

**Community
Development**



**501 Delta Ave
Marysville, WA 98270**

**Planning Commission
September 24, 2024**

CALL TO ORDER

Chair Leifer called the meeting to order at 6:30 p.m. and noted the excused absence of Commissioner Zebo Zhu.

1) ROLL CALL

Present:

Commission: Chair Stephen Leifer, Commissioner Gary Kemp, Commissioner Jerry Andes, Commissioner Shanon Jordan, Vice Chair Brandon Whitaker, Commissioner Raymond Miller

Staff: Community Development Director Haylie Miller, Principal Planner Angela Gemmer, Transportation and Parks Maintenance Manager Jesse Birchman, Transportation Engineering Manager Jesse Hannahs

Excused: Commissioner Zebo Zhu

2) APPROVAL OF MINUTES

September 10, 2024 Planning Commission minutes

Motion to approve the September 10, 2024 Planning Commission minutes as presented moved by Commissioner Gary Kemp seconded by Commissioner Shanon Jordan.

AYES: ALL

September 10, 2024 PC minutes

3) AUDIENCE PARTICIPATION

None

4) OLD BUSINESS

DRAFT Transportation Element - 2024 Comprehensive Plan Update

DRAFT Transportation Element

Guests: Brent Turley, Senior Project Manager; Jon Pascal, Managing Principal

Principal Planner Gemmer introduced this item.

Brent Turley, Transpo Senior Project Manager, made the presentation regarding the Transportation Element. He reviewed the approach to updating the Plan; goals and policies; Multimodal Networks; the project list, and financing strategies.

Chair Leifer asked when the 156th Street overpass will happen. He also wondered about the flyover over the railroad track and spur going west. Jesse Birchman, Transportation and Parks Maintenance Manager, explained that the interchange is funded through the nickel package which has been delayed by Washington State DOT and is ultimately led by them. It looks like construction is set to begin around 2030. The City is currently pursuing funds for the railroad overcrossing and coordinating with the County. There was some discussion about challenges with the Grove Street overcrossing.

Vice Chair Whitaker referred to 51st Avenue. The map shows this as a primary pedestrian and bicycle route, but large stretches have no shoulder. It is also shown as a primary truck route. He asked about future plans for that road to advance those goals. Mr. Turley noted that there are sections of the road that need improvements, and some portions will need a trail or some separation to address safety issues. This is anticipated to be the spine of the pedestrian/bike system. Mr. Birchman noted there is a multimodal trail identified along 51st.

Vice Chair Whitaker asked when the project to widen 3rd Street/Sunnyside Blvd. as it goes west across Allen Creek is scheduled. Mr. Birchman explained that there is a trail project through there as part of the Ebey Waterfront Trail with a traffic signal planned at the intersection of 61st scheduled to begin construction within a month or so. Vice Chair Whitaker asked if it would include a sidewalk on the east side of the road going up to Jennings Park. Jesse Hannahs, Traffic Engineering Manager, referred to the project on 53rd Avenue between Sunnyside Blvd. and SR 528 that will go to construction soon. It will construct a multiuse trail on the east side of 53rd Avenue to connect to Jennings Park. He added that 51st Avenue has been considered the main bicycle network for commuters from north to south from Arlington to 1st Street.

5) NEW BUSINESS

2024 - 2029 School District Capital Facilities Plans for Lake Stevens and Lakewood School Districts

Principal Planner Gemmer introduced this item regarding Capital Facilities Plan updates for Lake Stevens and Lakewood School Districts. Marysville School District has been experiencing declining enrollment and did not elect to submit a capital facilities plan, but did provide an enrollment forecast memo which explains what is occurring.

Rob Stanton, Lake Stevens School District, discussed enrollment levels, capacity, growth, and an upcoming bond measure. Questions and answers followed regarding new facilities, out-of-district transfers, demographics, expected growth, and the potential impact of affordable housing.

Denise Stiffarm, Pacifica Law Group, reviewed expected enrollment levels, capacity, and a potential bond measure for a new middle school. There are currently no proposed impact fees. Questions and answers followed regarding growth, housing types, and the potential site for a new middle school.

Memo with 2024 - 2029 School District Capital Facilities Plans and exhibits

Motion to set a public hearing date for October 22, 2024 to consider the 2024 - 2029 School District Capital Facilities Plans for the Lake Stevens and Lakewood School Districts moved by Vice Chair Brandon Whitaker seconded by Commissioner Shanon Jordan.

AYES: ALL

6) DIRECTOR'S COMMENTS

Director Miller noted that October 28 would be a volunteer appreciation event for the different boards and commissions from 5:30 to 6:30 p.m. at the community center.

7) ADJOURNMENT

Motion to adjourn the meeting moved by Commissioner Gary Kemp seconded by Commissioner Raymond Miller.

AYES: ALL

The meeting was adjourned at 7:18 p.m.

8) NEXT MEETING - October 8, 2024

9) Approved by the Planning Commission on October 8, 2024.