

## MINUTES

**Economic Development Committee Meeting  
Thursday May 24, 2018  
5:00 p.m. – 5:50 p.m.  
South Conference Room**

<u>Council Members</u>	<u>City Staff</u>
Chair Jeremy Nutting	Michael Matthias – City Manager
Co-Chair Vic Pennington (absent)	Dan Brewer – Chief Operating Officer
Mayor Matt Pina	Susan Cezar – Chief Strategic Officer
	Denise Lathrop – Planning & Development Services Manager
	Tim George – City Attorney
	Matt Hutchins – Assistant City Attorney
	Laura Techico – Principal Planner
	Jodi Grager – Community Development Assistant

**Guests** – Councilmember Louisa Bangs

**1. Call to Order**

Chair Jeremy Nutting called the meeting to order at 5:03 p.m.

**2. Approval of the April 26, 2018 meeting minutes**

Minutes approved as submitted.

**5. Development Review Map**

City Manager Michael Matthias suggested an agenda change (moving the *Development Activity Map - 1<sup>st</sup> Quarter of 2018* Agenda Item #5). Brief updates given on a few of the projects shown on the map:

- BeBe Nails - permit was issued this week, the owners want to start ASAP
- Seascapes – waiting on developer/owner
- KPR Hospitality Investments @ 716 S 227<sup>th</sup> St a mixed use building – permit application is with customer pending a response to staff review comments

**3. Update on Landmark Institutional Campus (I-C) Zoning Changes – Cont.**

Chief Strategic Officer Susan Cezar explained that at the 04/26/2018 Economic Development Meeting there was a request by the committee for additional information regarding the I-C Zoning changes that are under discussion. Principal Planner, Laura Techico provided a chart *18.52.010B Commercial Use Chart (DMMC)* that included suggested changes to the I-C Zone. The committee discussed the pros and cons of permitted uses with a focus on the I-C Zone. Several questions were posed regarding the categories and whether the description of the activity needs to be more specific and included as permitted in the I-C Zone. It was noted that a few of the categories of the Commercial Use Chart are carryovers from long-standing code adoptions.

(For the Commercial Use Chart used in this discussion, see *Agenda Item #3, Attachment #1*) Additional information provided to the committee (*Agenda Item #3,*

*Attachment #2*) describes staff comments regarding suggested updates to DMMC Chapter 18.95 I-C Institutional Campus Zone. This topic will be returned to committee with additional updating and recommended changes, which can then be sent to Council for review.

**4. Laborers Local 242 Code Amendments**

Planning & Development Services Manager Denise Lathrop provided a memo outlining the Laborers Union Local 242 potential development project of low income housing located at their property, 22247 Pacific Highway S (*Agenda Item #4, Attachment #1*). The memo included Pacific Ridge Commercial (PR-C) zoning changes that this project would require. This discussion with the Economic Development Committee is a follow-up to a full Council presentation by the Laborers Union Local 242 representative on April 12, 2018. CSO Cezar stated the proponents of this project are at the feasibility stage. The committee would like additional information regarding the proposed development and also requested staff to research zoning code limitations looking for solutions and implications of any legislative changes that might be necessary should the project move forward.

The next meeting is scheduled for June 28<sup>th</sup>, at 6:00-6:50 pm in the South Conference room.

Adjourned at 6:05 p.m.

Respectfully submitted by,

Jodi Grager, Community Development Assistant