

RENTON PLANNING COMMISSION
Meeting Minutes

December 1, 2010
6:00 p.m.

Renton City Hall
Council Chambers

Planning Commissioners Present: Michael Chen, Michael Drollinger, Ray Giometti, Gwendolyn High, Michael O'Halloran, Nancy Osborn, Kevin Poole, Ed Prince, Martin Regge

Planning Commissioner Absent: Michael Drollinger

City Staff Present: Chip Vincent, Planning Director; Jennifer Henning, Current Planning Manager; Vanessa Dolbee, Senior Planner; Judith Subia, Administrative Secretary

1. CALL TO ORDER: Commission Chair Giometti called the meeting to order at 6:00 p.m.
2. ROLL CALL: Commission Vice Chair Prince called roll. Commissioner Drollinger was absent and excused.
3. CORRESPONDENCE RECEIVED: None
4. AUDIENCE COMMENTS: None
5. COMMISSIONER COMMENTS: None
6. DIRECTOR'S REPORT:
 - Council adopted the 2011 budget. No major impacts to CED and the implications for the City are minimal.
 - Council adopted the Committee structure for 2011. There has been a change in the Planning & Development Committee. Councilmember Briere is the new Council President and will not serve on the Committee. The members of the Committee are: Councilmember Parker, Chair; Councilmember Zwicker, Vice Chair; and Councilmember Taylor, Member.
 - The Department of Ecology will hold a public hearing regarding the SMP Update tomorrow, December 2, at City Hall.
7. 2010 COMPREHENSIVE PLAN AMENDMENT (CPA) PUBLIC HEARING:
#2010-M-01: Sunset Bluffs
Vanessa presented this Comprehensive Plan Amendment. This was a private party request made by MLDC and Virtu. There are three parcels included in this amendment located south of SW Sunset Blvd and north of the BNSF railroad right-of-way, totaling 28.32 acres. The original request was made during the 2009 CPA cycle. The applicant requested that the City defer the decision until the next cycle.

This amendment request has two parts: Part A (MLDC property) to have EAV land use designation with IL zoning and Part B (Virtu property) to have EAV and RM land use designations and IL and RM-F zoning. The RM-F zoning is to be made consistent with the existing land use and zoning on the Sunset View Apartments.

RENTON. AHEAD OF THE CURVE.

City of
Renton
Community & Economic Development



December 1, 2010

Staff recommends approval of the amendment as requested. This amendment provides a transition from the heavy industrial and light industrial to the west and the residential uses to the north and east. The potential uses on the site may have less impact than residential uses on the Great Blue Heron Colony located in the Black River Riparian Forest. Also, the preservation of a vegetative buffer would be increased by zoning this area RM-F.

Audience Comment

David Halinen, Fircrest, WA: Mr. Halinen, representing MLDC, feels that a lot of information was covered today.

Kate Stenberg, Sammamish, WA: Dr. Stenberg represents Herons Forever. They are in general support of this amendment. However, the main concerns are things that would occur outside of closed spaces, which include loud noises.

Suzanne Krom, Seattle, WA: Ms. Krom also represents Herons Forever and echoes Dr. Stenberg's comments. The IL zoning is preferred over the residential zone. A concern is the water runoff from the hillside, which may include contaminants that destroy the habitat.

8. ELECTION OF 2011 OFFICERS:

The following motions were made for the 2011 Planning Commission Officers:

MOVED BY GIOMETTI, SECONDED BY POOLE for Ed Prince as Chair and Michael Drollinger as Vice Chair.

MOVED BY O'HALLORAN, SECONDED BY REGGE for Michael O'Halloran as Secretary.

Being no further nominations, ALL MOTIONS CARRIED.

9. COMMISSIONER COMMENTS: The next Commission meeting will be on December 8, 2010.

10. ADJOURNMENT: The meeting adjourned at 7:12 p.m.

Ray Giometti

Michael Drollinger, Secretary

Signed copy available
from City Clerk's Office.