



# CITY OF EAST WENATCHEE

## COMMUNITY DEVELOPMENT DEPARTMENT

271 9<sup>th</sup> Street NE \* East Wenatchee, WA 98802

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### EAST WENATCHEE PLANNING COMMISSION

Chair: Sally Brawley, Vice Chair: Gary Palmer, Chaun Birks,  
John Brown, Norma Jean Jessup, Robert Hunter, & Glenda Travis

#### Summary Minutes

**Due to the Governor's Proclamation 20-28 related to the COVID-19 Pandemic health emergency, this meeting was held remotely using the Zoom Platform**

**Tuesday, October 27, 2020 - 5:30 PM**

#### I. CALL TO ORDER

Commissioner Brawley called the meeting to order at 5:34

Roll Call: Sally Brawley, Chaun Birks, Norma Jean Jessup, John Brown and Gary Palmer were present. Glenda Travis and Robert Hunter were absent.

Staff Present: Lori Barnett, Community Development Director, Jennifer Groos, Associate Planner, and Marcia Martz, Permit Technician.

**Please let the record show there is a quorum for this meeting.**

#### II. ADMINISTRATIVE PROCEDURES

A. Commissioner Brawley announced that John Brown was the new Planning Commission member. Commissioner Brown provided a brief personal introduction.

B. Consideration of Summary Minutes from the August 25, 2020 Planning Commission Public Hearing.

**Motion by Commissioner Birks, second by Commissioner Jessup to approve the Summary Minutes from the August 25, 2020 Planning Commission Meeting. Motion carried 5 – 0.**

#### III. NEW BUSINESS

A. **CPA 2020-01** Workshop to review and discuss a proposed amendment to Policy T-30 in the Transportation Chapter of the Greater East Wenatchee Area Comprehensive Plan.

Lori Barnett, Community Development Director briefly explained that Pacific Engineering, in coordination with Douglas County, had proposed an amendment to Policy T-30 in the Transportation Chapter of the Greater East Wenatchee Area Comprehensive Plan. The policy change would permit the construction of streets and driveway that would intersect with Eastmont Avenue along the section of that roadway north of the City Limit and south of the intersection with Fancher Field Road. Previously, no connections were permitted to that street along that section of the corridor. There is development potential for the properties adjacent to that street that are contingent upon the revision to that policy.

**IV. OLD BUSINESS**

- A. **ZTA 2020-02** Workshop #2 to review and discuss proposed amendments to the East Wenatchee Municipal Code and Greater East Wenatchee Urban Growth Area Design Standards & Guidelines intended to increase residential building capacity in accordance with RCW 36.70A.600(1) to authorize at least one duplex, triplex, or courtyard apartment on each parcel in one or more zoning districts that permit single-family residences and to authorize a duplex on each corner lot within all zoning districts that permit single-family residences.

Lori Barnett, Community Development Director explained that the Department of Commerce provided grant funds to East Wenatchee to address the following three activities:

- 3. Authorized at least one duplex, triplex, or courtyard apartment on each parcel in one or more zoning districts that permit single-family residences.
- 10. Authorize a duplex on each corner lot within all zoning districts that permit single-family residences.
- 11. Allow for the division or redivision of land into the maximum number of lots through the short subdivision process provided in chapter 58.17 RCW.

The grant funds have allowed the City to hire Makers Architecture and Urban Design to identify and make amendments to the code and design standards.

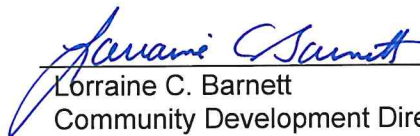
Planner Barnett reviewed the preliminary draft with Makers comments. There was discussion on the Multi-family development definition and Flag Lot dimensional standards.

**V. OTHER BUSINESS**

The Planning Commission will allocate the last 15 minutes of the meeting to allow for public comments. There were no attendees for comments.

**VI. ADJOURNMENT 6:45 PM**

Respectfully Submitted,

  
Lorraine C. Barnett  
Community Development Director

11.25.2020  
Date of Approval

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Planning Commission Chair