

DISCLAIMER: This document contains the Whatcom County Council or Committee minutes, as approved. However, unless an attested signature page is attached, they are not the final approved minutes.

1 There is a master gardener plant sale every year. This year, 600
2 documented man hours were volunteered. Hundreds of plants were sold. Master
3 gardeners suggest growing sites and appropriate plants. It is a good educational
4 opportunity for the public. There is a master gardener speaker bureau that is
5 available to the public on request.
6

7 Dykas stated there is a cooperation with Craig Fensky at 4H to provide a six-
8 week after school program for Nooksack and Meridian students. Gardening is a
9 major part of what happens in that program.

10 The master gardener program works with other agencies. Sustainable
11 Connections is one agency where master gardeners volunteer.
12

13 Cleminshaw stated the lake friendly gardening packet is a wonderful program
14 to teach homeowners about pesticides, planting, irrigation, and garden impacts to
15 earth, water, and lake. The Whatcom County Extension Office is data gathering for
16 new pests and diseases for the Department of Homeland Security.
17

18 Dykas stated 123 yards were inspected by master gardener teams for crane
19 fly larvae last year. In the past, there was a great deal of toxic and unnecessary
20 treatment. Of the 123 yards inspected, not one needed treatment. This program
21 will teach people to not use such dangerous treatments.
22

23 Cleminshaw stated gardening is an enjoyable pastime to aid in fitness and is
24 good for the earth. This is a good value for County funding.
25

COMMITTEE DISCUSSION AND RECOMMENDATION TO COUNCIL

1. ORDINANCE ADOPTING THE BIRCH BAY COMMUNITY PLAN (AB2004-121)

26 Sylvia Goodwin, Planning Division Manager, stated she submitted earlier a
27 memo dated July 6, 2004 that deals with the plan (*on file*). All proposed
28 amendments in the memo were discussed and approved by committee or council,
29 except the last three. She wrote the language for the last three, to plan pages 7-2,
30 10-12, and 10-13. She recommends introducing the plan, with these changes.
31

32 Roy asked if Ms. Goodwin incorporated all recommendations from Puget
33 Sound Action Team. Goodwin stated she did not. Three of their policies were
34 discussed at the previous committee meeting. They weren't voted on. A lot of their
35 comments were not real specific.
36

37 Caskey-Schreiber asked the total acreage added to the proposed urban
38 growth area (UGA). Goodwin stated 100 acres is added to the UGA.
39
40
41
42
43
44
45
46

DISCLAIMER: This document contains the Whatcom County Council or Committee minutes, as approved. However, unless an attested signature page is attached, they are not the final approved minutes.

1 **Brenner moved** to incorporate the three amendments at the bottom of Ms.
2 Goodwin's July 6, 2004 memo to the plan for introduction tonight.

3
4 **Motion carried unanimously.**

5
6 **Brenner moved** to recommend approval of the plan as amended to the full
7 Council.

8
9 Caskey-Schreiber stated she is against the motion. She won't support the
10 plan. She tried to make the plan better. However, the UGA is extremely large.
11 Aside from 100 acres, most was pre-existing. However, Thousand Friends, if
12 successful, will force the reduction of that 100 acres, which will reduce the
13 community's viability to incorporate.

14
15 Brenner stated she will support the ordinance. It is not appropriate to bring
16 up a potential lawsuit. Thousand Friends has tried to sue the County for a long
17 time, and has not worked with the County. The Council should do the right thing
18 without being intimidated by threatened lawsuits.

19
20 Fleetwood stated he supports the motion. He has the same general concerns
21 about the lawsuit, and reserves the right to change his mind.

22
23 **Motion carried 2-1 with Caskey-Schreiber opposed.**

24
25 **2. ORDINANCE AMENDING THE WHATCOM COUNTY COMPREHENSIVE**
26 **PLAN TEXT AND MAP REGARDING THE BIRCH BAY URBAN GROWTH**
27 **AREA (AB2004-122)**

28
29 Sylvia Goodwin, Planning Division Manager, stated this ordinance is for
30 changes to the Comprehensive Plan to be consistent with the community plan. She
31 recommended two additional policies in a memo dated July 12, 2004 (*on file*). She
32 recommends striking policies as recommended in that memo.

33
34 **Brenner moved** to strike policies 2AA-1 and 2AA-3, according to Ms.
35 Goodwin's memo dated July 12, 2004.

36
37 Roy asked if this also inserts the stormwater special district, low impact
38 development standards, and all those things into the Comprehensive Plan. Goodwin
39 stated it inserts the text of those things. Once the Birch Bay plan is adopted, staff
40 will need to go into the development regulations and implement all of those things.
41 That will require quite a few ordinances amending the zoning ordinance. She
42 docketed those for consideration this year, assuming they would finish this plan
43 soon. Staff and the Planning Commission should be able to get those done later
44 this fall.

45
46 **Motion to amend carried unanimously.**

1
2 **COMMITTEE DISCUSSION**
3

4 **1. DISCUSSION REGARDING PROPOSED AMENDMENTS TO THE COUNTY-**
5 **WIDE PLANNING POLICIES ADOPTED AS APPENDIX C OF THE**
6 **WHATCOM COUNTY COMPREHENSIVE PLAN (AB2004-272)**
7

8 Sylvia Goodwin, Planning Division Manager, stated this does not have an
9 ordinance because they do not adopt it at this time. It has to be considered with
10 other Comprehensive Plan amendments. These policies were jointly developed by
11 City of Bellingham and County planners. The City planners wanted the County
12 Council to review this before sending it to the City Council. Ultimately, all councils
13 in the cities and county need to adopt these policies. This will come forward around
14 November.
15

16 Fleetwood asked if they need a motion to send this forward. Goodwin stated
17 the committee can make a motion with the understanding that, if there are any
18 major changes by a city, it will come back to the County Council. Look for any
19 major concerns or changes. She would like to provide indication on whether the
20 County Council approves of the amendments or has any changes.
21

22 Brenner stated she would like to see that they don't keep allowing
23 Comprehensive Plan amendments every year. Only allow amendments every five or
24 seven years instead.
25

26 Roy asked about the visioning process and community value statement,
27 which are ten years old. Goodwin stated there are no changes to that.
28

29 Roy asked if the County Council doesn't have a right to tell a community to
30 change its vision and visioning process. She asked if they're planning to redo the
31 community visioning process. Goodwin stated the County staff could if the Council
32 directs and provides funding to do that, but not this year. The Planning Commission
33 would also like to see an updated visioning process.
34

35 Roy stated there is little mentioned about agricultural preservation, which is
36 important. Issues on property rights are interesting and could be discussed. It
37 seems that everyone has an increased awareness of the issues they're facing to
38 preserve the lifestyle of the community. Community consciousness may be at a
39 different level. Goodwin stated they could widely advertise a public hearing or have
40 a public hearing now or jointly this fall to do a community growth forum and a rural
41 visioning update. Leave these in as a base policy to work from.
42

43 Caskey-Schreiber stated these are big statements that affect everything they
44 do in the County. She didn't know what she was supposed to do with this item.
45 She asked if they are supposed to make revisions, take it to the public, or send it to
46 the other cities. Goodwin stated the Planning Commission had a hearing on it. It
47 received input from certain interests. There was not much public input. Most of the

DISCLAIMER: This document contains the Whatcom County Council or Committee minutes, as approved. However, unless an attested signature page is attached, they are not the final approved minutes.

1 changes were not substantive policy changes. If the Council wants more public
2 input and discussion, it needs to get more people involved.

3
4 Brenner stated it would be helpful for Ms. Goodwin to walk everyone through
5 the process. Goodwin stated she would provide updated Planning Commission
6 minutes on this issue.

7
8 McShane stated he has a concern about the transfer of development rights
9 (TDR) introduction item for tonight's meeting. It uses the old water resource
10 protection overlay language, not the current language. Goodwin stated she would
11 correct it and provide a substitute.

12
13 Goodwin read the listed changes made to the policies, beginning on Council
14 packet page 205. The language in item (5) was changed. Item (14) is referenced
15 in the revised codes of Washington (RCW) about shorelines.

16
17 Caskey-Schreiber asked if they have any control over these goals. Goodwin
18 stated they don't. They're state goals.

19
20 Goodwin stated items B.3 and B.4 were combined and clarified. Item C.3b
21 was reworded. The City and County planners will try to come up with a consistent
22 land supply approach.

23
24 Item C.6 was moved to item F.14 because it relates to section F.

25
26 Fleetwood referenced the last sentence in item D.2 on Council packet page
27 208. Goodwin stated Geneva is an urban growth area (UGA). The City of
28 Bellingham doesn't want Geneva in its UGA, but it is. This policy acknowledges that
29 it is in the UGA, but is not an area targeted for increased density. All policies are
30 working toward decreasing density there. The City of Bellingham inserted this
31 wording.

32
33 Fleetwood suggested amending the new language in section D.2 to split it
34 into two sentences.

35
36 Brenner stated that's a scrivener's error.

37
38 Goodwin continued to read through the changes.

39
40 Fleetwood stated the same issue with item D.2 applies to item E.5.

41
42 Crawford suggested language, "...Sudden Valley is appropriate for ~~infill~~
43 **development on already platted lots**, but is not an area..."

44
45 Fleetwood asked about excepting those lots in the density reduction program.
46 Goodwin stated she would write language to address the concern. She continued to
47 read through the changes.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46

(Clerk's Note: End of tape one, side A.)

Goodwin continued reading the changes. In item F.6, the Planning Commission doesn't want to see water and sewer extended outside of urban growth areas unless the State specifically allows it. There are instances where it's appropriate to extend water and sewer lines for public health reasons. She continued to read through the changes. Item G.3 was heavily debated. Planners were concerned that they would be restricted from building affordable housing unless public transportation was already there. They preferred that the language say that affordable housing be designed to densities that support public transportation, so bus lines could be run to it.

The economic development section was stricken entirely and rewritten to be more consistent with Comprehensive Economic Development Strategy (CEDs).

Caskey-Schreiber suggested that they add language in I.2 about agriculture. Goodwin stated they chose in the past not to list each industry and just say "natural resources."

Roy stated the definition of "unreasonable" limitation of industrial growth in item I.3 is wide open to interpretation. **Goodwin suggested** they word it in the positive, about providing adequate land supply.

The committee concurred.

Goodwin stated they worked on section J with the Whatcom County Council of Governments (COG).

Hal Hart, Planning and Development Services Director, stated they should include the Whatcom Transportation Authority (WTA) in future planning. Also, talk about land use and transportation links in some way. He will get back to the Council with a proposal for doing that.

Caskey-Schreiber stated they should send this to the cities and get their input, so the Council can process what the cities want before putting it out there for a public hearing.

Fleetwood moved to forward the draft policies to the cities for review, with the changes they've made so far.

Goodwin stated after six different city councils review it, there will be pressure on the County Council to approve what those cities come up with.

Caskey-Schreiber stated they're not likely to agree with each other.

DISCLAIMER: This document contains the Whatcom County Council or Committee minutes, as approved. However, unless an attested signature page is attached, they are not the final approved minutes.

1 Brenner stated the point is they're going to have a hearing on it later
2 anyway. There's no point in having a hearing if they can't make changes. Goodwin
3 stated it's more likely the cities will know what the County wants if the Council goes
4 through it first.

5
6 Brenner stated she'd rather hear from people before going through it.
7

8 Caskey-Schreiber asked about the Planning Commission not getting input
9 from the cities. Goodwin stated the cities were involved in writing the planning
10 policies, but they haven't had public comment either. They all have a public process
11 to go through.
12

13 Roy asked about the property rights section beginning on packet page 221.
14 They have already discussed compensation to landowners.
15

16 Fleetwood stated they have.
17

18 Goodwin stated the visioning process was heavily influenced at that time by a
19 public opinion that may not be the same as it is today. The Planning Commission
20 membership has changed since then.
21

22 ***Motion carried unanimously.***
23

24 Roy stated they don't need to worry about having more pressure if they wait
25 until they get comments from the cities.
26

27 Goodwin stated the last time there was a giant community meeting with all
28 the councils, the County changed the policies at the last minute during the
29 Comprehensive Plan process, and cities now don't recognize the County-wide
30 Planning Policies. She wants to avoid that happening again.
31
32

33 **OTHER BUSINESS**

34
35 There was no other business.
36
37

38 **ADJOURN**

39
40 The meeting adjourned at 4:10 p.m.
41
42
43

44 Jill Nixon, Minutes Transcription
45
46

47 ATTEST:

WHATCOM COUNTY COUNCIL

DISCLAIMER: This document contains the Whatcom County Council or Committee minutes, as approved. However, unless an attested signature page is attached, they are not the final approved minutes.

1
2
3
4
5
6

WHATCOM COUNTY, WASHINGTON

Dana Brown-Davis, Council Clerk

Seth Fleetwood, Committee Chair