



City of Tacoma  
**Planning Commission**

Donald Erickson, Chair  
Tina Lee, Vice-Chair  
Theresa Dusek  
Benjamin Fields  
Sean Gaffney  
Mark Lawlis  
Matthew Nutsch  
Erle Thompson  
Scott Winship

**MINUTES** (Approved on 4-3-13)

Time: Wednesday, March 20, 2013, 5:30 p.m. (delayed)  
Location: Council Chambers, 1<sup>st</sup> Floor, Tacoma Municipal Building  
Present: Donald Erickson (Chair), Tina Lee (Vice-Chair), Mark Lawlis, Matthew Nutsch, Scott Winship  
Absent: Theresa Dusek, Benjamin Fields, Sean Gaffney (excused); Erle Thompson (unexcused)

**CALL TO ORDER**

Chair Erickson called the meeting to order at 5:35 p.m. and declared a quorum present. The Planning Commission suspended the rules to consider *Discussion Item D-3 Public Hearing: 2013 Annual Amendment Package* first, to be followed by *Discussion Item D-1 Citizen Committee, Board and Commission Review*, and *Approval of Minutes*. The Commission also rescheduled *Discussion Item D-2 Development and Permitting Activity Reports* to the next meeting.

**DISCUSSION ITEMS**

**1. Public Hearing: 2013 Annual Amendment Package**

Chair Erickson called the public hearing to order and reviewed the procedures. Lihuang Wung, Planning Services Division, provided an overview of the proposed amendments and the process and timeline.

Chair Erickson called for testimony. The following citizens testified:

**(1) David Rietmann:**

In forwarding the Shoreline Master Program Update to the City Council [in 2011], the Planning Commission recommended that the Sperry Ocean Dock area be zoned S-6, while the City Council created and adopted an S-6/7 shoreline district, making the Dock grandfathered in but a nonconforming use. The Draft Tacoma Waterfront Design Guidelines (page 9) indicates that it should be S-7, while from the Planning Commission's perspective it should be S-6. The large neighborhood directly above the bluff is significantly impacted. This important issue is not properly handled in the document. (Mr. Rietmann also submitted a copy of the letter dated November 27, 2011 that he had submitted to the Mayor).

**(2) Tricia DeOme, Central Neighborhood Council:**

It is appropriate that not all public facilities are exempt from digital changing message center signs. Even the regional facilities should not be exempt from the message timing requirement. The message timing of 8 seconds is too short and should be increased. It is appropriate that on-site digital changing message center signage will not be allowed on pedestrian oriented streets. Digital changing message center signs located in C-2 zoning districts should be prohibited. Digital changing message center signs within the C-2 next to residences/downtown are a concern; there should be time/hours restriction. There should be a limit on the amount of digital changing message center signs a business can have.

**(3) Bruce Petersen:**

The proposed drive through code amendments, e.g., the requirement of 150 ft minimum separation from Pierce Transit stops, would significantly reduce property value and ability to develop drive

throughs in the future. Mixed-use centers are unique; city-wide, one-size-fits-all approach and standards should not be used for dealing with drive throughs in individual mixed-use centers.

(4) **Rick Rose, Walk the Waterfront:**

Some areas of the Draft Tacoma Waterfront Design Guidelines fall short of the City's vision, such as the intent to integrate waterfront trails into the adjacent neighborhood. Reopening Bayside Trail, which has numerous issues including standing water, narrow pathways, wetlands, crime, homeless encampments and lack of policing, is not meeting the goals of the document. The integration component should be removed. The "active and industrial" should also be removed from the S-6/S-7 description.

(5) **Gary Coy, Sperry Ocean Dock:**

Sperry Ocean Dock is a bookend of Ruston Way, along the deepest natural water in all of the Commencement Bay, providing support to the JBLM and emergency preparedness operations in the Northwest. The Draft Tacoma Waterfront Design Guidelines should stand as is, supporting the business operation of the Dock that brings in jobs, security and comfort to the community.

(6) **Carl Teitge:**

The TEMCO-Sperry area is where the focus needs to be in terms of public access and waterfront destination for all Pierce County areas. Bayside Trail, with such issues as water running through the path, does not work. Sperry Ocean Dock does not have enough upland to be an effective business. We need to bring in employment and density. Safety concerns along the waterfront, including potential derailment, railroad crossing, and speeding traffic, also needs to be properly addressed.

(7) **Jori Adkins, Dome District Development Group:**

The proposed amendment to the drive-through regulations is needed to further achieve the goals of the Comprehensive Plan. The provision regarding the 150 ft distance to bus stops is already in the code.

Chair Erickson closed the hearing and announced that the hearing record will remain open through March 29, 2013 to receive written comments.

## **2. Citizen Committee, Board and Commission Review**

Chair Erickson presented a draft letter of comments on the *Citizen Committee, Board and Commission Review* report as presented by the City Manager's Office at the last meeting on March 6, 2013. The letter highlighted the important planning issues the Commission is involved in, the pursuit of on-going training opportunities for the Commissioners, and the Commission's expectations for working closely with the City Council. The letter was approved as presented and will be forwarded to the City Manager.

### **APPROVAL OF MINUTES**

The minutes of March 6, 2013 were approved as submitted.

### **COMMUNICATION ITEMS AND OTHER BUSINESS**

Lihuang Wung reviewed the tentative agenda for the next meeting on April 3, 2013.

### **ADJOURNMENT**

The meeting was adjourned at 6:40 p.m.