

**Development and Engineering Advisory Board Meeting  
January 10, 2013  
2:30 – 4:30 p.m.  
Public Service Center**

In attendance:

Board members: Mike Bomar, Helen Devery, Ott Gaither, Eric Golemo, Andrew Gunther, James Howsley, Greg Jellison, Mike Odren

DEAB members not in attendance: None

County staff: David Bottamini, Pete Capell, Travis Goddard, Chris Horne, Rosie Hsiao, Mike Mabrey, Dianna Nutt, Nikki Olsen, Ali Safayi, Steve Schulte, Dean Shadix, Marty Snell, Sue Stepan

**Elect 2013 Chair and Vice-Chair**

Howsley nominated Devery to be the chair of 2013. Odren was nominated to be the vice-chair. DEAB approved both nominations unanimously.

DEAB expressed their appreciation to Howsley for his strong performance as DEAB's 2012 chair.

**Administrative Items**

- Introduction of Audience Members
- Review/Revise/Adopt Minutes – Minutes from December DEAB meeting were approved and adopted.
- DEAB expressed their appreciation to the office assistants who take minutes during DEAB meetings – Rosie Hsiao, Susan Rice, and Nicole Snider.
- Reviewed Upcoming Events
- Correspondences:
  - 1) An email from Ryan Jeynes, American Society of Civil Engineers (ASCE) local branch president, is asking if DEAB would speak at one of their local meetings. DEAB is interested; Stepan to coordinate with ASCE.
  - 2) News release from BOCC seeking new DEAB members is out today. Letters of interest are due January 25.

**Recruitment for DEAB Expired Positions; Annual DEAB work session with BOCC; February Agenda**

Stepan discussed the expiration terms for Odren, Jellison and the vacant public agency position. DEAB members can reapply for the positions if they are interested and forward to people who are interested in becoming a DEAB member. Steve Bacon (Clark Regional Wastewater) is interested in the public agency position. Stepan will forward Bacon the news release. DEAB asked if any public agency can be considered to be a DEAB member including a City of Vancouver employee. Anyone interested in DEAB is encouraged to apply; the BOCC makes the appointments.

DEAB discussed possible dates for a retreat and BOCC annual work session. DEAB felt March would be a good month for the retreat because all new positions will be filled. April would be best for the BOCC work session. Stepan will prepare the draft annual report and start scheduling meetings.

DEAB requested that the February DEAB agenda include SEPA thresholds and the upcoming stormwater code update. DEAB also expressed their interest in a joint Planning Commission and BOCC work session; this will be discussed with the BOCC during DEAB's upcoming BOCC work session.

### **Traffic Impact Fee (TIF) Updates**

Mabrey provided information on the BOCC's January 8<sup>th</sup> public hearing on traffic impact fees. The BOCC adopted a resolution extending the recalculation of impact fees under the County's transportation impact fee program and temporarily amending CCC 40.610.040B.

Howsley testified at the BOCC meeting on behalf of DEAB. He mentioned that DEAB did not have the chance to review the proposed materials, but DEAB generally supports policies that reduce development costs.

Mabrey also explained an administrative TIF program change. With the 2007 update of the traffic impact fee program (Ordinance 2007-09-14), the BOCC approved adjusting the calculated per trip fee annually to account for inflation or deflation. Based on a legal opinion from the Prosecuting Attorney's Office in 2012, this annual fee adjustment is now automatic and administrative.

### **Legislative Priorities**

Axel Swanson presented Clark County priorities for the 2013 legislative session, including stormwater regulations and other proposals. The integrated planning process has been discussed and it should not lower existing regulatory or permitting standards. Swanson explained how pilot programs to approach stormwater could work and the associated evaluation of environmental effects. He mentioned that the Department of Ecology could provide additional funding for local environmental clean water and monitor the programs' effectiveness. Snell emphasized the importance of public/private partnerships to implement more stringent stormwater improvements. County Environmental Services will be requested to provide DEAB with a stormwater update during the February meeting.

Swanson also discussed Economic Development Funding and industrial land banks, including financial implications of removing property from open space, farm and agriculture programs. He also summarized a proposal seeking "rural status" for Clark County, which would provide additional sales tax revenue from the State.

Swanson will provide regular DEAB updates throughout the legislative session.

### **Update on Fee Holiday Program**

Snell provided information on the 2012 fee holiday program. Total fees waived to date are approximately \$290,000. These projects will likely have future fees waived; the total waiver amount for these projects is at approximately \$390,000.

Gaither asked if the public is notified if their projects qualify for a fee holiday. Horne answered that applicants would be informed during the pre-application conference.

**Nine-Year Plat Extension**

Snell reminded DEAB that in May 2012, the BOCC adopted another extension to certain land use approvals. Projects that received preliminary approval on or between June 1, 2004, and December 31, 2008, were granted an extension until December 31, 2014.

Related to DEAB's interest in a nine-year plat timeline, Horne explained that the state legislature specifically granted the nine-year period to cities. Counties only have a seven-year period. The BOCC, however, can make policy decisions to extend this timeline.

**Public Comment Period**

There was no public comment.

Meeting adjourned at 4:25 p.m.

Meeting Minutes Prepared by: Rosie Hsiao  
Reviewed by: Dianna Nutt  
Board Adopted: February 7, 2013

**Development and Engineering Advisory Board  
Parking Lot**

<b>Development and Engineering Advisory Board - Parking Lot Items</b>					
<b>#</b>	<b>PRIORITY*</b>	<b>SUBJECT</b>	<b>DATE REQUESTED</b>	<b>ORIGINATOR</b>	<b>ACTION</b>
1		Concurrency – Reconsider policy relating to multiple developers required to do same improvement (first in responsible for full cost of improvement if no cost-sharing developers agreement.)	10-1-2009	DEAB	
2		Form a Technical Stormwater Subcommittee	5-6-2010	Peter Tuck	
3		Gate Access Standard and pursue county code or design standards detailing requirements for gates on private roads	11-2-2010	John Meier/DEAB	
4		Streamline the handling of approval signatures on Final Engineering Mylars	11-2-2010	DEAB	
5		Traffic Impact Fees, including those related to Parks	8-4-2011	DEAB	
6		ADA requirements throughout Title 40 (discussion during the parks code review related to conflicting codes and Building Official discretion). DEAB desires consistency so that the flexibility proposed for parks applies to all developments.	10-6-2011	DEAB	
7		Urban cottage housing the code section will be revisited in one year.	1-5-2012	DEAB	
8		DEAB will form a subcommittee to visit with Environmental Services to better understand the erosion control fees.	4-12-2012	DEAB	
* Priorities: 1 = High/Important, 2 = Average, 3 = Low/long-term goal					