

Development and Engineering Advisory Board Meeting

November 1, 2018

2:30p.m. – 4:30p.m.

Public Service Center

Board members in attendance: Eric Golemo, Jeff Wriston, Don Russo, Mike Odren, Steve Bacon, Ott Gaither, Andrew Gunther, James Howsley

Board members not in attendance: Terry Wollam and Don Hardy

County Staff: Susan Ellinger, Jan Bazala, Taylor Hallvik, Matt Griswold, Melissa Tracy, Oliver Orjiako, José Alvarez, Rod Swanson, and Councilor Julie Olson, Lacey Waits, Greg Shafer

Public: Steve Madsen

Call to Order: 2:32 p.m.

Administrative Actions

- Introductions
- DEAB Meeting is being recorded and the audio will be posted on the DEAB website,
- DEAB Meeting segments recorded for CVTV.
- Motion to review/adopt last month's minutes from October 2018 was made by Odren, seconded by Golemo without correction, approved with James Howsley abstaining.
- Review upcoming events: COUNTY COUNCIL Work Sessions every Wednesday; COUNTY COUNCIL Hearings every Tuesday 10:00 am. The first Tuesday in November will also be at 10:00 am due to Elections. See agenda for specific sessions/topics.
- PC Hearing: Urban holding removal known as Holt Homes; 600 home sites.
- Agenda item added at by Greg Shafer. Jan Bazala to come in at 3:15pm to speak about bi-annual code amendment concerning legal lot determination and land division.
- Discussion regarding election of new Chair and Vice Chair towards the end of the year. To be added to next month's agenda.

Freight Rail Dependent Uses -Update – Oliver Orjiako, José Alvarez

- See attached Memo/ handout.
- Clark County Council extended meeting timeline to 2019 due to scheduling conflicts.
- Discussion about concerns that were raised from homeowners at Open House held at Hockinson High School including conditional uses i.e.: asphalt plant and electric power/ nuclear.
- No specific month in 2019 was given to move forward with discussion.

Parks/PIF Subcommittee-Update– Eric Golemo and Steve Bacon

- Discussion regarding on-going goals to work with Parks including:

- Counting land ratios correctly i.e.; Luke Jensen Park ball fields that are being used for the public but counted as ‘special facilities’ and not towards the parks.
- Should trails/ parking areas be counted towards the goals as acreage in greenways?
 - Definition of a park if the private facility is open/used by the public taking the burden off of the park system.
- Credit program. If you build a private park can the builder get a PIF credit?
 - Two tier fee to be paid if you build a park in your development or not.
 - Making TIF’s clear and concise
 - During discussion, Councilor Olson stated that the Council would be willing to participate in discussion about PIF’s and possible credit system.

(Recording device stopped working due to technical issue at this point in the meeting)

Biannual Code Amendments –Review – Per handout, Jan Bazala and Taylor Hallvik presented some updates from the 2018 biannual code amendments given in October.

- Taylor Hallvik -Change was presented (see attached) to eliminate the words ‘ court order’ and ‘ will and testament’ to define the changes more before approaching the Council on 11/1. Discussion about reasons and examples with no motions given; informational only.

Public Comment

Rod Swanson- NPDES Permit phase 1 and 2 comment period ending on 11/15/2018. Storm water permit approved under current mandates. Timeline for construction 5 years from approval date.

Steve Madsen- Commented on GMA criteria for impact determination for Parks, and thoughtful consideration with the definition of “Parks”. Also sought clarification on stormwater plat language. Greg to follow up with Clean Water and report back.

Mike Odren- Recommends that pieces of work plan with easily attainable goals be implemented now. Example being; Project delivery group work with community development on document implementation.

Greg Shafer to forward work plan to group and add to next month’s agenda. Also will contact CD for follow up meeting with the PDSG.

James Howsley- Ruckle House Center. Two small review groups in December. GMA awarded by the State.

Meeting adjourned: 4:07 p.m.

Meeting minutes prepared by: Lacey Waits

Reviewed by: Greg Shafer