

CITY OF BLACK DIAMOND
PLANNING COMMISSION MEETING MINUTES
June 11, 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
Commissioner Knut Syversen
Commissioner Pam McCain
Chair/Commissioner Carol Morgan
Commissioner Darcey Peterson
Commissioner John Olson via Zoom

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

APPROVAL OF MINUTES:

1) Regular Planning Commission Meeting of May 7, 2024 -

There were no changes to the May 7, 2024, minutes and they were approved as presented.

2) Special Planning Commission Meeting of May 21, 2024 -

There were no changes to the May 21, 2024, minutes and they were approved as presented.

PUBLIC COMMENT -

Kristen Bryant, Bellevue
Bill Bryant, Black Diamond
Mario Sorci, Black Diamond
Geoff Bowie, Black Diamond
Gary Kohl, Black Diamond

PUBLIC HEARING - None
STUDY/WORK SESSION -

- 3) Zoning and Future Land Use Map (FLUM) Study Session** – Director Davis introduced Nicole Stickney from AHBL who gave a high-level review of both the Zoning and Future Land Use Maps (FLUM).

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

UNFINISHED BUSINESS –

- 4) Open House Recap** – Ms. Stickney continued her recap reviewing the following items from the Open House:

- Summary
- What We Heard
 - FLUM and Zoning Map
 - Miscellaneous
 - Board Comment
 - Comment Card

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

- 5) Middle Housing Policies Memo** – Ms. Stickney went over the highlights of the following items:

- Background
- Comprehensive Plan Periodic Update – Status
- Analysis
 - Part One: Comprehensive Plan Policies
 - Part Two: Review of South King County Affordable Housing Preservation Strategies
 - Part Three: Review of Commerce’s Middle Housing Model Ordinance User Guide
 - Part Four: Review the City’s Housing Action Plan

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

NEW BUSINESS – None

COMMUNITY DEVELOPMENT DEPARTMENT REPORT -

Director Davis reported on the following items:

- The workplan that was given out a couple of months ago is being revised and should be ready for the next meeting. She recapped what has been done up to this date and listed the items that still needing to be completed.
- 8/8 Joint Council study session
- Sign Code will be discussed at the next meeting. A Public Hearing will be scheduled in the near future, anticipating August.
- Up to date documents are available on the website for complete transparency.
- Planning Commission to do the work on the elements of the Comprehensive Plan and then give a recommendation to City Council for review and approval.
- The last element of the Comprehensive Plan for the Planning Commission to work on is the Transportation element.
- The deadline for adoption of the Comprehensive Plan is at the end of the year. There are more Public Hearings to be scheduled to receive input from the citizens.
- Items that still need to be dialed down this year are marijuana regulations, BESS, and minor code amendments (childcare facilities).
- AHBL has created a matrix for all the public comments.
- Two new developments on Roberts Dr. are scheduled to come in the near future.
- A grant has been received to improve Ginder Creek. The PROS Plan which was adopted in 2022 will guide the decisions made for improvements.
- Community Development is operating on reduced staffing right now. There is a vacancy for a Senior Planner as well as a Permit Tech.

PUBLIC COMMENTS –

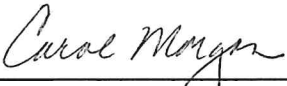
Mario Sorci, Black Diamond
Kristen Bryant, Bellevue
Gary Kohl, Black Diamond
Geoff Bowie, Black Diamond

ADJOURNMENT -

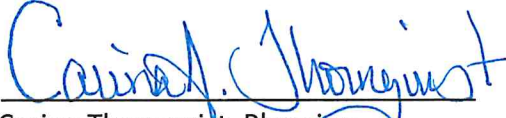
Commissioner Syversen moved to adjourn, **second** Commissioner McCain **Vote**, motion **passed** 7 - 0. Meeting adjourned at 8:00 p.m.

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

ATTEST:

 7/9/2024

Carol Morgan, Chairperson



Carina Thornquist, Planning
Commission Secretary