



# City of Longview

1525 Broadway  
Longview, WA 98632  
www.ci.longview.wa.us

## Minutes

### Planning Commission

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Wednesday, May 4, 2016

7:00 PM

City Hall

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#### 1. ROLL CALL

*Chairman Collins called the regular meeting of the Longview Planning Commission to order at 7:00 p.m. in the City Hall Council Chambers, 1525 Broadway, Longview, Washington.*

**Present:** 6 - Craig Collins, Mr. Van Tongeren, Ms. Leber, Ms. Schott, Mr. Shea and Mr. Davis

*Staff present: Steve Schuman, Assistant City Attorney; Steve Langdon, Planning Manager; John Brickey, Community Development Director; Craig Bozarth, City Engineer; Adam Trimble, Planner; Lisa Vertrees, Administrative Assistant*

#### 2. [PC Min 04062016](#)

PC Minutes of April 6, 2016

**Attachments:** [PC Min 04-06-16.pdf](#)

**A motion was made by Ms. Ramona Leber, seconded by Ms. Christine Schott, to approve the regular Planning Commission meeting minutes of April 6, 2016. The motion passed unanimously.**

#### 3. AUDIENCE PARTICIPATION OR CORRESPONDENCE

*None at this time.*

##### 3.1 ORAL COMMUNICATIONS.

**Persons in the audience may discuss business not scheduled on this agenda or any item of interest within the jurisdiction of the Planning Commission. The Commission will listen to all communication, but in compliance with the Washington Open Public Meetings Act, will not take any action on items that are not listed on the agenda.**

##### 3.2 WRITTEN COMMUNICATIONS.

**Correspondence for the Planning Commission received after preparation of this agenda.**

#### 4. DECLARATION OF EX PARTE COMMUNICATION AND APPEARANCE OF FAIRNESS DOCTRINE

*DECLARATION OF EX-PARTE COMMUNICATIONS AND APPEARANCE OF FAIRNESS DOCTRINE was read into the record by Mr. Langdon and received no comments from the audience.*

#### 5. PUBLIC HEARING ITEMS

[PC 2016-1](#)  
[5/4/16](#)

DRAFT ZONING CODE AMENDMENTS TO ALLOW FARMERS' MARKETS ON RELIGIOUS ESTABLISHMENT OR SCHOOL GROUNDS IN RESIDENTIAL DISTRICTS

**Attachments:**     [Staff report](#)  
                              [Draft Ch 19.42 - Farmers' markets](#)  
                              [SEPA documents](#)

*Mr. Langdon reviewed the staff report.*  
*Chairman Collins opened the public hearing. The following citizens spoke:*  
*Carolyn Fox*  
*Greg Lopic*  
*Paul Youmans*  
*Dixie Edwards*  
*Margaret Lopic*

*Hearing no other comments, Chairman Collins closed the public hearing.*

**A motion was made by Ms. Ramona Leber, seconded by Mr. Ray Van Tongeren, to recommend to City Council to adopt zoning code amendments to allow farmers' markets to locate on religious establishment or school grounds in residential zoning districts subject to findings in the staff report. The motion passed unanimously.**

[PC 2015-4](#)  
[5/4/16](#)

DRAFT UPDATES TO THE CITY'S WIRELESS FACILITIES CODES

**Attachments:**     [Staff report](#)  
                              [Exh. A -Draft Wireless facilities code-new facilities](#)  
                              [Exh. B - Draft Wireless facilities code-modifications to existing](#)  
                              [Exh. C - LMC reference changes for LMC 16-75](#)  
                              [SEPA documents](#)

*Mr. Langdon reviewed the staff report.*  
*Chairman Collins opened the public hearing. Hearing no comments, Chairman Collins closed the public hearing.*

**A motion was made by Mr. Ray Van Tongeren, seconded by Mr. Micah Shea, to recommend to City Council to adopt the draft updates to the City's Wireless Facilities codes subject to the findings in the staff report. The motion passed unanimously.**

#### 6. NON-PUBLIC HEARING ITEMS

[PC 2015-8](#)  
[5/4/16](#)

## RECOMMENDED ZONING CODE AMENDMENTS REGARDING THE SITING OF EMERGENCY SHELTERS

**Attachments:**     [Introduction memo](#)  
                              [Emergency shelters - committees' recommendation](#)

*Mr. Langdon reviewed the memo. There currently is a 6-month moratorium on the siting of emergency shelters. The proposal is to allow them only in the Office/Commercial and General/Commercial districts upon receiving a Special Property Use permit. The Appeal Board can set conditions of approval.*

**A motion was made by Mr. Ray Van Tongeren, seconded by Ms. Christine Schott, to schedule this matter for public hearing at the July 6, 2016 regular Planning Commission meeting. The motion passed unanimously.**

[PC 2015-1](#)  
[5/4/16](#)

## COMPREHENSIVE PLAN UPDATE WORKSHOP - LAND USE INVENTORY - COMPREHENSIVE PLAN GOALS

**Attachments:**     [Memo\\_workshop materials](#)  
                              [2007 Goals](#)  
                              [2007 Goals + Trends](#)  
                              [Land uses in residential zoning district1](#)  
                              [Land use inventory map](#)  
                              [List of subcategories for land use inventory map](#)

*Workshop on under-utilized land. Mr. Langdon showed a map of existing land use. We will take a closer look at goals during the June meeting.*

## 7. OTHER BUSINESS

## 8. PLANNER'S REPORT

*Public Works updates:*

- \* 15th Ave bulb outs are almost complete.*
- \* Mark Morris Traffic Signal is out to bid.*
- \* Lake flushing facility construction will begin soon.*
- \* City shop pump station demo*
- \* 30th Ave./Pacific Way Signal survey available.*

*Building/Planning updates:*

- \* Stirling Honda work will be underway again.*

## 9. ADJOURNMENT

*The next regular Planning Commission meeting is scheduled for June 1, 2016, 7 p.m. With no further business to discuss, the meeting adjourned at 8:45 p.m.*

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*Lisa Vertrees, Recorder*