

**PLANNING COMMISSION  
MEETING**

**April 17, 2022  
6:00 p.m.**



*The City of Bonney Lake's Mission is to protect the community's livable identity and scenic beauty through responsible growth planning and by providing accountable, accessible and efficient local government services.*

[www.ci.bonney-lake.wa.us](http://www.ci.bonney-lake.wa.us)

**DRAFT MINUTES**

*"Where Dreams Can Soar"*

**Location:** Public Services Center, 21719 96<sup>th</sup> Street East, Buckley, Washington.

Audio starts at:  
06:00:00

- I. Call to Order:** The meeting was called to order at 6:00 p.m.
- II. Roll Call:** Planning Commissioners in attendance were Chair Grant Sulham, Vice Chair Jessica Bennion, Commissioner Brad Doll, Commissioner Sarah Woods, Commissioner Debbie Strous-Boyd, and Commissioner Jeffery Wilkins. Commissioner Sarah Woods was not present.

City staff members in attendance were Interim Public Services Director Jason Sullivan, Senior Planner Mettie Brasel, and Planning Commission Clerk Kennedy Spietz.

Audio starts at:  
06:01:00

**III. Next Meeting Poll:**

By common consent, Commissioners agreed to hold the next Planning Commission Meeting on May 15, 2024.

Audio starts at:  
06:03:00

**IV. Approval of Minutes:**

**Motion was made by Commissioner Doll and seconded by Commissioner Wilkins to approve the minutes from the April 03, 2024, Meeting.**

**Motion approved 5 – 0.**

Audio starts at:  
06:03:04

- V. Public Comments and Concerns: None.** *For efficient use of city resources, comments will be a short summary and not verbatim. Video recordings will be uploaded to the city's YouTube channel and an audio recording to the state digital archives if needing a complete review of comments.*

Audio starts at:  
06:03:09

**VI. Public Hearing: None.**

Audio starts at:  
06:03:12

**VII. Old / Continuing Business: None.**

Audio starts at:  
06:03:15

**VIII. New Business**

**A. Phase 1 – Community Development Element**

Interim Public Services Director Sullivan introduced Senior Planner Brasel. Senior Planner Brasel gave an overview of the changes in Phase 1 of the Community Development Element.

Commissioners discussed and shared their concerns, including:

- Chair Sulham asked why Tehaleh was removed from the Potential Annexation Area.

- Vice-Chair Bennion asked about the Taxable Retail Sales and the Retail Leakage Graphs.
- Commissioner Doll was curious about the comparable cities on the Taxable Retail Sales Graph.
- Commissioner Strous-Boyd was curious about the comparable cities on the Taxable Retail Sales Graph.
- Chair Sulham was curious how to move this forward to City Council.
- Vice-Chair Bennion was curious how the Growth-Alternatives brought to the last meeting correlate with the Community Development Element.
- Commissioner Doll wanted to know why the generation language was changed.
- Commissioners Strous-Boyd and Doll thanked Senior Planner Brasel for her time spent working on Phase 1.

By common consent, Commissioners agreed to forward the Phase 1 – Community Development Element to City Council.

**IX. For the Good of the Order**

Audio starts at:  
06:25:00

**A. Correspondence:** None.

Audio starts at:  
06:21:52

**B. Staff Comments:**

Interim Public Services Director Sullivan informed the Commissioners about the Commissioner Reappointments and the appointment of Sarah Woods.

Interim Public Services Director Sullivan informed the Commissioners that City Council also agreed that Growth Alternative #2 Bend the Trend was the Alternative to move forward with.

Interim Public Services Director Sullivan informed the Commissioners the Planning Manager position is currently open and hiring for an interim position.

Audio starts at:  
06:25:25

**C. Commissioner Comments:** None.

**X. Adjournment**

**Motion was made by Vice-Chair Bennion and seconded by Commissioner Wilkins to adjourn the meeting.**

**Motion approved 5 – 0.**

**Meeting adjourned at 6:26 p.m.**

  
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Kennedy Spietz, Planning Commission Clerk