

RECORD OF PROCEEDINGS OF THE
WHATCOM COUNTY PLANNING COMMISSION

1

September 24, 2009

Regular Meeting

1 **Call To Order:** The meeting was called to order, by Whatcom County Planning
2 Commission Chair, Jean Melious, in the County Council chambers at 6:35 p.m.

3

4 **Roll Call**

5 Present: Jean Melious, Ken Mann, John Steensma, Geoff Menzies, Sean Wilson, John
6 Lesow, John Belisle, Rabel Burdge

7 Absent: David Hunter

8

9 **Staff Present:** David Stalheim, Wain Harrison, Kate Blystone, Sarah Watts, Rebecca
10 Craven-Council Office.

11

12 **Open Session for Public Comment**

13

14 Russell Pritchett, Whatcom County: Thanked the Commission for their work on the Rural
15 Element. Supports the addition of Miller's Addition to the LAMIRD. Spoke to the
16 consequences of a 100 buffer. Stated there has not been the ability for the public to
17 comment on the change.

18

19 Gary Honcoop, Whatcom County: Does not agree with the change to a 100 foot buffer in
20 the LAMIRDS. Would like to see them reduced. Would like Calvary Chapel included in the
21 commercial area.

22

23 **Commissioner Comments**

24

25 There were no comments.

26

27 **Work Session**

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29 Whatcom County Urban Growth Area Review

30

31 Population

32

33 The Commission discussed the issue regarding Bellingham being the population and
34 employment center versus having jobs and population in the smaller cities so people don't
35 have to travel to Bellingham. No decision was made.

36

37 Urban Reserves

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39 Lesow moved to adopt Option #4, Mann seconded. Option #4 removes all (or some)
40 Urban Growth Area (UGA) Reserves and puts the area into the Rural land use category.
41 The motion failed.

42

43 Menzies moved to remove all the UGA Reserves. Lesow seconded. The motion carried.

44

45 Lynden

46

47 The Commission discussed the area near Double Ditch Road. The City of Lynden proposes
48 development in the area but there is flooding that occurs. The City stated that there will

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1 be improvements in the drainage which will resolve the flood issue. The Commission
2 questioned if the area is good for agricultural. Staff stated it is suitable for hay and
3 blueberries. Lack of water rights in the area may be another issue.

4
5 Burdge moved to adopt option #2 with changes (Accept the City's proposed UGA and
6 allocation of population.) The motion failed for lack of a second.

7
8 Steensma moved to adopt option #4 (Do not amend the UGA and adjust population
9 allocation to fit existing UGA.) Lesow seconded. The motion carried.

10

11 Everson

12

13 The Commission questioned why the City was proposing to add land that is in the
14 floodplain. The City stated only a small portion was in the floodplain.

15

16 Burdge moved to adopt option #2 with the exception of the Stickney parcel (Removes the
17 proposed expansion of the UGA.) Lesow seconded. The motion carried.

18

19 Nooksack

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21 The Commission questioned why the City was proposing to add land that is in the Sumas
22 River/Swift Creek area that floods and has asbestos in the soil. Staff stated only a small
23 portion was in the floodplain.

24

25 Melious moved to accept the Option #1 (Retain the UGA as proposed by the Executive,
26 removing the strip of land along the east side of the Sumas River south of Breckinridge
27 Creek.) Menzies seconded. The motion carried.

28

29 Sumas

30

31 Menzies moved to accept the Option #1 (The Executive's proposed UGA), with the
32 exception to take out the UGA reserve. Burdge seconded. The motion failed.

33

34 Lesow moved to retain the boundary that is currently the City limits. Mann seconded. The
35 motion passed.

36

37 Cherry Point

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39 Wilson moved to accept the Executive's recommendation, which retains the UGA as it is.
40 Lesow seconded. The motion carried.

41

42 **Other Business**

43

44 Commissioner Mann stated the LAMIRD buffer decisions, made at the previous meeting,
45 lacked the proper analysis. He also wants the Calvary Chapel, in the Laurel area, included
46 in the LAMIRD. Staff stated that Calvary Chapel is in the LAMIRD. The issue was the
47 zoning. Staff will bring buffer information to the meeting on October 1st.

48

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1 The meeting was adjourned at 10:25 p.m.

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3 Minutes prepared by B. Boxx.

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6 WHATCOM COUNTY PLANNING COMMISSION ATTEST:

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Jean Melious, Chair

David Stalheim, Secretary

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