

FERRY COUNTY PLANNING COMMISSION
REGULAR MEETING
January 18, 2023

Planning Commissioners Scott (Pete) Simmons, Carol Anderson, Johnna Exner, Dave Christman, Phil Bach, Nancy Churchill, Margo Locke and Lorna Johnson were present, along with Planner Bill Folks and Planning Commission Secretary JJ Bourgeois.

Planning Commission Chairperson Terry Thiele called the meeting to order at 2:00 p.m.

Minutes from December 21, 2022 meeting were reviewed. Carol Anderson suggested rewording a sentence and adding the survey was done again and the same as the one done in 1996. All discussed and agreed. Johnna Exner motioned to accept the December 21, 2022 minutes with the change. Nancy Churchill seconded. The motion carried unanimously.

Minutes from November 16, 2022 meeting were reviewed. Johnna Exner motioned to accept the November 16, 2022 minutes as presented. Lorna Johnson seconded. The motion carried unanimously.

Changes and additions to the agenda. Updates about the Agriculture of Long-Term Significance is added.

Planner Bill Folks presented the following for consideration:

LamaHome LLC Exemption. Applicants Mr. and Mrs. Klein requested approval of an exemption in order to build a home for a family member to occupy. There would be 4.5 acres sectioned off from the 29.78 acres available and it is not within a flood zone. Discussion ensued. Nancy Churchill asked about streams. Terry Thiele asked if it needed to be surveyed. Bill Folks explained that it just needed a legal description which had been provided. Carol Anderson moves to accept the exemption as presented. Scott (Pete) Simmons seconded. Motion carried unanimously.

Planner Bill Folks presented the following:

Email Traffic. It is explained that if there are emails that are not specific for the Planning Commission Board to put an "FYI" or something of the sort in order to not have confusion on what has to do with the Commission or not.

Planner Bill Folks presented the following:

Document Updates: Flood Damage Prevention Ordinance. Discussion ensued about the minimum standards, how the document was reviewed based on what FEMA had sent to us previously, and the significance of having a Certificate of Occupancy if a residence is built within a flood zone. Nancy Churchill asked what specific parts to pay attention to. Bill Folks stated to

follow every bit of it as it is all important. Lorna Johnson stated there is only one part that might not be agreeable. All discuss. Carol Anderson moves to approve the Flood Damage Prevention Ordinance as presented. Lorna Johnson seconded. Scott (Pete) Simmons third. Johnna Exner fourth. Margo Locked asked about a section on page 32. Bill Folks explained. Motion carried unanimously. Discussion ensued about the timeline for the Flood Damage Prevention Ordinance and which part comes next.

Document Updates: Agriculture of Long-Term Significance. Bill Folks stated that he got an email request to provide a map of the properties currently designated. Discussion ensued.

Scott (Pete) Simmons and Carol Anderson presented the following:

BOCC session. The 15 minutes segment that Scott (Pete) Simmons was allotted on the BOCC agenda is explained. Discussion ensued.

Lorna Johnson presented the following for consideration:

Statement. Lorna Johnson explained this statement was developed regarding the memorandum that uses our document that was sent out and the information that was in it prior. Discussion ensued. Scott (Pete) Simmons suggested putting the full WAC within the statement. Discussion continued.

The next steps coming up are discussed. Lorna Johnson asked if the tribe is included within the lands. Scott (Pete) Simmons stated they are not.

Nancy Churchill asked what the next document needing review would be. Bill Folks stated it is the SMP and that it is currently under review by the sub-committee. The next sub-committee meeting will be held on February 15, 2023 at 1 PM at the Planning Department.

Discussion began about having the regular meetings at 3 PM. The Planning Commission voted and all agreed to change the time. Bill Folks stated the time change will have to be re-advertised.

Planning Commission Chairperson Terry Thiele adjourned the meeting at 3:35 PM.

The next Planning Commission meeting will be held on February 15, 2023 at 3 PM at the Planning Department, 147 N Clark Avenue #7, Republic, and WA.

Submitted by:

JJ Bourgeois

JJ Bourgeois, Planning Commission Secretary