



DEVELOPMENT SERVICES GROUP

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TO: Planning Commission

FROM: Nicole Gaudette, Senior Planner

DATE: July 18, 2018

RE: CPA17-002 Proposed Comprehensive Plan Amendment

Summary

On June 6, 2018, the planning commission reviewed a draft goal and number of draft policies for the proposed comprehensive plan amendment for a new land use and zoning designation called the Private Community Facilities zone. Staff has incorporated the planning commission's recommendations into the attached draft goal and policies.

Staff is asking for specific feedback at his meeting. Staff would like to know if the recommended changes from the previous planning commission discussion have been accurately captured in the draft goal and policies. Staff is also asking if additional changes should be made to the draft goal and policies as a result of new information that may have been presented at the July 16th meeting hosted by the applicant.

Criteria

As the Commission considers the concept described by the applicant, staff recommends that the Commission keep in mind the criteria for amending a comprehensive plan (MICC 19.15.050), in particular:

- A. What aspects of the proposed Comprehensive Plan amendment address the changing needs of the community on Mercer Island?
- B. What design aspects should the applicant address to ensure that the proposed land use is consistent with adjacent land use and development patterns?
- C. What aspects of the proposed concept will benefit Mercer Island as a community?

Process

A comprehensive plan amendment is a legislative action. The final proposal will be brought to the Planning Commission at a public hearing to obtain comments. Following the close of the hearing, the Planning Commission will deliberate and vote on a recommendation to the City Council who will make the final decision on the proposed amendments.

Recommended Action

Discuss the draft goals and policies of the Comprehensive Plan amendment taking into consideration the presentations by staff and the applicants, and comments received from the public to date. Provide a recommendation to staff regarding which draft goals and policies should be moved forward in the process to be considered for adoption into the Comprehensive Plan, with or without recommended changes.

Exhibits:

- A. Draft Goals and Policies
- B. Draft Mercer Island Land Use Plan map