



CHELAN COUNTY PLANNING COMMISSION MINUTES

Chelan County Planning Commission
Chelan County Community Development VIA ZOOM

Date: November 18, 2020

Called to Order: 6:02 PM
316 Washington St., Suite 301
Wenatchee, WA 98801

CALL TO ORDER

Meeting was called to order at 6:02 pm.

COMMISSIONER PRESENT/ABSENT

Ryan Kelso	Present	Carl Blum	Present
Vicki Malloy	Present	Jim Newberry	Present
Pat Hammersmith	Present	Ed Martinez	Present
James Wiggs	Present	Joel Walinski	Present

STAFF PRESENT

Jim Brown, Director
Catherine Lorbeer, Assistant Director
Wendy Lane, Permit Clerk

PUBLIC PRESENT

ZOOM MEETING – 36 PARTICIPANTS INCLUDING STAFF AND PC MEMBERS

Chairman Ryan Kelso asked the Planning Commission members if all had read the minutes from the October 28, 2020, meeting.

MOTION:

Motion made by Commissioner Joel Walinski, second by Commissioner Vicki Malloy, to approve the minutes from the October 28, 2020, meeting.

Vote – Unanimous

PUBLIC COMMENT PERIOD FOR ITEMS NOT ON THE AGENDA

None

OLD BUSINESS:

None

NEW BUSINESS:

Hearing for CPA 20-008 Economic Development Text Amendment

Assistant Director Catherine Lorbeer explained the application. Economic Development Program Director Blake Baldwin followed with additional information regarding the application. Staff recommends approval.

Chairman Ryan Kelso opened the hearing for public testimony. There was none.

There was discussion among with Commissioners with input from Assistant Director Catherine Lorbeer and Economic Development Program Director Blake Baldwin as needed.

Chairman Ryan Kelso closed the public portion of the meeting for CPA 20-008.

MOTION:

Motion made by Commissioner Ed Martinez, second by Commissioner Vicki Malloy, to approve CPA 20-008 Economic Development Text Amendment.

Vote – Unanimous

Hearing for CPA 20-001 Moon Beam Ranch

Assistant Director Catherine Lorbeer explained the application. Staff recommends denial.

Chairman Ryan Kelso opened the public meeting. Anne Hessburg presented the application on behalf of the applicant. Several Commissioners had questions for Ms. Hessburg and she answered them.

Chairman Ryan Kelso opened the hearing for public testimony. There was none.

The Commissioners questioned the merits of the application. There was a back and forth among the group.

Chairman Ryan Kelso closed the public portion of the meeting for CPA 20-001 Moon Beam Ranch.

MOTION:

Motion made by Commissioner Jim Newberry, second by Commissioner James Wiggs, to approve CPA 20-001 Moon Beam Ranch.

Vote – Commissioners Malloy, Wiggs, Kelso, Newberry, Blum, Hammersmith approve; Commissioners Martinez and Walinski oppose.

Motion carries.

Hearing for CPA 20-003 Perry

Assistant Director Catherine Lorbeer explained the application. Staff recommends denial.

Dan Beardslee presented the application on behalf of the applicant, by way of a PowerPoint presentation. Commissioners asked questions and Mr. Beardslee answered them.

Chairman Ryan Kelso opened the floor for public testimony. Amanda Zuluaga, Tony Zuluaga and Roxanne Giffin all testified that they owned neighboring properties and were opposed to the application.

There was a discussion among the Commissioners regarding the application.

Amanda Zuluaga continued her testimony with her concerns on what would transpire if the application was approved.

Dan Beardslee countered comments made by the Commissioners and the public.

Chairman Ryan Kelso closed the public portion of the hearing for CPA 20-003 Perry.

MOTION:

Motion made by Commissioner Carl Blum, second by Commissioner Joel Walinski, to deny CPA 20-003 Perry.

Vote – Commissioners Walinski, Wiggs, Blum, Martinez and Hammersmith approve; Commissioners Malloy and Kelso oppose. At 7:41 pm, it was discovered that Commissioner Jim Newberry was no longer in attendance.

Motion carries.

Hearing for CPA 20-004 Smith

Assistant Director Catherine Lorbeer explained the application. Staff recommends denial.

Brent and Rachel Smith explained their application. They answered questions from Commissioner Martinez.

Chairman Ryan Kelso opened the floor to public testimony. Michelle McCormick, owner of a neighboring property, spoke giving her thoughts and concerns of the application. She is opposed to it.

Brent and Rachel Smith countered Ms. McCormick's comments.

Chairman Ryan Kelso closed the public portion of the hearing on CPA 20-004 Smith.

There was a discussion among the Commissioners concerning the application.

MOTION:

Motion made by Commissioner Ed Martinez, second by Commissioner Carl Blum, to approve CPA 20-004 Smith.

There was continued discussion among the Commissioners with Assistant Director Catherine Lorbeer assisting as needed.

Vote – Unanimous

MOTION:

Motion made by Commissioner Carl Blum, second by Commissioner Ed Martinez, to continue applications CPA 20-005 Joya and CPA 20-007 SSRT Text Amendment to the December 16, 2020 Planning Commission Meeting.

Vote – Unanimous

Discussion, at the Chair’s discretion

None

Commissioner Carl Blum expressed appreciation to staff for their work as of late. He also made a request that any future staff-reports, over 150 pages, be indexed for easier reference. Assistant Director Catherine Lorbeer stated that she would do her best to do so in the future.

ADJOURNMENT

MOTION:

Motion made by Commissioner Vicki Malloy, seconded by Commissioner Carl Blum, to adjourn the meeting.

Vote – unanimous

Meeting Adjourned at 8:10 pm.

Next Planning Commission Meeting to be held on December 16, 2020, at 6:00 pm, – a Zoom meeting.

All Planning Commission meetings and hearings are open to the public.