

# Development Review Committee Agenda

Chehalis Building and Planning Department

April 24, 2024, at 9 A.M.

Meeting Location: Chehalis Airport Conference Room

## 4/24/2024 DRC Minutes.

**Staff Present-** Ron Buckholt- City Planner, Todd Johnson- City Planner, Anne Feldman- Permit Technician, Michael Thomas- Engineering Technician, Angie Elder- Community Services Officer Chehalis Police, Lance Bunker- Public Works Director/Interim City Manager, Fritz Beierle-Street/Storm Superintendent, Justin Phelps- Wastewater Superintendent, Rick Mack- Fire Department.

**The City of Chehalis is considering multiple updates to the comprehensive plan mapping designations and intends to issue a SEPA DNS Determination for the following:**

### **9:00 AM SEPA-24-009; UGB amendment and Rezone Request for the Newaukum Ventures properties**

Parcels 017873003000, 017846001005, 017846001006, 017846003002, 017846003006, 017880001001, 017880001002, and 017880001003

Newaukum Ventures seeks an amendment to the City of Chehalis Comprehensive Plan and Zoning Map to include the Chehalis Westlund-Enbody properties within the Urban Growth Area (UGA), as expanded by Lewis County Ordinance 1337. The request includes a proposed zoning designation of MRC - Mixed Residential/Commercial for the subject properties.

Planning- The comments period for this proposal closes May 6<sup>th</sup>.

Motion to approve by Michael Thomas, Motion Seconded by Justin Phelps- Motion approved by vote.

### **9:15 AM SEPA-24-010; Rezone Request for 201 Hannah Lane**

Parcel 017875055031

The applicant, Kyle Wheeler, requests a rezone for the property located at 201 Hannah Lane from R1 (Residential) to MRC (Mixed Residential Commercial).

Planning- Comments period for this project closes May 6<sup>th</sup>.

Motion to approve and proceed by Ron Buckholt, Seconded by Rick Mack – Motion approved by vote.

### **9:30 AM SEPA-24-011; Rezone Request for Shovel Ready LLC**

Parcels 017769033001, 017767002000

Shovel Ready LLC requests rezoning of parcels #017767002000 and #017769033001 from a mix of CG (General Commercial) and IL (Light Industrial) to uniformly IL (Light Industrial) to facilitate broader development options.

Planning- Comments period for this project closes May 6<sup>th</sup>.

Motion to approve by Justin Phelps, seconded by Rick Mack- Motion passed by vote.

**9:45 AM SEPA-24-012; Rezone Request for the Port of Chehalis**

Parcels 017857003005, 017857003006

The Port of Chehalis proposes a zoning adjustment aligning the zoning boundary with existing natural drainage features to support effective land use and environmental management.

Planning- Comments Period for this project closes May 6<sup>th</sup>.

Public Works- Utilities cross both parcels. This would possibly need to be addressed if there are any future development plans.

Motion to Approve by Michael Thomas, seconded by Fritz Beierle- Motion passed by vote.

**10:00 AM Interdepartmental staff meeting.**

Join Zoom Meeting

<https://us06web.zoom.us/j/83910241095?pwd=dUIlYm0rTkt6SHZCZjkxUTRHVDBUUT09>