

## **Commissioners**

Kelly Cochran, Chair  
Jeff Craig, Co-Chair  
Chris Rule  
Erika Bartholomew  
Dan Swanson  
Joe Pestinger  
Jeff Sproul



**ORTING PLANNING COMMISSION**  
Planning Commission Meeting Minutes  
104 Bridge Street S, Orting, WA  
Zoom – Virtual  
November 6<sup>th</sup>, 2023  
7:00 p.m.

## **1. CALL MEETING TO ORDER, PLEDGE OF ALLEGIANCE, AND ROLL CALL.**

Chair Kelly Cochran called the meeting to order at 7:00pm. Co-Chair Craig led the pledge of allegiance.

**Commissioners present:** Chair Kelly Cochran, Co-Chair Jeff Craig, Commissioners Erika Bartholomew, Dan Swanson, Joe Pestinger, and Jeff Sproul.

**Absent:** Commissioner Chris Rule.

**Staff present:** City Administrator Scott Larson and Planning Commission Secretary Danielle Charchenko.

## **2. AGENDA APPROVAL.**

*Co-Chair Craig made a motion to adopt the agenda as prepared. Seconded by Commissioner Pestinger.*

*Motion passed (5-0).*

## **3. PUBLIC COMMENTS.**

No public comments were made.

## **4. APPROVAL OF MINUTES**

*Co-Chair Craig made a motion to approve the October, 2023 minutes with the following corrections:*

- *Add "the" in front of "Shell Station" on bottom of second page.*
- *Under Approval of Minutes include the change "overhang" to "overhanging".*

*Seconded by Commissioner Swanson.*

*Motion passed (5-0).*

## **6. ARCHITECTURAL DESIGN REVIEW**

None.

## **7. NEW BUSINESS.**

### **A. SEPA Amendment – Discussion**

City Administrator Scott Larson stated that the City has adopted the State Environmental Protection Act that requires new developments to complete. He stated the SEPA checklist becomes di minimis and duplicative with the required impact fees. City Administrator Scott Larson stated the State has multiple SEPA thresholds that cities are able to adopt. He stated the City of Orting adopted a threshold that is significantly lower than the State's threshold. He stated several developers have made requests that Council review and increase SEPA exemptions. Staff is recommending that the exemptions be increased in the following way: increase dwelling use exemption from 4 to 9 units, increase commercial building exemption from 4,000 sqft to 12,000 sqft, increase parking lots from 20 to 40 spaces, and

*Next Planning Commission Meeting: Monday, December 4<sup>th</sup>, 2023 7:00pm*

increase landfills and excavations from 500 cubic yards to 1,000 cubic yards. City Planner MillieAnne VanDevender prepared a memorandum outlining the proposed amendments and included a table showing what neighboring jurisdictions and Pierce County allow. City Administrator Scott Larson stated if the Planning Commission would like to consider amending SEPA exemptions, it will require a public hearing during the next Planning Commission meeting.

Planning Commission discussion followed.

## **8. OLD BUSINESS.**

### **1. Dumpster Violations**

City Administrator Scott Larson stated the Code Enforcement Officer has been out of the office the last few weeks and there are no updates for dumpster violations.

### **2. Sign Code Violations**

City Administrator Scott Larson stated that the Shell Station has installed their new signage. He stated there has been no update received from Tugboat Willy's. He stated staff will send Tugboat Willy's a letter informing them that their business license, as a stationary vendor, will not be renewed if the food truck is still out of compliance. Chair Cochran stated there is an unapproved temporary sign posted at 109 Van Scoyoc Ave SW.

## **9. GOOD OF THE ORDER.**

### **1. Planned Absences.**

None.

### **2. Report on Council Meetings.**

City Administrator Scott Larson gave a general update for the October Council meetings. He stated Council approved the preliminary plat and PUD for Rainier Meadows Division 2. City Administrator Scott Larson stated Planning Commission applications for expiring terms are due by November 8<sup>th</sup>. Mayor Penner will review applications and is requesting that commissioners who are reappointed attend the December Council meeting for appointment.

### **3. Agenda Setting.**

The Planning Commission requested to add a public hearing for SEPA Amendments and to leave dumpsters and sign code violations under Old Business.

## **10. ADJOURNMENT.**

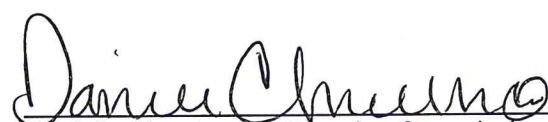
*Co-Chair Craig made a motion to adjourn. Seconded by Commissioner Bartholomew.*

*Motion passed (5-0).*

Chair Cochran adjourned the meeting at 7:31pm.

**ATTEST:**

  
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Kelly Cochran, Commission Chair

  
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Danielle Charchenko, Planning Commission Secretary

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