



Community Development Department

1321 S Market Blvd. Chehalis, WA 98532

(360) 345-2229 / Fax: (360) 345-1039

www.ci.chehalis.wa.us email: comdev@ci.chehalis.wa.us

CHEHALIS PLANNING COMMISSION AGENDA

Regular meeting of September 13, 2022

6:00 PM - Chehalis City Hall Council Chamber, 350 N Market Boulevard

Position 1	Gladis Mendez	Staff:	Tammy Baraconi, Planning and Building Manager
Position 2	Melissa Cox		Nick Swanson, City Planner
Position 3	Scott Forsman		Laura Fisher, Permit Technician
Position 4	Kyle McKerricher, Vice chair		
Position 5	David Fitzpatrick		
Position 6	Derek Dodd		
Position 7	Vacant		

AGENDA ITEMS:

1. Call to Order
2. Roll Call
3. Approval of minutes from September 13, 2022.
4. Citizen Business for items not listed elsewhere on the agenda.
5. Commission Business
6. Open House

The Planning Commission will hold an open house on the updates to the Shoreline Master Plan. This will allow for a more informal dialogue with the public on the proposed changes.

7. Public Hearing

The Planning Commission will hold a public hearing on the Comprehensive and Periodic Updates to the Shoreline Master Plan. After a presentation by staff and Local Planning Solutions, the Commission will take public testimony. When the testimony is complete the Commission shall deliberate the proposed changes and make a recommendation to the City Council.

8. Adjourn Meeting
 - a. Next meeting will be on December 13, 2022.

Join Zoom Meeting

<https://us06web.zoom.us/j/89231546078?pwd=cDI5ZWQzeGZ6SUxMVTZHRy9objVnZz09>

Meeting ID: 892 3154 6078

Passcode: 970285

1 Planning Commission

2 Meeting Minutes September 13, 2022

3
4 Present: Tammy Baraconi, Laura Fisher, Gary Cooper, Kyle McKerricher, David Fitzpatrick, Melissa Cox, Gladys Mendez

5
6 Kyle McKerricher calls meeting to order at 6:00pm.

7 Roll is taken

8 Approval of minutes from June 14 meeting.

9 No citizen business.

10 No commission business to address.

11 Gary Cooper provides a brief presentation regarding the Shoreline Master Plan. The state requires the city to update it
12 periodically every 8 years. Ecology is the agency that oversees this. The Legislature requires a comprehensive plan
13 update as well. Staff has been working on the periodic review checklist and the comp update. The city has submitted a
14 draft to Ecology.

15 Tammy Baraconi adds that Ecology and Commerce can defund us if we are not in compliance.

16 Gary Cooper provides the commissioners with examples of things being worked on that were marked up from Ecology.
17 Jill Anderson is now assigned as the administrator. The accumulative impact analysis was also updated. The Planning
18 Commission is set to hold an open house on October 11th along with a Public Hearing. A SEPA checklist has been
19 prepared. A drafted threshold determination must be issued. There is a 14-day comment period. If the commission
20 recommends approval, it will then go to the council to be adopted through resolution. The Shoreline Master Plan Draft
21 has been reviewed by Ecology.

22 Tammy Baraconi points out the importance of the two designations on the map are accepted by Ecology and the
23 County.

24 Gary Cooper lists two designations as High Intensity and Urban Conservancy. There are roughly 245 acres of
25 conservancy and 231 acres of high intensity.

26 Tammy Baraconi explains the ordinary high-water mark as it is determined differently on every project. There are lots of
27 considered factors involved.

28 Gary Coopers adds that the maps are guidelines. The hearing coming up will provide more information with a
29 presentation for the public to have a better understanding.

30 Kyle McKerricher asks if Ecology recommends the designations.

31 Tammy Baraconi answers that in 2015 AHBL determined a list of designations.

32 David Fitzpatrick moves to adjourn at 6:26pm. Melissa Cox seconded the motion. Meeting adjourned.

33

34 Approved by: _____

Kyle McKerricher, Chair

36 Recorded by: _____

Laura Fisher, Permit Technician