

**TOWN OF TWISP
PLANNING COMMISSION
MAY 9, 2018
REGULAR MEETING**

Call to Order: Commissioner Battle called the meeting to order at 5:01 P.M.

Attendees: Commissioner John Battle
Commissioner Steve Kern
Commissioner Bill Tackman
Commissioner Samuel Israel
Commissioner Donna Keyser
Council Member Alan Caswell

Absentee: Planner Kurt Danison

Addition: N/A

Deletion: N/A

Approval of Minutes from April 11, 2018 – Commissioner Kern moved to approve the minutes from April 11, 2018. The motion was seconded by Commissioner Tackman and approved unanimously.

Public Hearing – Continuation of Public Hearing for Subdivision Code Revisions – Commissioner Battle informed the group that the Commission was still waiting on the draft design standards from Director Denham to review before the final review of the Subdivision Code Revisions. He asked the public if anyone wanted to comment on the Subdivision Code Revisions.

Mark Edson asked the group if there was a way to get the Subdivision Code Revision proposed changes to review prior to the Commission recommending them to Council. Commissioner Battle explained that there would be more review of this document and changes at the next Planning Commission meeting and that he would be able to review the proposed changes and have a chance to ask questions.

Public Comment – Commissioner Battle asked if anyone in the audience had public comments.

Leone Edson reported she did not like the fact that the Town had allowed a small home to be built directly across the street from her residence. She stated it looked like a tool shed or pickers cabin and that it would be fine next to a lake but not in a high end residential neighborhood. She stated that the Town Planner and Planning Commission were not paying enough attention when approving this permit.

Mary Bean appeared and her son spoke on her behalf regarding the tiny house. He stated his mother lives right next door and was surprised to find that what she thought was an out building was the actual house being put on the property.

Commissioner Battle thanked the public for their comments.

New/Old Business:

Sign Ordinance: The group reviewed proposed changes to the current sign ordinance. There was one item that needed clarified regarding the amount of time a campaign sign can be placed ahead of an election. This item will be on the agenda to discuss at the next Planning Commission meeting in June.

Review Draft Zoning Amendments: The Commission reviewed all of the recommended changes in the zoning code draft presented by Planner Danison. The group had a few items for clarification by Planner Danison at the next meeting. They are as follows:

1. On page 35 (Microbrewery) and on page 37 & 39 (Winery) – we had several comments and questions:
 - a. We should clarify these uses as to sales vs. manufacturing and clarify the quantity of material produced (gallons or barrels)
 - b. We should address on-site treatments for discharge of effluents
 - c. We should describe some other characteristics that could cause problems with neighbors: including truck transportation, amount of water consumption, sounds, smells and operating hours.
2. We were unsure of the strike-outs on pages 41 & 42. Specifically mobile homes and parks, daycare, and wireless towers – these seem to be relevant topics and uses to regulate, why were these struck out?
3. What are the 'X's on p 42? Presumably these are activities NOT allowed, but there is no definition of the 'X' on p 33.

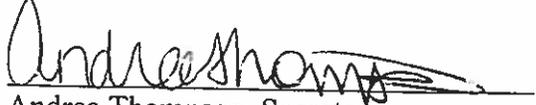
Discussion: The group discussed an article published recently in the Methow Valley News regarding Winthrop and the recent changes the Town had made to their housing code to help provide more affordable housing in Winthrop. The group did not think the changes made in Winthrop would be a good fit for the Town of Twisp's housing codes.

Next Agenda

- Continued Public Hearing for Subdivision Code Revisions
- Sign Ordinance
- Review Draft Zoning Code Amendments

Chairman Battle adjourned the meeting at 6:15 pm.


 John Battle, Chairman


 Andrea Thompson, Secretary

