

**July 11, 2016**  
**STEILACOOM PLANNING COMMISSION MINUTES**

**CALL TO ORDER:**

**Chair Cable** called the regular meeting of the Steilacoom Planning Commission to order at 6:30 p.m. in the Town Hall.

**ROLL CALL:**

**Chair Cable, Vice Chair Braddock, Mr. Hilleary, Mr. Miner** and **Mr. Mroczek** were present. **Mr. Boyle** and **Mr. Jacobs** were excused. Staff member present was Planner Fortner.

**Approval of Minutes**  
June 13, 2016

The minutes of June 13, 2016 were approved.

**Public Comment**  
Non-agenda items

None

**Public Hearing**  
Agenda Bill 248  
Revised Wireless  
Communications  
Regulations

**Chair Cable** opened the hearing. Mr. Fortner gave the staff report. The current wireless communication regulations exempts all concealed wireless facilities, which lead the Council to request a review and revision to the regulations. Mr. Fortner went through the new ordinance section by section.

**Ms Braddock** raised concerns about the listing of preferred sites for new towers, including Cormorant and Cherrydale Parks, and the old well sites on Union Avenue and B Street. **Mr. Miner** wondered if the sites made sense from a technical standpoint. **Mr. Hilleary** said his neighbor worked for T-Mobile, and would seek her input.

**Mr. Hilleary** questioned the need for section D 5, and **Mr. Miner** thought section D 6 and D 7 should also be reviewed. **Ms Braddock** requested more information on the WAC referenced in the noise provision. She also wanted clarification on new cell towers in the shoreline area.

Mr. Fortner will review the sections and bring a revised version back for the next meeting.

There were no members of the public in attendance. **Chair Cable** closed the public hearing.

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**Old Business**

Agenda Bill 247  
Adoption of Deferral  
System for Impact  
Fees

**Chair Cable** reopened the discussion. Mr. Fortner provided the information sought at the last meeting. The School District provides the Town with their costs for the fees. DuPont does not impose an impact fee. Pierce County uses its own formula to generate the fee, but caps it at \$3,300 for a single family home. Staff estimated that processing the deferral would take 1.5 to 2 hours of staff time, including the building inspector, the accountant and the town attorney, which led to its decision to include a \$100 fee for the deferral. The Commission debated the fee. It was noted that the deferral fee can be avoided by paying the impact fee in full.

**Motion**

Passed (5-0)

**Ms Braddock** moved, and **Mr. Mroczek** seconded, a motion to recommend the Town Council approve the proposed ordinance. Motion passed unanimously.

Temporary Uses

Mr. Fortner went over the changes made since the last meeting. **Mr. Miner** suggested that the ordinance should treat 20-foot shipping containers the same as the PODS units since that is what the military uses for moving its personnel. The Commission agreed to make the changes.

The Commission discussed a provision that would list prohibited uses. **Ms Braddock** suggested an editorial change.

**Chair Cable** directed Mr. Fortner to place the matter on for a public hearing at the next meeting.

**New Business**

None

**Reports**

**Ms Braddock** announced she was a member of the Sustainable Tacoma Commission, and said that Tacoma has an Environmental Action Plan. The Plan contains several action items. She will send to Mr. Fortner for distribution to the Commission.

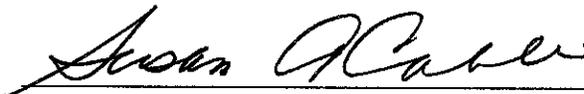
**Chair Cable** noted that the Commission will have a joint meeting with the Town Council on September 6, and that Commission members should think about what they want to discuss with the Council. Preparing for the joint meeting should be on the next meeting agenda.

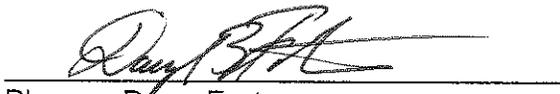
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Mr. Mroczek said the Town does not have an environmental specialist on staff. Perhaps the Town should consider having an environmental specialist resource.

Adjournment

The Commission adjourned at 8:05 PM.

  
Chair Susan Cable

  
Planner Doug Fortner