

**Town of Eatonville  
PLANNING COMMISSION MEETING  
Monday, December 19, 2016  
COMMUNITY CENTER  
305 CENTER STREET WEST**

**CALL TO ORDER**

**Chairman Lambert** called the meeting to order at 7:00 PM.

**ROLL CALL**

Present: **Commissioners Beach, Bertoia, Justice, and Miller.**  
**Commissioner Powell** – excused.

**STAFF PRESENT:** Mayor Schaub, Abby Gribi, Kerri Murphy and Scott Clark.

**OPENING CEREMONIES**

**Commissioner Beach** led the Pledge of Allegiance.

**Commissioner Beach** asked that the meeting continue for discussion only. No action will be taken.  
**Abby Gribi, Town Administrator** thanked the commissioners for their time that they put in reviewing the Comprehensive Plan. Then town has missed the entire cycle for 2017 for the town to be able to go out for any funds whatsoever because we do not have an accepted comp plan and we are getting dangerously close for missing out on 2018 as well. She explained that the Planning Commission needs to move forward with the Comprehensive Plan review and we need to get it approved.

**APPROVAL OF AGENDA**

Motion by **Commissioner Justice** to approve agenda, seconded by **Commissioner Miller**. AIF.

**APPROVAL OF MINUTES**

Motion by **Commissioner Beach** to approve the minutes of September 19<sup>th</sup>; Seconded by **Commissioner Justice**. AIF.

Motion by **Commissioner Beach** to approve the minutes of November 7<sup>th</sup>. Seconded by **Commissioner Justice**. AIF.

Motion by **Commissioner Beach** to approve the December 5<sup>th</sup>. Seconded by **Commissioner Justice**. AIF.

**COMMUNICATIONS OR ANNOUNCEMENTS**

**Rick Adams, Airport Commission** – Wanted to ask the Planning Commission what they may have decided with the submittal of their amendments to the Comprehensive Plan regarding the Swanson Field. Just wanted to see what the plans are as part of the public process. One of the reasons they want to be engaged in this round is because of safety concerns with the layout and the design of the airport. They would like to be made of aware of when this is going to come before the commissioners.

**Commissioner Beach** suggested notifying the airport committee when we address the airport in the Comprehensive Plan.

**OLD BUSINESS**

## Review of Comprehensive Plan – 1<sup>st</sup> Round Review

### Chapter 2 – State Requirements

**Scott Clark**, Consulting Planner for the town gave a brief summary of the State requirements. This portion covers the Growth Management requirements. Mr. Clark explained that there are 13 items listed and they are what they are.

**Commissioner Beach** commented that he did not see much sense in commenting on them if this is what the state requires.

**Mr. Clark** explained that on page 2 he made some changes which were basically house cleaning items. He proposed writing it in a more generic way so that it can live on without the need for editing and be so specific with dates.

**Mr. Clark** said that we should list off the years when the plan was amended. In 2011 it was mainly community amendments.

### Chapter 5 – Planning Process

**Mr. Clark** explained that in the first paragraph there were dates that need to be revised and that this is the case throughout this chapter.

**Chairman Lambert** pointed out an error in the second paragraph that states 1900, possibly should be 1990.

**Commissioner Beach** said that in 2005 the planning commission spent a lot of time on the comprehensive plan with amendments. Maybe not in this particular chapter, but amendments were made and the plan was updated.

**Mr. Clark** suggested it read as June 30, 2015 and every eight years thereafter. That way the statement can move forward and does not really necessitate an amendment.

**Commissioner Beach** suggested that where there is substance, not procedure then it should go back to the comprehensive plan that was the last adopted.

**Chairman Lambert** explained that this is what the commission has now and presumably these are the most current.

**Mr. Clark** explained that these are from the 2011 adopted plan. The dates may not have been amended.

It is representative of all the changes that happened over the years so it is the most current plan. This is what we have to work with right now.

**Chairman Lambert** ....not audible.

**Mr. Clark** explained that in 5.3.1 it reads as a history and should read as the role of the planning commission. Omit the ongoing repetitive history.

**Chairman Lambert** felt it should read as a road map as to how we get to this point of adopting the plan.

**Commissioner Beach** feels that the date in which the document was adopted is what is important.

### Chapter 12 – Parks and Recreation (UW 5.15)

**Mr. Clark** gave a brief summary of Chapter 12 explaining that 12.1 Vision statement has been completely rewritten. There were several lakes named not in the close vicinity of Eatonville.

Planning Commissioners did discuss several parks not listed. Pioneer Farms, Upper Nisqually Sportman's Club. Northwest Trek is part of the Metropolitan Parks of Tacoma.

**Chairman Lambert** asked if this list isn't much further than the town wants to include.

**Commissioner Beach** suggested adding the new state park on Hwy 7.

**Mr. Clark** asked what area the planning commission would like to include.

**Commissioner Miller** suggested everything within a 5 mile radius. This would exclude Harts Lake, Alder Lake, Bald Hill Lake....

**Commissioner Miller** said that on page 12-3, 8<sup>th</sup> paragraph, *"the town contains two areas designated as open space that were purchased by the Nisqually Land Trust. These can be used for passive recreational activities."* He asked how you would define *"passive recreational activities"*?

**Mr. Clark** said that *passive recreational activities* said you could have trails....

**Commissioner Miller** specifically asked if trapping, hunting and shooting would be allowed.

**Abby Gribi, Town Administrator** said no. As the name states, "passive", you can't build any permanent structures on it, you can move through it and leave it as it was.

**Commissioner Miller** said on page 12-5, also there is the water falls, and there has never been any safety improvements in that area and there have been lots of injuries and fatalities.

**Chairman Lambert** asked if the town really wants to encourage people to use the falls.

**Mayor Schaub** said that several agencies have already gotten together. Pack Forest has added signage letting people know they should not pass a certain point. Pierce County and Town of Eatonville are working with Pack Forest to make it safer.

**Commissioner Miller** is concerned that we are surrounding ourselves with property that can never be developed and that is a loss of tax dollars to the town.

**Mayor Schaub** did not think that the town would need to expand the open space east of the Mashell River.

There was general discussion on what areas were within the 5 miles of Eatonville. Mr. Clark will make necessary changes and bring it back before the planning commission.

**Abby Gribi** explained that the Community Center no longer has many of the activities listed in 12.3

**Chairman Lambert** suggested that it just be listed that there is a community center and not necessarily what the activities are.

**Commissioner Miller** suggested that the trails section in 12.3 be updated. We now have a lot of good trails.

**Chairman Lambert** asked Mr. Scott about the 12.2.3 saying that he does not think that the population will be 5,700 in 2032. His concern is that the town would have to plan and build for it.

**Mr. Clark** explained that's an incorrect number, explaining that Pierce County has adopted growth projections for all the communities in the county. This number (5,700) is not the number that they will require Eatonville to use. Mr. Clark has updated it and what they use is a 2008 baseline so it now reads that in 2008 the population in Eatonville was 2,375 and by 2035 the population is projected to be 3,289. These are the numbers that we need to use. Mr. Clark explained that he went through the table using the new population numbers and it greatly improved the projection of deficiency. The only short fall is neighborhood parks in 2035 the town is only about a ½ acre shy of what would be required and he feels it will easily be picked up in the next 20 years. He wanted to make everyone aware that in 2011 the town rescinded park impact fees and to date there is not collection of any fees for parks. Some jurisdictions do impact fees to generate funds for park improvements.

**Abby Gribi, Town Administrator** said at the time we did not have any capital improvements.

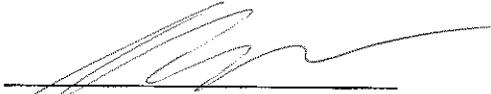
**Commissioner Bertoia** suggested working with the Eatonville School District to get the seniors that need to have so many community service hours. Someone get in touch with the superintendent, Kathy Kerr.

**Chairman Lambert** explained that it takes someone to run the program, manage it and the town needs to have the finances.

There was no further discussion on the comprehensive plan.

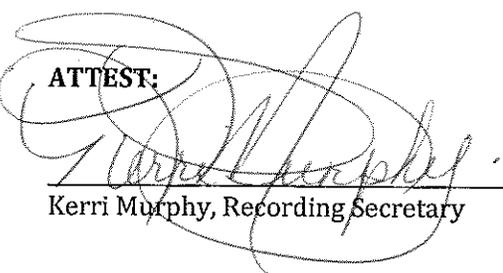
**There were no comments from the commissioners.**

**Chairman Lambert** closed the meeting at 9:15 p.m.

  
Chairman Lambert

  
Marty Miller - Secretary

**ATTEST:**

  
Kerri Murphy, Recording Secretary