



## MINUTES

(Approved on December 18, 2024)

**MEETING:** Regular Meeting (hybrid)

**DATE/TIME:** Wednesday, May 15, 2024, 5:00 p.m.

**PRESENT:** Christopher Karnes (Chair), Anthony Steele (Vice-Chair), Morgan Dorner, Robb Krehbiel, Brett Marlo, Matthew Martenson, Jordan Rash, Sandesh Sadalge, Brett Santhuff

**ABSENT:** N/A

### **A. Call to Order**

Chair Karnes called the meeting to order at 5:00 p.m. A quorum was declared.

Chair Karnes read the Land Acknowledgement.

### **B. Approval of Agenda**

*Commissioner Sadalge moved to approve the agenda as submitted. Vice-Chair Steele seconded the motion. The motion passed unanimously.*

### **C. Approval of Minutes**

There were no meeting minutes to approve.

### **D. Public Comments**

Stephen Atkinson, Principal Planner, noted that no written comments were received for public comment.

No individuals addressed the Planning Commission.

Public Comment ended at 5:02 p.m.

### **E. Disclosure of Contacts and Recusals**

Commissioner Krehbiel disclosed that he had conversations with the Tacoma Tree Foundation, Tacoma Urban Forestry Friends, and Tacoma-Pierce County Health Department (TPCHD) regarding Home In Tacoma.

Commissioner Rash disclosed that he had conversations with the Tacoma Tree Foundation regarding Home In Tacoma.

### **F. Discussion Items**

#### **1. 2025-2030 Capital Facilities Program Proposed Project List**

Nick Anderson, Office of Management and Budget, provided an overview of the 2025-2030 Capital Facilities Program (CFP), including what the CFP is, the Commission's role, criteria questions, the proposed 2024 project list, and next steps.

Discussion ensued regarding the difference between a project being complete versus no longer being active, the readability of the public package, library branches, and funding sources and prioritization.

*Vice-Chair Steele moved to release the package for public review and set a public hearing date for June 5, 2024, at 5:00 p.m. Commissioner Sadalge seconded the motion. The motion passed unanimously.*

## 2. Home In Tacoma – Potential Amendments

Elliott Barnett, Senior Planner, and Erin Dilworth, TPCHD, provided an overview of the Home In Tacoma Health Impact Assessment (HIA), including the purpose of HIAs, the HIA scope, and select recommendations for the Commission's consideration. Vice-Chair Steele requested information regarding potential studies on impacts and health effects on unhoused individuals.

Barnett outlined an amendment that was added due to being mandated from the legislature and amendment #15 from the previous meeting. Discussion ensued regarding clarification of amendment #15.

Barnett presented the Commissioners' potential amendments. Discussion ensued throughout for each amendment, including clarifications, reasons for support, opposition, and modifications to the amendments.

*Commissioner Marlo moved to add amendment #17 to the amendment package. Commissioner Rash seconded the motion. The motion passed with the following votes:*

*Ayes: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Sadalge, Santhuff*

*Nays: 1 – Steele*

*Commissioner Dorner moved to add amendment #18a to the amendment packet. Commissioner Krehbiel seconded the motion. The motion passed with the following votes:*

*Ayes: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Sadalge, Santhuff*

*Nays: 1 – Steele*

*Commissioner Marlo moved to add amendment #19 to the amendment package and to revise the language to allow for the arborist/professional review. Commissioner Krehbiel seconded the motion. The motion passed with the following votes:*

*Ayes: 7 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Santhuff*

*Nays: 2 – Sadalge, Steele*

The Planning Commission recessed at 6:34 p.m. and reconvened at 6:40 p.m.

*Commissioner Dorner moved to add amendment #20 to the amendment package. Commissioner Krehbiel seconded the motion. Commissioner Dorner withdrew her motion. Commissioner Krehbiel withdrew amendment #20.*

Amendment #21 was withdrawn.

*Commissioner Krehbiel moved to add amendment #22 to the amendment package. Commissioner Dorner seconded the motion. The motion passed with the following votes:*

*Ayes: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Santhuff, Steele*

*Abstain: 1 – Sadalge*

*Commissioner Krehbiel moved to add amendment #23 to the amendment package. Commissioner Dorner seconded the motion. The motion passed with the following votes:*

*Ayes: 6 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash*

*Nays: 3 – Sadalge, Santhuff, Steele*

*Commissioner Steele moved to add amendment #25 to the amendment package. Commissioner Santhuff seconded the motion. The motion failed with the following votes:*

*Ayes: 1 – Steele*

*Nays: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Sadalge, Santhuff*

*Commissioner Marlo moved to add amendment #24 to the amendment package. Commissioner Krehbiel seconded the motion.*

*Commissioner Sadalge moved to amend the motion to replace the minimum requirement of shared amenity space to state that every unit must have access to private or amenity space. Commissioner Martenson seconded the motion. The motion to amend the original motion passed with the following votes:*

*Ayes: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Sadalge, Steele*

*Nays: 1 – Santhuff*

*The motion to add amendment #24 as amended passed with the following votes:*

*Ayes: 8 – Dorner, Karnes, Krehbiel, Marlo, Martenson, Rash, Sadalge, Steele*

*Nays: 1 – Santhuff*

*Commissioner Rash moved to add amendment #26 to the packet. Commissioner Dorner seconded the motion. The motion passed unanimously.*

*Commissioner Krehbeil moved to add amendment #27 to the packet. Commissioner Dorner seconded the motion. The motion passed unanimously.*

*Commissioner Krehbeil moved to add amendment #28 to the packet. Commissioner Dorner seconded the motion. The motion passed unanimously.*

*Commissioner Krehbiel moved to add amendment #29 to the packet. Commissioner Dorner seconded the motion. The motion passed unanimously.*

*Commissioner Dorner moved to add amendment #30 to the packet. Commissioner Krehbiel seconded the motion. The motion passed unanimously.*

*Commissioner Krehbiel moved to integrate all amendments into the package and report back to the commission on June 5<sup>th</sup>. Commissioner Sadalge seconded the motion. The motion passed unanimously.*

Barnett outlined the contents of the Commission letter. Chair Karnes suggested that commissioners send staff their preferences for the letter, staff provide a rough first draft, and then the chair and vice-chair can finalize. The Commission agreed.

## **H. Upcoming Meetings (Tentative Agendas)**

(1) Agenda for the June 5, 2024, special meeting includes:

- Capital Facilities Program – Public Hearing
- Level of Service Code Amendment – Public Hearing
- Home In Tacoma – Potential Amendments/Recommendation

(2) June 19, 2024 – Cancelled

(3) Agenda for the June 26, 2024, special meeting includes:

- Permitting Level of Service Code Amendment – Debrief

(4) July 3, 2024 – Cancelled

## **I. Communication Items**

The Commission acknowledged receipt of communication items on the agenda.

## **J. Adjournment**

The meeting was adjourned at 8:18 p.m.

*\*These minutes are not a direct transcription of the meeting, but rather a brief capture. For full-length audio recording of the meeting, please visit:*  
[http://www.cityoftacoma.org/government/committees\\_boards\\_commissions/planning\\_commission/agendas\\_and\\_minutes/](http://www.cityoftacoma.org/government/committees_boards_commissions/planning_commission/agendas_and_minutes/)