



SKAMANIA COUNTY PLANNING COMMISSION

MINUTES

Tuesday, February 21, 2023, 6:15 PM

SKAMANIA COUNTY COURTHOUSE ANNEX, UPPER MEETING ROOM

170 NW VANCOUVER AVENUE, STEVENSON, WA 98648

REMOTE PARTICIPATION BY ZOOM MEETING TELEPHONE AND VIDEO CONFERENCE

1. CALL TO ORDER

Cyndi Soliz, Chair, called the meeting to order at 6:15 PM.

2. PLEDGE OF ALLEGIANCE

Cyndi Soliz led the Pledge of Allegiance.

3. ROLL CALL

Planning Commissioners Present: Cyndi Soliz, John DiPalma, Ann Cline (participated remotely), Sue Davis, Mat Joy

Staff Present: Mandy Hertel, Josh Neblock, David Waymire

4. AGENDA ITEMS

Amended item: Introduction of new scenic area planner, Josh Neblock.

Mary Repar, member of the public, provided comments regarding the Birkenfeld Heritage, LLC rezone request and general comments on the environment, air quality and ongoing affordable housing issues.

a. Election of Planning Commission Chair and Vice Chair.

Cyndi Soliz nominated Sue Davis for Planning Commission Chair. Matt Joy seconded the motion. Motion passed 4-0.

Sue Davis nominated Cyndi Soliz for Planning Commission Vice Chair. John DiPalma seconded the motion. Motion passed 4-0.

b. Presentation from Ann Lueders representing Birkenfeld Heritage, LLC for a proposed map amendment and rezoning of parcel 03-08-21-2-0-2700-00.

Community Development Planner, Mandy Hertel introduced the project description to the Planning Commission showing a map of the parcel location (the corner of Metzger Rd & Smith Beckon Rd), current zoning and proposed



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zoning of the parcel. Mrs. Hertel provided a description of the current zoning for High Density Residential and the proposed zoning for Community Commercial. She then introduced Ann Lueders to offer comments and answer questions to the commission. Ann described the project needed to remain discreet in order to protect the company's business plan but assured the commission she feels the project would be of compatible use to the surrounding area. Mrs. Lueders explained she is from the area, grew up in the area and would not want to develop in a way that upset her community and neighbors.

The Planning Commission directed staff to move forward with scheduling and public hearing noticing for the next regular meeting date.

- c. Mandy Hertel asked the commission to consider what items should be included for the 2023 scope of work to be discussed at future meetings. She listed the zoning of the Wind River Business Park. Matt Joy would like to revisit added permitting issues with Agricultural Buildings permits, Cyndi Soliz concurred.

5. PLANNING COMMISSION BUSINESS – non stated

6. ADJOURN

Sue Davis adjourned the meeting at 7:30 PM.