



# City of Longview

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

## Minutes

### Planning Commission

*Chairman Craig Collins*  
*Mr. Ray Van Tongeren*  
*Ms. Ramona Leber*  
*Ms. Christine Schott*  
*Mr. Micah Shea*  
*Mr. Trey Davis*  
*Mr. Shawn Marvin*

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Wednesday, June 7, 2017

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:** 5 - Craig Collins, Mr. Van Tongeren, Ms. Leber, Mr. Shea and Mr. Marvin

**Excused:** 2 - Ms. Schott and Mr. Davis

*Staff present: Steve Shuman, Assistant City Attorney; Steve Langdon, Planning Manager; Jeff Cameron, Director of Public Works; Adam Trimble, Planner; Lisa Vertrees, Administrative Assistant*

#### 2. [PC Min 050317](#) PC Minutes of May 3, 2017

**Attachments:** [PC Min 05032017.pdf](#)

A motion was made by Mr. Ray Van Tongeren, seconded by Ms. Ramona Leber, to approve the regular meeting minutes of May 3, 2017. 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**

*Waived.*

**5. PUBLIC HEARING ITEMS**

[PC 2015-2](#)  
[6/7/17](#)

**CRITICAL AREAS ORDINANCE UPDATE**

**Attachments:**     [Staff Report](#)  
                              [Draft CAO update](#)  
                              [Best Available Science review & CAO analysis](#)  
                              [SEPA documents](#)  
                              [Natural Environment Goals objectives policies](#)

*Mr. Langdon reviewed the staff report.  
Mara McGrath, Ecological Land Services, provided a PowerPoint presentation on the Critical Areas Ordinance update and best available science review.*

*Chairman Collins opened the public hearing. Hearing no speakers, 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 that the draft Critical Areas regulations be adopted per staff findings. The motion passed unanimously.**

**6. NON-PUBLIC HEARING ITEMS**

[PC 2015-1](#)  
[6/7/17](#)

**COMPREHENSIVE PLAN UPDATE WORKSHOP - GOALS, OBJECTIVES & POLICIES**

*Mr. Langdon reviewed land-use policies that need further clarification.*

**7. OTHER BUSINESS**

*None at this time.*

**8. PLANNER'S REPORT**

*\* SEPA application received for a proposed re-zone in the County on Westside Hwy.  
\* Third floor of the Monticello Hotel project nearing completion.  
Public Works:  
\* Downtown Ph III is proceeding well.  
\* Washington Way/Hudson sewer project will begin Monday. Expect traffic closures.*

*\* WSDOT is paving Industrial Way.*

*The next regular Planning Commission meeting is scheduled for July 5, 2017.*

## **9. ADJOURNMENT**

*With no further business to discuss, the meeting adjourned at 8:24 p.m.*

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*Lisa Vertrees, Recorder*