissioner Kelley Sauskojus
Commissioner Steve Jensen via Zoom
Commissioner Pam McCain
Commissioner Darcey Peterson
Chair/Commissioner Carol Morgan
Commissioner John Olson

Excused: Commissioner Knut Syversen

Staff: Community Development Director, Mona Davis
Deputy City Clerk, Carina Thornquist
IT Staff, Jake Kapsandy
Public Works Director, Scott Hanis

APPROVAL OF MINUTES:

1) Regular Planning Commission Meeting of February 6, 2024

There were no changes to the February 6, 2024, minutes and they were approved as presented.

PUBLIC COMMENT – None

PUBLIC HEARING – None

STUDY/WORK SESSION - None

UNFINISHED BUSINESS -

NEW BUSINESS –

2) Draft Economic Development Element –

Director Davis introduced Lee Ann Ryan with ECONorthwest, who gave an update on the proposed Economic Development Element draft. Nicole Stickney from AHBL elaborated on the topic.

Extensive back and forth discussion between the Commissioners and Director Davis took place.

3) Draft Housing Element

Director Davis introduced Nicole Stickney with AHBL, who gave an update on the proposed Task 3 – Housing Element draft.

Extensive back and forth discussion between the Commissioners and Director Davis took place.

COMMUNITY DEVELOPMENT DEPARTMENT REPORT:

Director Davis reported on the following items:

- Update on the 2024 work plan schedule.
- Continue to work on the sign code, update the BDMC around cannabis regulations, and future Battery Energy Storage System (BESS) proposals to lift the moratorium.
- An extra meeting each month on the 3rd Tuesday is to be held from May through October to meet all of the required deadlines.
- Andrew will be bringing an updated sign code draft to the next Planning Commission meeting in April.
- On April 30th, there will be an Open House at the community gym to engage our community and provide updates on the draft Comprehensive Plan.
- Director Davis attended the annual meeting with Enumclaw School District, City of Enumclaw, and City of Black Diamond.
- Expected groundbreaking on the skatepark this spring, hopefully in May.
- A Formal Code Interpretation for BESS was submitted and went out for public noticing in February; Council adopted an emergency moratorium on 2/15 and held a public hearing on 3/7 to take public comment. The Council agreed to continue the public hearing at the next regular council meeting.
- Palmer Rezones went before the Council in a closed record hearing at a special meeting on January 11th. The Council approved rezones #1 and #2, but denied Rezone #3. The ordinance passed and took effect on 2/10/24 with a 21-day appeal period associated with the decision process. The applicant has appealed the denial of Rezone #3 to superior court.
- The department has numerous project reviews in process.
- The position of Senior Planner remains unfilled.

PUBLIC COMMENTS – None

ADJOURNMENT:

Commissioner Olson moved to adjourn, **second** Commissioner McCain **Vote**, motion **passed** 6 - 0. Meeting adjourned at 7:54 p.m.

These minutes were respectively recorded by Carina Thornquist, Deputy City Clerk

ATTEST:

 4/9/2024

Carol Morgan, Chairperson



Carina Thornquist, Planning
Commission Secretary