

Call to Order (Attendance, Agenda, Ethics)  
Review and Approval of Minutes – February 1, 2021  
Wintergreen Townhome Subdivision ([PLN51836 DRB-DG](#))  
New/Old Business  
Adjourn

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**Call to Order (Attendance, Agenda, Ethics)**

Chair Joseph Dunstan called the meeting to order at 3:03 PM. Design Review Board members in attendance were Michael Loverich, Vicki Clayton, Laurel Wilson, Shawn Parks, Todd Thiel and Bob Russell. Planning Commissioner John Quitslund was present. City Council member Leslie Schneider was present. City Staff present were Planning Manager David Greetham, Senior Planner Kelly Tayara and Administrative Specialist Marlene Schubert who monitored recording and prepared minutes.

The agenda was reviewed. No conflicts were disclosed.

**Review and Approval of Minutes – February 1, 2021**

**Motion:** I so move to approve

**Clayton/Parks:** Passed Unanimously

**Wintergreen Townhome Subdivision ([PLN51836 DRB-DG](#))**

**#2 Design Guidance Review Meeting (3rd meeting)**

*Discussion only*

**New/Old Business**

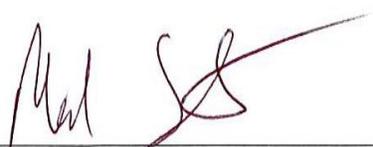
- General Project Update
- Revisions to review process update

**Adjourn**

The meeting was adjourned at 5:29 PM.

Approved by:

  
\_\_\_\_\_  
Joseph Dunstan, Chair

  
\_\_\_\_\_  
Marlene Schubert, Administrative Specialist

**Attendee Report**

Report Generated:

2/24/2021 19:05

Topic	Webinar ID	Actual Start Time	Actual Duration (minutes)	# Registered	Unique Viewers	
Design Review Board - Special Meeting	958 1958 5101	2/16/2021 14:49		161	20	17
				Total Users	52	17
						Max Concurrent Views

**Host Details**

User Name (Original Name)	Email	Join Time	Leave Time	Time in Session (minutes)
Marlene Schubert	mschubert@bainbridgewa.gov	2/16/2021 14:49	2/16/2021 17:29	161

**Panelist Details**

User Name (Original Name)	Email	Join Time	Leave Time	Time in Session (minutes)
Joseph	joseph.dunstan@cobicommittee	2/16/2021 14:50	2/16/2021 17:29	160
David Greetham (David)	dgreetham@bainbridgewa.gov	2/16/2021 14:59	2/16/2021 17:29	151
David Smith	smithhouse4@comcast.net	2/16/2021 15:07	2/16/2021 16:56	110
Vicki	vicki.clayton@cobicommittee.e	2/16/2021 14:50	2/16/2021 17:29	160
John Davenport	john@a3acoustics.com	2/16/2021 15:07	2/16/2021 16:56	110
Shawn	shawn.parks@cobicommittee.e	2/16/2021 14:58	2/16/2021 17:29	152
Sydney Thiel	australia.thiel@gmail.com	2/16/2021 15:04	2/16/2021 17:29	146
Michael	michael.loverich@cobicommitte	2/16/2021 14:58	2/16/2021 17:29	152
Leslie	lschneider@bainbridgewa.gov	2/16/2021 15:06	2/16/2021 17:15	129
Kelly	ktayara@bainbridgewa.gov	2/16/2021 14:55	2/16/2021 17:29	155
Laurel	laurel.wilson@cobicommittee.e	2/16/2021 15:07	2/16/2021 17:08	121
Hayes Gori	hayesg40@gmail.com	2/16/2021 15:07	2/16/2021 16:56	110
Bob	bob.russell@cobicommittee.em	2/16/2021 14:49	2/16/2021 14:51	2
Bob	bob.russell@cobicommittee.em	2/16/2021 14:51	2/16/2021 14:53	3
Bob	bob.russell@cobicommittee.em	2/16/2021 14:54	2/16/2021 14:59	6
Bob	bob.russell@cobicommittee.em	2/16/2021 14:59	2/16/2021 15:02	3
Bob	bob.russell@cobicommittee.em	2/16/2021 15:06	2/16/2021 15:15	9
Bob	bob.russell@cobicommittee.em	2/16/2021 15:15	2/16/2021 15:21	7
Bob	bob.russell@cobicommittee.em	2/16/2021 15:15	2/16/2021 15:16	1
Bob	bob.russell@cobicommittee.em	2/16/2021 15:20	2/16/2021 17:29	130

**Attendee Details**

User Name (Original Name)	Email	Join Time	Leave Time	Time in Session (minutes)
Bob Russell	bobrussell169@gmail.com	2/16/2021 15:04	2/16/2021 15:06	2
Sarah Blossom	smblossom92@gmail.com	2/16/2021 15:26	2/16/2021 16:18	53
ssteele	ssteele456@gmail.com	2/16/2021 15:03	2/16/2021 15:12	10
s steele	ssteele456@gmail.com	2/16/2021 15:18	2/16/2021 16:57	100
s steele	ssteele456@gmail.com	2/16/2021 16:58	2/16/2021 17:02	5
s steele	ssteele456@gmail.com	2/16/2021 17:03	2/16/2021 17:15	12
s steele	ssteele456@gmail.com	2/16/2021 17:17	2/16/2021 17:17	1
s steele	ssteele456@gmail.com	2/16/2021 17:18	2/16/2021 17:29	12
Nick Smith	nick.centralhighlands@gmail.co	2/16/2021 15:47	2/16/2021 16:18	31
Alicia P	gapwash@gmail.com	--	--	--
David Smith	smithhouse4@comcast.net	2/16/2021 15:03	2/16/2021 15:07	4
David Smith	smithhouse4@comcast.net	2/16/2021 16:56	2/16/2021 16:57	2
Barry Keenan	chbsc2002@yahoo.com	2/16/2021 15:06	2/16/2021 16:58	113
Ashley Mathews	ashleymathews104@gmail.com	2/16/2021 15:02	2/16/2021 17:29	147
Thiel	toddthiel.aia@gmail.com	--	--	--
John Davenport	john@a3acoustics.com	2/16/2021 15:02	2/16/2021 15:07	5
John Davenport	john@a3acoustics.com	2/16/2021 16:56	2/16/2021 16:57	1
elizabethdoran	brighteningair@gmail.com	2/16/2021 15:19	2/16/2021 17:29	131
Sydney Thiel	australia.thiel@gmail.com	2/16/2021 15:03	2/16/2021 15:04	1
Jon Quitslund	jonquitslund@att.net	2/16/2021 15:03	2/16/2021 17:29	147
eleanorfooteweinel	eweinel@ou.edu	2/16/2021 15:07	2/16/2021 17:29	143
Linda Andrews	lcgandrews42@yahoo.com	2/16/2021 15:03	2/16/2021 16:57	114

Kim McCormick Osmond	kimberly.mccormick.osmond@c	2/16/2021 15:03	2/16/2021 16:57	115
Andre Olanie	andreolanie@yahoo.com	2/16/2021 15:03	2/16/2021 17:29	147
Hayes Gori	hayesg40@gmail.com	2/16/2021 15:02	2/16/2021 15:07	5
Hayes Gori	hayesg40@gmail.com	2/16/2021 16:56	2/16/2021 16:58	2
marci burkel	mburkel@juno.com	2/16/2021 15:03	2/16/2021 17:29	147
Cedars Host	office@cedarsuuchurch.org	--	--	

**Other Attended**

User Name	Join Time	Leave Time	Time in Session (minutes)
13609810098	2/16/2021 15:09	2/16/2021 16:13	65
14252987390	2/16/2021 15:03	2/16/2021 16:57	115
12067159987	2/16/2021 15:02	2/16/2021 15:26	24
12067159987	2/16/2021 16:18	2/16/2021 17:29	72
13609800009	2/16/2021 16:18	2/16/2021 17:00	42
13609810098	2/16/2021 16:15	2/16/2021 16:58	44

WEBVTT

1

00:00:00.000 --> 00:00:16.949

Joseph: Steve version of the city bainbridge island design review board meeting it's currently three o'clock and i'd like to start a meeting this afternoon we have one project to discuss that is the wintergreen housing project.

2

00:00:18.840 --> 00:00:31.380

Joseph: Before we do that i'd like to ask if anybody on the Dr B has any complex or or concerns or relationships or anything they need to announce to anybody before we start.

3

00:00:32.550 --> 00:00:42.930

Joseph: Without hearing anything i'll say no okay um I don't see Bob on here anymore, is that right so merlene.

4

00:00:44.070 --> 00:00:44.460

Joseph: DC.

5

00:00:44.490 --> 00:00:46.470

Marlene Schubert: yeah I do not see him.

6

00:00:46.950 --> 00:00:54.870

Joseph: So we have right now on the Dr being we have Joe dunston vicki clayton Michael leverage Sean.

7

00:00:55.980 --> 00:00:58.350

Joseph: parks, I believe that's it.

8

00:00:59.820 --> 00:01:01.470

Joseph: Right, so we have a quorum.

9

00:01:02.010 --> 00:01:04.710

Marlene Schubert: I have just promoted Todd.

10

00:01:06.420 --> 00:01:06.660

Marlene Schubert: Todd.

11

00:01:07.380 --> 00:01:13.440

Joseph: Todd good good to hear you talk glad you're here, you know you can't we can't see you, but we can hear you.

12

00:01:13.800 --> 00:01:14.520

Marlene Schubert: Or we can see him.

13

00:01:14.880 --> 00:01:16.260

Marlene Schubert: he's he's up on the screen.

14

00:01:17.910 --> 00:01:24.450

Joseph: tags on the screen okay I don't say okay great super Tom thanks for being able to come into.

15

00:01:24.900 --> 00:01:32.040

Joseph: Your turn something so okay um so today's meeting is.

16

00:01:34.020 --> 00:01:36.330

Joseph: Well before we do that, I guess, I want to also.

17

00:01:37.830 --> 00:01:45.240

Joseph: Look at our meeting notes for the last meeting and I think those meetings were February one Is that correct.

18

00:01:46.590 --> 00:01:47.250

Joseph: marling.

19

00:01:47.370 --> 00:01:51.870

Joseph: Yes, okay before we can you scroll down to them, please.

20

00:01:53.040 --> 00:01:57.990

Joseph: Before we do emotion, I do every a change or correction i'd like to add, if I could.

21

00:01:59.160 --> 00:02:00.060

Joseph: Turn those.

22

00:02:01.170 --> 00:02:18.270

Joseph: Under the motion number one, it says done there the last line that we have a 50 foot setback on the West side of the property from the poverty line, or like say

from the property line through the state highway three or five roadway.

23

00:02:19.110 --> 00:02:26.970

Marlene Schubert: The only problem is, I am to capture the motion exactly how it was stated, and this is exactly how Vicki stated it, so I have to kind of go with what's on record.

24

00:02:27.840 --> 00:02:31.410

Kelly: The company is Steve it's a it's a.

25

00:02:31.470 --> 00:02:37.260

Joseph: though is that clear for everybody else it just seemed unclear to me, but does that do you think that's clear to everybody else.

26

00:02:39.330 --> 00:02:40.620

Joseph: If it is not where.

27

00:02:41.970 --> 00:02:45.240

Joseph: I just wanted to be clear as to what what we what we approved.

28

00:02:46.440 --> 00:02:51.180

Joseph: I don't want someone coming back in a couple months not understanding what we approved so.

29

00:02:53.220 --> 00:02:59.310

Marlene Schubert: So that's just just be really careful when you're making emotion that it's very clear because, like I said, I have to capture exactly what was stated.

30

00:02:59.490 --> 00:03:09.000

Vicki: See Joe and I said property line but what's going through my mind is I didn't want to say right of way, so I said property line on purpose on purpose.

31

00:03:09.510 --> 00:03:10.440

Joseph: Okay that's fine.

32

00:03:11.760 --> 00:03:13.890

Joseph: We know that it's long as everybody.

33

00:03:15.300 --> 00:03:18.870

Joseph: Okay, can everyone motion to approve as written.

34

00:03:21.090 --> 00:03:22.110

Vicki: Many by some of.

35

00:03:22.770 --> 00:03:37.320

Joseph: OK OK OK second okay all in favor Aye okay good with that okay let's go directly to the wintergreen package, which is the design guidance meeting.

36

00:03:37.860 --> 00:03:42.390

Marlene Schubert: hey hold on one moment I probably have some folks to bring forward for the applicants are we ready for that.

37

00:03:43.350 --> 00:03:51.060

Marlene Schubert: Yes, that'd be fine okay is whoever's in the attendee list that would like to be brought forward to talk to this project, could you raise your hand, please, that would help me.

38

00:03:51.390 --> 00:03:55.230

Joseph: Know hoping to like only Hayes corey and David Smith.

39

00:03:56.370 --> 00:03:56.790

Marlene Schubert: Can we get.

40

00:03:57.090 --> 00:03:59.970

Marlene Schubert: john davenport that has his hand up as well, so.

41

00:04:00.660 --> 00:04:04.230

Joseph: I guess he can come forward to, but we're not going to really review the project.

42

00:04:05.310 --> 00:04:09.720

Joseph: The drawings that much we're going to go directly to the check to the worksheet but.

43

00:04:11.250 --> 00:04:11.910

Joseph: that's fine.

44

00:04:15.180 --> 00:04:15.660

Joseph: Okay, I.

45

00:04:16.650 --> 00:04:19.890

Marlene Schubert: can't believe I promoted the three individuals who raise their hands.

46

00:04:21.240 --> 00:04:23.340

Joseph: Okay, great good afternoon, gentlemen.

47

00:04:26.430 --> 00:04:27.780

Joseph: I would like to.

48

00:04:29.220 --> 00:04:31.320

Joseph: say that for today's meeting.

49

00:04:33.180 --> 00:04:35.640

Joseph: This is a design guidance meeting.

50

00:04:36.840 --> 00:05:00.450

Joseph: We do have one more meeting, which is a final project decision, and today we really have a lot of work to do to get through the worksheet with our comments, so our goal is to complete divine guidance by 430 or 45.

51

00:05:01.530 --> 00:05:08.010

Joseph: In review this project as submitted for conformance with the design for bainbridge standards.

52

00:05:09.240 --> 00:05:12.330

Joseph: The applicant is provided comments in the worksheet.

53

00:05:13.350 --> 00:05:20.520

Joseph: We have all individually reviewed those comments and the Dr be in the now provide.

54

00:05:21.540 --> 00:05:26.100

Joseph: board comments on each of the standards and guidelines.

55

00:05:27.330 --> 00:05:35.130

Joseph: This is a little tedious and a fair amount of work and going to take some time to do this.

56

00:05:36.390 --> 00:05:37.800

Joseph: it's difficult for.

57

00:05:39.030 --> 00:05:52.080

Joseph: Marlene to type in the comments as we go and wordsmith it and all that so for the dmv folks please make short statements and comments in ways that she can type them in so we get an accurate.

58

00:05:53.310 --> 00:05:57.870

Joseph: an accurate telling of the story here, I would like to hold.

59

00:05:58.410 --> 00:05:59.730

Joseph: To get through all these.

60

00:06:00.750 --> 00:06:07.530

Joseph: We have probably 25 different standards and guidelines to go over, and I would like to.

61

00:06:09.390 --> 00:06:28.920

Joseph: be able to do that without a lot of interruptions list or clarifications in need to be made or or issues like that i've been asked if there are people in the audience to hold back their questions, until the end about 430 I never asked also the applicant, the same to.

62

00:06:30.870 --> 00:06:41.070

Joseph: Unless you have clarification, something you think that it's germane to that particular cards, I understand the discussion, and we think we're misunderstanding something i'd like to be able to go through these.

63

00:06:41.580 --> 00:06:54.570

Joseph: Things with our responses and then get your comments about 430 so if that's good with everybody else i'd like to begin let's all on the dmv turn.

64

00:06:55.590 --> 00:06:56.070

Joseph: To.

65

00:06:57.390 --> 00:07:09.420

Joseph: The worksheet which is up and again the comments have been put in dark, so we can read them here too I believe we've all read them Thank you Marlene we've all read them.

66

00:07:10.530 --> 00:07:11.760

Joseph: In the last week or so.

67

00:07:13.050 --> 00:07:16.530

Joseph: So I think we can school or comments um.

68

00:07:16.980 --> 00:07:18.840

Marlene Schubert: So, Joe before we start Todd has.

69

00:07:18.990 --> 00:07:22.980

Marlene Schubert: panned race and I also want to make a comment that we never did say.

70

00:07:23.400 --> 00:07:31.650

Marlene Schubert: anything about the context analysis, when we met the first time to review this we probably need to ensure that we fill in this section as well.

71

00:07:32.970 --> 00:07:33.750

Joseph: Yes.

72

00:07:33.840 --> 00:07:34.830

Joseph: Okay, yes.

73

00:07:36.630 --> 00:07:38.280

Joseph: Okay, we have a question.

74

00:07:39.660 --> 00:07:45.570

Sydney Thiel: yeah I just had a question about the last time we met there were a lot of suggestions to the design and a lot of.

75

00:07:46.830 --> 00:07:48.150

Sydney Thiel: things that were discussed.

76

00:07:49.380 --> 00:07:53.040

Sydney Thiel: But I don't know that those were updated and things that were posted.

77

00:07:54.090 --> 00:07:57.330

Sydney Thiel: For this meeting, so I was wondering if there's a presentation.

78

00:07:58.620 --> 00:08:04.260

Sydney Thiel: that they would be giving about kind of the concept or ideas that that that really informed the design.

79

00:08:04.800 --> 00:08:18.360

Joseph: So um yeah we we talked about that with David read them in more lane, I think there was the idea, I think we we had concerns with the portal that the individual.

80

00:08:19.860 --> 00:08:35.010

Joseph: Individual sheets and the pdfs and things were too hard to understand to get to the portal and to review and we thought, maybe if they had provided us with a link that had a PDF package of drawings.

81

00:08:36.360 --> 00:08:51.300

Joseph: That might or might not be updated, we asked to that, I think, at the last meeting and we thought we were going to get it, so we could go, my understanding is that it came in, because yesterday was a holiday it came in this morning.

82

00:08:52.530 --> 00:08:53.100

Joseph: At.

83

00:08:55.230 --> 00:09:04.020

Joseph: 8am and that there is a document on there, the first document I can't read a book, it says design of something, what does it say.

84

00:09:06.060 --> 00:09:08.280

Joseph: February 16 so I.

85

00:09:08.340 --> 00:09:09.840

Marlene Schubert: know that up here, it would.

86

00:09:10.050 --> 00:09:10.830

Joseph: Be yeah.

87

00:09:10.890 --> 00:09:11.250

Joseph: Sorry.

88

00:09:11.460 --> 00:09:15.480

Marlene Schubert: I have to get in there a different way, why is this not open hold on a moment.

89

00:09:20.340 --> 00:09:21.570

Marlene Schubert: There they are oops well.

90

00:09:25.680 --> 00:09:32.820

Joseph: There was a document anyway, that they came in this morning um the problem that I that we have is.

91

00:09:34.890 --> 00:09:38.160

Joseph: it's not fair to the dmv to.

92

00:09:39.420 --> 00:09:52.440

Joseph: To not see documents ahead of time, so we can review, so that we can actually spend the hour being productive and not having to go over things we'd hope to get these before last Thursday is the normal deadline that we have.

93

00:09:53.400 --> 00:10:06.300

Joseph: With applicants to have things in before the next agenda comes out and they weren't able to put them together until I believe Sunday or Monday and Monday was a holiday and So here we are so.

94

00:10:07.980 --> 00:10:11.970

Joseph: I believe there is a drawing that has a change in it.

95

00:10:12.840 --> 00:10:20.610

Joseph: Has maybe a couple of observations and maybe the African can correct me if i'm wrong there, but I believe that is what they updated.

96

00:10:21.060 --> 00:10:32.010

Joseph: But other than that Todd I don't believe they and they added a landscape plan I believe they had a landscape plan and other than that, I think, everything else is the same.

97

00:10:33.480 --> 00:10:35.400

Joseph: So we've had three.

98

00:10:36.540 --> 00:10:48.060

Joseph: Guidance meetings, and I feel like them, presenting all over again is sort of a waste of time if they want to present their landscape plan, if they want to.

99

00:10:49.110 --> 00:10:51.090

Joseph: go over that or go over the.

100

00:10:51.600 --> 00:11:02.280

Joseph: believers to small elevations they showed a door something they can go over that but I don't know about a full presentation again.

101

00:11:03.120 --> 00:11:04.110

Marlene Schubert: shine so Sandra.

102

00:11:04.740 --> 00:11:05.340

john.

103

00:11:06.720 --> 00:11:07.230

Joseph: Go ahead.

104

00:11:07.860 --> 00:11:09.090

Shawn: Oh hi thanks i'm.

105

00:11:10.110 --> 00:11:20.580

Shawn: i'm kind of in the green I kind of agree with Todd i'm not sure how we're going to proceed with this meeting, if they based on the last set of information, but.

106

00:11:21.300 --> 00:11:28.410

Shawn: there's i'm I guess i'm a little confused about how we can actually meaningfully go forward if they've made changes but we're not able to really look at them.

107

00:11:29.190 --> 00:11:40.320

Joseph: Well, I think we should ask them to discuss the changes and the things that they've added I think that's fine, but I don't think they need to go over the site plan which essentially hasn't changed.

108

00:11:41.880 --> 00:11:46.800

Joseph: In several months if i'm not correct, please.

109

00:11:48.570 --> 00:12:04.050

Joseph: Mr glory, please you know correct me, but I believe the site plan is the same layout of the same you changed a couple of the elevations which we can look at, and I think you change, you have you did add a landscape plan.

110

00:12:05.790 --> 00:12:06.510

Hayes Gori: yeah yeah.

111

00:12:08.970 --> 00:12:12.660

Hayes Gori: yeah I don't know if David here, but I.

112

00:12:13.320 --> 00:12:13.980

David Smith: Look here.

113

00:12:14.670 --> 00:12:18.060

Hayes Gori: Okay, looking at the exhibit on the city website I.

114

00:12:21.000 --> 00:12:23.490

Hayes Gori: was updated the black live renderings.

115

00:12:24.990 --> 00:12:25.710

Hayes Gori: For seven.

116

00:12:26.910 --> 00:12:30.060

Hayes Gori: rendering and those are multi page document.

117

00:12:32.160 --> 00:12:33.120

Hayes Gori: We also.

118

00:12:34.650 --> 00:12:35.190

Hayes Gori: added.

119

00:12:36.240 --> 00:12:37.170

Hayes Gori: A landscape and.

120

00:12:39.480 --> 00:12:40.230

Hayes Gori: We also.

121

00:12:41.940 --> 00:12:42.720

Hayes Gori: Always barriers.

122

00:12:45.420 --> 00:12:45.780

That.

123

00:12:47.130 --> 00:12:47.700

Hayes Gori: issue.

124

00:12:49.080 --> 00:12:51.510

Hayes Gori: We asked them just some.

125

00:12:52.650 --> 00:12:53.070

Hayes Gori: found on.

126

00:12:54.630 --> 00:12:54.840

Hayes Gori: That.

127

00:12:56.730 --> 00:12:57.810

Hayes Gori: We also.

128

00:13:01.830 --> 00:13:02.490

Hayes Gori: See.

129

00:13:07.740 --> 00:13:11.610

Joseph: You kind of breaking up Mr Greg what was the last time you said.

130

00:13:12.930 --> 00:13:14.340

Hayes Gori: It was exhibited 26.

131

00:13:16.050 --> 00:13:17.100

Joseph: What does that Brian.

132

00:13:18.090 --> 00:13:21.870

Hayes Gori: Well, but no i'm just saying things that we've added those are those apples.

133

00:13:23.820 --> 00:13:24.450

Hayes Gori: comparison.

134

00:13:25.170 --> 00:13:33.660

Hayes Gori: Okay, then we also have a cross section again to address the North Koreans at 25.

135

00:13:36.750 --> 00:13:50.280

Joseph: Okay well the DOB wants to have a presentation I I do want to stress, with the dmv we've had three design governance meetings, and I would like not to.

136

00:13:51.150 --> 00:14:05.340

Joseph: have too many more meetings and we do have to go through the checklist so that's that's really the critical step here, but if you if you type in China and others want to have a presentation i'm good with that.

137

00:14:07.980 --> 00:14:08.460

Marlene Schubert: have your hand up.

138

00:14:09.630 --> 00:14:15.270

Sydney Thiel: yeah well, I just wanted to you know all the stuff that's posted there is kind of a hodgepodge of things.

139

00:14:16.260 --> 00:14:21.570

Sydney Thiel: You know there's a sound barrier fence, but what is that is it going to be used where is it what's the extent.

140

00:14:22.590 --> 00:14:29.220

Sydney Thiel: The photos from the project somewhere else it's completely different bears little or no resemblance to the project.

141

00:14:29.700 --> 00:14:42.480

Sydney Thiel: And there's just a lot of information in there and it's left up to us to figure out what it is, so I would like a presentation on why that stuff was in there what's the what's the concept what's the idea what.

142

00:14:42.780 --> 00:14:43.680

Sydney Thiel: The underpinnings.

143

00:14:44.760 --> 00:14:50.790

Sydney Thiel: You know there hasn't seemed to be much movement on the actual development so that's really what i'm looking for it doesn't need to be long.

144

00:14:51.360 --> 00:14:52.350

Sydney Thiel: Okay, something.

145

00:14:52.410 --> 00:14:52.560

What.

146

00:14:54.000 --> 00:14:54.930

Joseph: Can you do that.

147

00:14:56.400 --> 00:14:57.660

Hayes Gori: Can you speak to the design.

148

00:14:58.230 --> 00:15:00.360

David Smith: Can you hear me as my sound on.

149

00:15:00.390 --> 00:15:01.800

Marlene Schubert: Everyone here, yes yeah.

150

00:15:02.220 --> 00:15:03.780

Joseph: Can you bring up the drawings.

151

00:15:04.950 --> 00:15:05.670

Joseph: Marlene.

152

00:15:05.850 --> 00:15:10.200

Joseph: Those those exhibits that that Mr Gloria mentioned.

153

00:15:10.800 --> 00:15:13.920

Marlene Schubert: Okay you're gonna have to give me the list again or which one you want me to start with.

154

00:15:14.220 --> 00:15:15.480

David Smith: One more thing, let me.

155

00:15:16.290 --> 00:15:21.870

David Smith: If you don't mind, Mr Dunstan if you want me to give a presentation i'll call out the exhibits that makes sense.

156

00:15:21.900 --> 00:15:22.440

Joseph: That that'd be.

157

00:15:23.160 --> 00:15:24.420

David Smith: that'd be fine Marlene.

158

00:15:25.110 --> 00:15:26.940

David Smith: Go to the east, rendering please.

159

00:15:29.040 --> 00:15:31.800

David Smith: or West it doesn't make any difference over the West, so if you're there.

160

00:15:37.080 --> 00:15:37.920

David Smith: Go to the bottom.

161

00:15:45.090 --> 00:15:47.550

Joseph: Can you enlarge that picture of all Marlene.

162

00:15:48.060 --> 00:15:51.240

David Smith: Marlene can you go to the bottom right they be seeing all these.

163

00:15:51.240 --> 00:15:51.840

David Smith: pictures.

164

00:15:52.650 --> 00:15:55.710

Marlene Schubert: Okay Well, this is the last page and that West slot renderings.

165

00:15:55.980 --> 00:16:00.540

David Smith: Okay, I guess it didn't get uploaded as it was supposed to go to the East for entering in.

166

00:16:01.710 --> 00:16:06.870

Marlene Schubert: Now just remember anything that came in today was not reviewed by the Dr P so.

167

00:16:07.260 --> 00:16:11.070

Kelly: lot rendering was revised, and that was uploaded this morning.

168

00:16:11.730 --> 00:16:12.120

Right.

169

00:16:15.030 --> 00:16:15.780

David Smith: Good Kelly.

170

00:16:16.830 --> 00:16:17.280

Kelly: Kelly.

171

00:16:17.730 --> 00:16:19.320

Marlene Schubert: I can find it The point is, I.

172

00:16:19.320 --> 00:16:21.840

Marlene Schubert: wasn't sure if we should be reviewing that here, since.

173

00:16:21.960 --> 00:16:23.520

Marlene Schubert: The IRB did not have time to review it.

174

00:16:23.520 --> 00:16:36.330

Joseph: Well, if it's if it's just the drawing and not anything written that takes a while to look at, I guess, we can look at the drawings, but they did come in kind of late today, and it was difficult first enough to know they were there.

175

00:16:37.380 --> 00:16:40.920

Kelly: yeah I mean they were submitted I think they came in an email last yesterday.

176

00:16:41.190 --> 00:16:43.470

Joseph: Yesterday right exactly yeah.

177

00:16:43.920 --> 00:16:47.340

Hayes Gori: it's the last two pages of the slot rendering, so I think, is what day which.

178

00:16:47.730 --> 00:16:48.150

Is.

179

00:16:49.440 --> 00:16:51.270

David Smith: number eight okay.

180

00:16:53.790 --> 00:17:03.120

David Smith: Okay there the This is in response to the request by I believe it was Michael I can't remember his last name but.

181

00:17:03.180 --> 00:17:23.430

David Smith: How can we do something to the end of the rows that would be different, so the rows that that are up against parking lots we just put pictures, as you can see, on the pictures but windows and then on, if you go up to number seven or nine Thank you.

182

00:17:24.690 --> 00:17:44.790

David Smith: That the where they face a open space or a sidewalk then we put an entrance on the end and unit, so that, so that we would not have blank and walls so that's a response to what you've done moving and you can judge whether you said.

183

00:17:50.640 --> 00:17:52.620

Joseph: Michael do to make any comments.

184

00:17:57.600 --> 00:18:00.480

Marlene Schubert: wow that's a lot of I don't know what's going on but.

185

00:18:03.540 --> 00:18:05.010

Michael: We can just continue.

186

00:18:05.640 --> 00:18:08.190

Joseph: Okay we'll just continue okay okay.

187

00:18:08.640 --> 00:18:10.080

David Smith: All right, the the.

188

00:18:11.130 --> 00:18:19.770

David Smith: There was some talk about shading and they couldn't see if you're

looking at this picture now down in the bottom right, you can see that we can leave it out.

189

00:18:20.850 --> 00:18:36.450

David Smith: The unit thanks worthy and there's walls that create privacy's for the patios so there, so the architectural articulation on the front is now got.

190

00:18:37.560 --> 00:18:53.130

David Smith: The sighting going horizontal lab sighting and then we have boarded back on the on the POP out to create two different textures and two different looks on the front again in response to the design review boards.

191

00:18:54.270 --> 00:19:09.360

David Smith: Request so that's what we can do within the budget and though it may not be satisfactory to you that's that's as far as we can go and still make the project work, so we if.

192

00:19:10.020 --> 00:19:16.830

David Smith: You know it whatever you recommends got to fit in the budget so we can produce these homes that are going to be affordable.

193

00:19:17.370 --> 00:19:28.830

David Smith: At the price, so the the other major issue that we have is again the 50 foot buffer and I understand you voted on it, even though we're in the proposal stage.

194

00:19:29.340 --> 00:19:37.890

David Smith: Stage that's why we submitted the sound studies and show that the difference between 3025 foot setback.

195

00:19:38.520 --> 00:19:50.730

David Smith: And 50 foot setback is one or two decibels you can read the report yourself, and I would like to let Mr davenport if you have a moment he can explain to you.

196

00:19:51.240 --> 00:20:04.290

David Smith: What the standards are for noise impact and how the westboro can and will meet it at the 25 foot setback, are you willing to listen to this or.

197

00:20:04.710 --> 00:20:15.000

Joseph: I have a question before we do that on the on this elevation here are those

patio doors is there an overhang covering those doors for rain.

198

00:20:16.440 --> 00:20:16.800

David Smith: there's.

199

00:20:18.090 --> 00:20:27.150

David Smith: You can there is an overhang there that suspended by cables it's not very visible in that, but that, yes, there is a porch roof over them.

200

00:20:29.760 --> 00:20:30.150

David Smith: yeah.

201

00:20:30.210 --> 00:20:32.280

cables yep.

202

00:20:34.320 --> 00:20:36.480

David Smith: Very canaan are you are you there.

203

00:20:38.460 --> 00:20:38.970

Yes, not.

204

00:20:40.110 --> 00:20:46.710

David Smith: My partner who designed, it was a home designer designed them, but it, yes, there is a porch roof.

205

00:20:48.120 --> 00:21:00.090

David Smith: It shows better on the back, they can be seen with the color codes, but it's the same kind of application, the of the of the overhang that's on the for the balconies on the three Syria and it's that you're looking at now.

206

00:21:01.200 --> 00:21:04.890

David Smith: That it's the same concept on the front i'm sorry they don't show.

207

00:21:06.750 --> 00:21:10.920

Joseph: What does it mean is it you think it's metal it's a cable.

208

00:21:11.280 --> 00:21:16.650

David Smith: Is a prefabricated overhang and i'm not absolutely sure the material.

209

00:21:17.820 --> 00:21:20.550

David Smith: I don't know I think it's metal.

210

00:21:21.840 --> 00:21:22.200

Yes.

211

00:21:24.240 --> 00:21:30.840

Vicki: i'm Joe on the sighting Mr Smith, is that going to be hardy plank what's it going to be.

212

00:21:31.620 --> 00:21:33.750

David Smith: Well, we we prefer hardy play.

213

00:21:34.770 --> 00:21:41.400

David Smith: certainty has now has a knockoff product it's almost the same it just depends on price their.

214

00:21:42.450 --> 00:21:53.040

David Smith: party plex patent ran out so there's several products that are almost exactly the same, but that's that's what we use consistently throughout.

215

00:21:55.050 --> 00:21:56.190

David Smith: In our other projects.

216

00:21:57.690 --> 00:22:09.570

Joseph: Okay, so you are aware, as we go through the checklist is the the worksheet we're going to be evaluating this projects colors for textures for building materials.

217

00:22:10.230 --> 00:22:14.490

Joseph: And this is the first time now that we've heard what the building material is going to be.

218

00:22:15.240 --> 00:22:25.380

Joseph: So it may be, what you put on your last project and it may be, what you're going to do this time or may not be as what i'm hearing so.

219

00:22:26.070 --> 00:22:40.560

Joseph: I mean you need to present to us a final plan that indicates colors the

textures the rock materials all those things because that's what we're going through with these guidelines.

220

00:22:41.280 --> 00:23:05.970

Joseph: And we're going to put into the guidelines, a non responsive answer if we don't know what those responses are and I, you know I don't want to do that, but we need to know so you either need to get back to us or make or let us know now or today or get back to us soon.

221

00:23:06.630 --> 00:23:07.170

David Smith: We can.

222

00:23:07.500 --> 00:23:20.160

David Smith: We don't my partner can send you the list and just take I guess go to the websites for hardy play can the other materials that are going to be used, including the roof material.

223

00:23:20.670 --> 00:23:29.700

David Smith: and send that to you, but you know we're as far as we're concerned what we've shown to this point because of the.

224

00:23:30.840 --> 00:23:38.190

David Smith: And we can't show you, you know we're not in the same room, so we can't show you the actual shingle on the roof.

225

00:23:39.510 --> 00:23:51.510

David Smith: You know, we can't we can't bring a sample of the sighting again, so I mean, I think, in this case, you can see, this sighting there in that picture that's hardy plague.

226

00:23:52.680 --> 00:24:00.300

David Smith: Is it on the top and that's hardy blake blake with the you know with the board with the bath scope.

227

00:24:00.810 --> 00:24:06.000

Joseph: And I hate to take to disagree with it, but I can't see that that during I don't I don't know.

228

00:24:06.480 --> 00:24:20.220

Joseph: you're saying it's a it's a board and baton on top and that's interesting and seeing it's it's lap citing horizontal below and that's fine, but I don't see

that and then join does anybody else on the dmv know that.

229

00:24:20.610 --> 00:24:21.750

Sydney Thiel: Well, I see the opposite.

230

00:24:21.870 --> 00:24:25.350

Sydney Thiel: It looks like board and battle on the bottom and horizontal on the top.

231

00:24:25.710 --> 00:24:26.910

Joseph: Okay, so.

232

00:24:27.510 --> 00:24:30.720

Vicki: yo are you saying we really almost need.

233

00:24:31.380 --> 00:24:43.440

Vicki: A discrete specifications list like or the window is going to be aluminum are still our vinyl is it going to be metal roof composition is it going to be.

234

00:24:43.800 --> 00:24:44.220

Joseph: Right.

235

00:24:44.430 --> 00:24:57.000

David Smith: I mean the window the window frames, that you can see, the picture vinyl and they the roof is going to be compositions shingle the 30 year stuff.

236

00:24:59.190 --> 00:24:59.430

David Smith: yeah.

237

00:25:00.600 --> 00:25:01.020

David Smith: That.

238

00:25:01.290 --> 00:25:02.610

David Smith: This we can provide.

239

00:25:03.480 --> 00:25:07.410

David Smith: You know, but if we need to get through the designer do comments and.

240

00:25:07.950 --> 00:25:14.790

Joseph: Okay, but that's what the design that's what we're making comments on are those design elements.

241

00:25:15.180 --> 00:25:15.510

That.

242

00:25:16.860 --> 00:25:29.280

David Smith: Most of the items in the design review that to be contentious but there's only one or two that are on design all the rest of them are on how this project fits into the into the rest of the world.

243

00:25:29.610 --> 00:25:34.170

Joseph: Okay, when we get to the only get to the the worksheet.

244

00:25:35.190 --> 00:25:37.590

Joseph: we'll have to we'll have to see but.

245

00:25:38.670 --> 00:25:48.450

Joseph: This is stuff that that should be good, we should have a full rendered drawing showing the materials as the building would be built and.

246

00:25:49.230 --> 00:25:51.030

Joseph: We still don't have that i'm sorry to say.

247

00:25:51.090 --> 00:25:52.050

David Smith: Well, you.

248

00:25:52.500 --> 00:26:02.760

Hayes Gori: We could get to the checklist I think i'm already getting worried about time we need to get through this and we will we will supplement as necessary to give you as full of pictures we can we understand that we're still in the.

249

00:26:03.150 --> 00:26:09.510

Hayes Gori: Proposal phase we're taking on your comments and then we're going to come back see you again and and we're going to incorporate.

250

00:26:09.930 --> 00:26:11.220

Joseph: You know what we can improve on.

251

00:26:11.790 --> 00:26:14.040

Hayes Gori: So I think we just need to get moving on that worksheet.

252

00:26:15.390 --> 00:26:29.610

Joseph: Okay, well, I think the issue here is that this is the last day that we wanted to have some design guidance in after this was made consistent about the project and if we're going to wait two more weeks for more information we can't finish design going.

253

00:26:30.060 --> 00:26:33.990

Hayes Gori: Well craving Kelly Kelly, and maybe Dave read them correct me if i'm wrong, I mean.

254

00:26:34.530 --> 00:26:46.410

Hayes Gori: This is the proposal phase where we're submitting a project not not a final project necessarily but you know pretty far along we get your impact or your input from the design review board and i'm.

255

00:26:46.920 --> 00:26:54.630

Hayes Gori: Sorry that's my your input and we're going to go back and we're going to see you again in a couple weeks and then.

256

00:26:55.230 --> 00:27:06.150

Hayes Gori: You know you'll put together your recommendations and then submit those on to the planning Commission and so on and so you know I agree we need to get through this worksheet and move on.

257

00:27:07.620 --> 00:27:10.230

Marlene Schubert: So, Joe Laurel has her hand up and then Todd.

258

00:27:11.970 --> 00:27:13.110

Joseph: Laurel go ahead Laura.

259

00:27:13.290 --> 00:27:19.890

Laurel: Yes, um I forgive me for speaking out about this, but I think the questions about their materiality right now.

260

00:27:20.130 --> 00:27:22.590

Laurel: he's completely premature, we all know what asphalt.

261

00:27:24.090 --> 00:27:30.510

Laurel: roofing looks like we all know what segmentation citing looks like we'll move on windows look like and that's pretty clear that's what the those.

262

00:27:30.840 --> 00:27:41.520

Laurel: bottom line decisions are that have been made on this project we haven't made any resolution on the site plan even yet no qualities of creating a livable environment.

263

00:27:41.820 --> 00:27:52.440

Laurel: Where it's safe for children to play outside where people have you know, a place that they call home, I think that it's really important that we read the letter that was written.

264

00:27:52.890 --> 00:28:10.260

Laurel: by one of the neighbors to this project, because that letter is pretty clearly i'm in a I don't know how to say it it's just the letters pretty clear that the really bigger issues of creating single family housing on this site.

265

00:28:10.500 --> 00:28:11.820

Laurel: have not been addressed.

266

00:28:12.450 --> 00:28:19.230

Laurel: And we talked to auto spend a lot of time talking about the set back from the highway and I believe that they.

267

00:28:19.650 --> 00:28:26.880

Laurel: Applicants do I think they said they have do now have a cross section through the highway So you can see how the sound would travel through the site.

268

00:28:27.300 --> 00:28:40.080

Laurel: But that's important to have that it is important to draw materials, because it's important to understand the role of drawing and decision making about a site at many scales and many granularity.

269

00:28:40.530 --> 00:28:48.750

Laurel: which helps you understand place, but the drawings that help us understand place and the context of housing in this site, have not been made.

270

00:28:51.480 --> 00:29:02.250

Hayes Gori: Well, I appreciate that and in the end, the public input will get at the for the ppm, which is coming up on the 25th but we'd really like to push through the worksheet and we will do our best to.

271

00:29:03.060 --> 00:29:13.620

Hayes Gori: give you the information you need and just so you know, Mr davenport is here, and we have commissioned to sound study a considerable expense to to be responsive to your concerns about quality of life.

272

00:29:14.730 --> 00:29:15.540

Hayes Gori: So that that.

273

00:29:15.600 --> 00:29:16.440

Laurel: Thank you for that.

274

00:29:16.740 --> 00:29:17.010

Hayes Gori: yeah.

275

00:29:17.400 --> 00:29:18.120

Joseph: You bet okay.

276

00:29:18.270 --> 00:29:21.570

Hayes Gori: he's here, he he's like, but again i'm getting worried about time.

277

00:29:22.380 --> 00:29:23.010

Joseph: I agree.

278

00:29:23.160 --> 00:29:25.530

Marlene Schubert: Thank you Emily we still have two hands raised Joe.

279

00:29:26.430 --> 00:29:27.120

Joseph: Who else.

280

00:29:27.270 --> 00:29:28.080

Marlene Schubert: Had and Sean.

281

00:29:31.080 --> 00:29:33.510

Sydney Thiel: I can wait till later, but let's move on to the checklist.

282

00:29:34.530 --> 00:29:35.370

Joseph: Okay Sean.

283

00:29:37.320 --> 00:29:44.700

Shawn: I can wait as well, I just I was gonna say I agree with Laurel I just feel like the cart before the horse, or however that praise code so.

284

00:29:46.200 --> 00:29:49.050

Shawn: We have never agreed on the massing as.

285

00:29:50.370 --> 00:29:50.790

Shawn: I just.

286

00:29:51.270 --> 00:29:51.840

Shawn: I just started.

287

00:29:51.900 --> 00:30:01.920

Shawn: I agree it's too soon to talk about materiality, but I just don't understand how word like talking It just seems like we're having a conversation that we're having.

288

00:30:03.630 --> 00:30:05.280

Shawn: is to get through the checklists.

289

00:30:05.490 --> 00:30:06.900

Shawn: it's it's it.

290

00:30:06.960 --> 00:30:10.230

Shawn: seems like a checkbox have something to do but anyway.

291

00:30:10.680 --> 00:30:15.300

Joseph: Well, does anybody want to talk about the noise level.

292

00:30:15.330 --> 00:30:17.940

Joseph: Before we move on, or do we want to go to the checklist.

293

00:30:21.120 --> 00:30:21.810

Hayes Gori: Mr davenport.

294

00:30:21.900 --> 00:30:22.200  
there.

295

00:30:24.930 --> 00:30:25.080  
John Davenport: I.

296

00:30:28.680 --> 00:30:32.490  
Hayes Gori: mean, I think, be helpful, but just briefly get his.

297

00:30:33.480 --> 00:30:35.370  
Joseph: two to three minutes.

298

00:30:38.100 --> 00:30:39.600  
Hayes Gori: yeah Mr Devon for you there.

299

00:30:40.860 --> 00:30:41.040  
John Davenport: I.

300

00:30:44.730 --> 00:30:45.600  
Hayes Gori: can't hear you well.

301

00:30:52.530 --> 00:30:56.850  
John Davenport: I can try to call in maybe that would work better, I don't know what's going on with my bluetooth.

302

00:30:57.630 --> 00:30:58.740  
David Smith: Police in here, you know.

303

00:30:59.010 --> 00:30:59.760  
Hayes Gori: That sounds good.

304

00:31:00.300 --> 00:31:01.500  
John Davenport: Okay, good.

305

00:31:03.120 --> 00:31:04.440  
John Davenport: Yes, so I.

306

00:31:05.550 --> 00:31:10.680

John Davenport: Am an acoustic engineer in Seattle, and I have worked on projects like this.

307

00:31:11.010 --> 00:31:20.430

John Davenport: Pretty frequently trying to quantify environmental noise at a site and explore the advocacy of different types of noise mitigation.

308

00:31:22.080 --> 00:31:37.890

John Davenport: For this site, last week I put out some equipment to take noise measurements try to quantify existing noise and that's the of you know, is barrier setting the buildings back an additional 25 seat.

309

00:31:40.410 --> 00:31:40.980

John Davenport: and

310

00:31:42.060 --> 00:31:56.010

John Davenport: What you know what I found here on this particular site is that, given that Western side there's Western townhomes there are already 125 seat back from the road as proposed.

311

00:31:57.030 --> 00:32:06.810

John Davenport: Moving an additional 25 feet, is that would be a negligible difference in noise levels, just because when you're dealing with a noise source, such as a highway.

312

00:32:08.220 --> 00:32:22.050

John Davenport: Every time you double the distance from the source you're only losing three decibels which is barely noticeable so if you're only moving it back and extra 25 relative to that 125.

313

00:32:23.670 --> 00:32:45.150

John Davenport: Yes, it's just not the differences negligible there, so what I am proposing is to mitigate the noise on that Western side of the site is upgraded windows, so if you're using thicker glass and larger airspace those windows can reduce noise levels as much as half within.

314

00:32:45.870 --> 00:32:46.650

residences.

315

00:32:48.900 --> 00:32:49.860  
John Davenport: And then the other.

316

00:32:51.540 --> 00:33:09.720  
John Davenport: The other area of mitigation would be that the yard, the backyards that are facing that highway there, which is where the noise barrier comes in, so then part part of my study was to model, the typography and the barriers of the site and see you know what kind of attenuation.

317

00:33:10.920 --> 00:33:17.850  
John Davenport: You could get with with a noise barrier facing that highway there and so that's what i'm at what i've outlined in this report here.

318

00:33:19.980 --> 00:33:22.140  
Joseph: submitted in the portal this morning is that right Kelly.

319

00:33:25.200 --> 00:33:25.590  
Joseph: or.

320

00:33:27.690 --> 00:33:32.070  
Marlene Schubert: yeah I pulled it from the middle set were uploaded just this morning.

321

00:33:32.910 --> 00:33:34.440  
Kelly: Okay, there were.

322

00:33:34.530 --> 00:33:34.920  
Vicki: yeah the.

323

00:33:35.130 --> 00:33:37.650  
Kelly: Revised noise barrier.

324

00:33:39.180 --> 00:33:41.610  
Kelly: fence, I believe, in that, and noise that.

325

00:33:42.630 --> 00:33:44.850  
Kelly: Was the recent middle note.

326

00:33:45.180 --> 00:33:52.440

Joseph: Okay, thank you, Tim can you explain the fence, very briefly, and then we'll go on to the can you.

327

00:33:55.560 --> 00:34:03.210

Joseph: explain the fence Todd had the questionable fence was doing and then we'll go directly to the context analysis.

328

00:34:06.120 --> 00:34:06.570

Hayes Gori: sure.

329

00:34:09.240 --> 00:34:10.740

Hayes Gori: Defense or do you like your.

330

00:34:13.650 --> 00:34:22.500

John Davenport: point for the fence with through the cracks so let me back up a step here so for kicks up county and bainbridge.

331

00:34:23.520 --> 00:34:32.370

John Davenport: As a and the general clan or noise code there's there's been a criteria that was called out for noise.

332

00:34:33.540 --> 00:34:44.730

John Davenport: So kind of the default set most municipalities would use this is the hud criteria which specifies a certain level at.

333

00:34:45.750 --> 00:34:47.280

John Davenport: An outdoor youth areas.

334

00:34:49.980 --> 00:34:50.610

John Davenport: So there.

335

00:34:50.850 --> 00:35:00.150

John Davenport: there's one area that exceeds that criteria is the on the western edge of the property, so this is where the fences.

336

00:35:01.380 --> 00:35:07.530

John Davenport: where the aim is to reduce exterior noise levels and areas that are intended for athletes.

337

00:35:11.010 --> 00:35:12.180

Hayes Gori: Okay, and so, and so that's why.

338

00:35:12.180 --> 00:35:13.950

Hayes Gori: We put the 24.

339

00:35:15.150 --> 00:35:24.150

Hayes Gori: The noise barrier sensors, which is a engineer, you know flexible fences put up 12 significantly reduce.

340

00:35:25.560 --> 00:35:26.190

Hayes Gori: The noise.

341

00:35:26.250 --> 00:35:32.040

Hayes Gori: On fights haven't put it put fences support and we're.

342

00:35:33.090 --> 00:35:34.350

Hayes Gori: fully willing.

343

00:35:36.480 --> 00:35:42.330

Hayes Gori: To the windows that he's recommended West side, and that should bring the decibel levels.

344

00:35:43.710 --> 00:35:45.420

Hayes Gori: Levels Is that correct Mr devonport.

345

00:35:48.240 --> 00:35:48.690

John Davenport: Correct.

346

00:35:50.700 --> 00:35:51.930

Hayes Gori: But that's it in a nutshell.

347

00:35:52.380 --> 00:35:54.330

Marlene Schubert: Okay i'll pass this andres.

348

00:35:55.050 --> 00:35:55.920

Joseph: Bob yes.

349

00:35:59.190 --> 00:35:59.820

Joseph: i'll go ahead.

350

00:36:00.450 --> 00:36:05.400

Bob: or not I apologize for not having my camera on I can't figure out how to turn it on.

351

00:36:06.840 --> 00:36:19.200

Bob: Just a quick question what's what's the just an average motorized just to push Lon more what's the decimal rating on a lot more or a sit down longboard that we use it we use at home.

352

00:36:23.220 --> 00:36:24.690

Joseph: On it looks like.

353

00:36:26.730 --> 00:36:27.750

Bob: 107.

354

00:36:31.740 --> 00:36:35.100

Bob: So you're saying normal conversation is 60 to 70.

355

00:36:37.380 --> 00:36:38.250

Bob: Is that true.

356

00:36:41.550 --> 00:36:51.000

David Smith: Bob this is David just for giggles we all have an APP and you can download it a few minutes, I was surprised also but your phone.

357

00:36:51.450 --> 00:37:10.950

David Smith: will measure the decibel levels and when you're talking it's 60 you can all of you guys it's it's just a few minutes and download the APP from the APP store a few seconds, and you can I ran around to it's kind of fascinating so i'll stop there, you go it's fun to do.

358

00:37:12.690 --> 00:37:13.110

Joseph: Okay.

359

00:37:14.160 --> 00:37:17.370

Bob: Okay, great well I guess it's just it's just kind of interesting.

360

00:37:17.370 --> 00:37:19.680

Bob: Because I use a chainsaw a lot and that's.

361

00:37:19.680 --> 00:37:24.210

Bob: very loud and compared to my lawn more it gets way louder than the lawn more but.

362

00:37:25.290 --> 00:37:27.810

Bob: that's the end of my question i'll listen to it.

363

00:37:28.950 --> 00:37:39.210

Joseph: Okay, thank you very much, Mr the APP important to everybody for that um let's move ahead and go to the context analysis, I would like to now have the Dr B.

364

00:37:40.740 --> 00:37:41.340

Joseph: come in.

365

00:37:41.400 --> 00:37:51.690

Joseph: and comment on each of the categories, we go through them, and I would like the context analysis to be based against the site plan.

366

00:37:53.430 --> 00:38:08.490

Joseph: As Laurel was mentioning and Todd so let's go ahead and do that, I would say the come I guess the context analysis see one do we have any comments you'd like to add to see one anybody.

367

00:38:09.540 --> 00:38:12.570

Joseph: And if they can make them so that the idea here is that.

368

00:38:13.650 --> 00:38:18.840

Joseph: Marlene is going to try to type right in there and give the brb response.

369

00:38:19.560 --> 00:38:24.180

Marlene Schubert: So you know normally we don't do a lot of comments here it's a yes, no, so this is new.

370

00:38:24.300 --> 00:38:30.690

Joseph: But i'll roll the movie yeah we have any context we have any comments on the context tunnels.

371

00:38:31.080 --> 00:38:32.010

Joseph: Does anybody have any.

372

00:38:32.160 --> 00:38:33.750

Joseph: comment on the first one there.

373

00:38:35.010 --> 00:38:39.510

Vicki: i'm going to raise my hand Joe i'm sorry my my hand thing isn't working.

374

00:38:40.710 --> 00:38:48.630

Vicki: I think what has to be recognized in the context that, basically, this is a totally denuded site.

375

00:38:49.320 --> 00:39:01.320

Vicki: It is what it is and that the wetland and the wildlife corridors etc are really on the adjoining properties it's on the 345 right away.

376

00:39:01.740 --> 00:39:13.560

Vicki: it's over on along the edge of Virginia mason the the wet line that curves off, I believe, towards fern cliff, and so the site kind of is what it is it's a blank slate.

377

00:39:15.180 --> 00:39:21.330

Vicki: But it is burdened by the existing parking lots in traffic patterns.

378

00:39:23.190 --> 00:39:24.150

Joseph: Good to.

379

00:39:24.840 --> 00:39:26.970

Vicki: me that's the context of this.

380

00:39:28.950 --> 00:39:43.740

Joseph: So, so what I would add to that is, they sort of have said that in their comments and I would like to feel in terms of the context they didn't think they didn't talk about and I would like this written in the comments Marlene that the applicant did not discuss.

381

00:39:45.090 --> 00:39:54.630

Joseph: The wetlands or the forested area as anything that could be site amenities that could be used in the site as a site amenity.

382

00:39:55.530 --> 00:40:14.580

Joseph: They saw them as an almost like a zoning map where they're off to the side and there they are, but I would like to see them where they would be thought of is is potentially something he could have incorporated into the project somehow so we could say that.

383

00:40:15.060 --> 00:40:17.340

Marlene Schubert: Good that's up underneath see one correct.

384

00:40:17.730 --> 00:40:18.930

Marlene Schubert: Yes, okay sorry.

385

00:40:19.050 --> 00:40:21.270

Joseph: anybody else have any comments on see one.

386

00:40:21.630 --> 00:40:23.040

Michael: Now there's three of us with hands up.

387

00:40:23.430 --> 00:40:24.180

Marlene Schubert: Oh sorry.

388

00:40:24.900 --> 00:40:27.300

Michael: Michael I think Bob was first.

389

00:40:27.360 --> 00:40:28.320

Joseph: So Bob go ahead.

390

00:40:31.890 --> 00:40:37.620

Bob: Now yeah I just there used to be used to be a wooded area here, for us it was clear cut.

391

00:40:38.850 --> 00:40:46.350

Bob: I need to see more more of a balance in context between the natural and indigenous landscaping and the.

392

00:40:47.430 --> 00:40:55.710

Bob: The building density for me there's too much building density, there needs to be a lot more natural area infill between the buildings.

393

00:40:56.280 --> 00:41:10.170

Bob: Right now, and most of the natural area is totally on the West and totally on the east and where the residents live there's not much landscaping infill there there's just too many buildings to dance that's my comment.

394

00:41:10.530 --> 00:41:13.890

Marlene Schubert: I didn't get all of that Bob so I don't know what all I should be capturing sorry.

395

00:41:16.590 --> 00:41:17.130

Bob: The.

396

00:41:17.700 --> 00:41:20.190

Marlene Schubert: ice got some virus that.

397

00:41:20.430 --> 00:41:24.360

Bob: there's not a there's not an adequate balance between the natural.

398

00:41:25.500 --> 00:41:34.890

Bob: Indigenous landscaping and the dense massing of the buildings there's just too many buildings, not enough landscaping.

399

00:41:37.500 --> 00:41:39.390

Bob: This used to be this used to be a forest.

400

00:41:39.510 --> 00:41:40.620

Joseph: area right.

401

00:41:40.950 --> 00:41:50.760

Bob: i'd like to bring some of that in something we do on bainbridge we bring in the surrounding environment it's just not commercial it's also forested and undergrowth.

402

00:41:51.330 --> 00:41:53.760

Marlene Schubert: I still don't think I got it so somebody helped me please.

403

00:41:54.510 --> 00:41:54.810

well.

404

00:41:56.610 --> 00:41:58.890

Joseph: You misspelled did this.

405

00:41:58.920 --> 00:41:59.730

Marlene Schubert: Go didn't like it.

406

00:42:00.210 --> 00:42:01.140

Joseph: You got it right okay.

407

00:42:01.260 --> 00:42:01.590

Marlene Schubert: Okay.

408

00:42:01.950 --> 00:42:08.520

Joseph: I think that's okay between indigenous natural and indigenous landscape and there was a forest at one time.

409

00:42:10.260 --> 00:42:11.520

Bob: yeah it was clear cut.

410

00:42:11.940 --> 00:42:13.830

Joseph: yeah just say that was a fourth one.

411

00:42:15.300 --> 00:42:19.290

Joseph: Okay um well she's doing that Michael did you have a.

412

00:42:20.130 --> 00:42:20.460

yeah.

413

00:42:21.840 --> 00:42:28.560

Michael: Man, I think, I just wanted to start off by saying that the we have specific requirements for that context analysis.

414

00:42:29.760 --> 00:42:38.190

Michael: And this is kind of building off of what Laurel had mentioned earlier about the quality of drawings and in our requirements it's.

415

00:42:39.930 --> 00:42:48.720

Michael: It does say that it's not simply enough to describe the context but to analyze the qualities understand its implications for design.

416

00:42:49.350 --> 00:43:05.700

Michael: And it needs to carefully examine the relationship between potential development site in the surrounding environment and to my understanding, we have not seen accurate drawings that kind of show the context.

417

00:43:06.750 --> 00:43:15.300

Michael: In terms of like how people circulate through the site where there's current pathways where there's potential to link up pathways and sidewalks.

418

00:43:16.590 --> 00:43:24.990

Michael: And this person begins by saying your site this part of our Community, and I think that's really important is that.

419

00:43:25.410 --> 00:43:38.400

Michael: The care that applicants take and dressing the site plan and the context analysis kind of lets them kind of says a lot about how they view our Community and how they feel about kind of.

420

00:43:40.560 --> 00:43:47.700

Michael: Like being a future member of our Community, so I think the drawings are kind of lacking are definitely lacking.

421

00:43:49.890 --> 00:44:00.600

Michael: And in terms of the context, analysis and it actually really affects the design process and kind of the way that we contribute to this process.

422

00:44:01.860 --> 00:44:08.820

Michael: I wanted to say that begin with and then I have comments for the other, each of the sections, but i'll wait till we get to them.

423

00:44:09.180 --> 00:44:10.770

Marlene Schubert: Okay, did I capture right Michael.

424

00:44:18.390 --> 00:44:21.660

Joseph: yeah I think that's good to him that was.

425

00:44:21.690 --> 00:44:23.160

Marlene Schubert: shown on and then Laurel.

426

00:44:25.290 --> 00:44:33.300

Sydney Thiel: yeah just to say that the only natural system of affecting this is the wetlands is a huge inaccuracy.

427

00:44:34.290 --> 00:44:44.670

Sydney Thiel: As Bob was saying, this was part of a forest right now it's a scar so you can't say that the constant the context of this project is the scar how it exists today.

428

00:44:45.150 --> 00:44:49.320

Sydney Thiel: I think we have to look back and what was there, and to what extent.

429

00:44:49.860 --> 00:44:58.620

Sydney Thiel: You know, we can have a take the site, but then, how do we repair it, how do we bring mature trees back in how do we extend the wetlands, how do we take advantage of the natural.

430

00:44:59.040 --> 00:45:16.620

Sydney Thiel: aspects that might not be right there on the site, but they're right around there, so the context isn't just that plot, we need to look on the other side 305 and to the other neighborhoods and really integrate this into the natural systems that were once there and can be there again.

431

00:45:17.700 --> 00:45:22.920

Joseph: into the into the network and say site plan to the site plan of.

432

00:45:23.670 --> 00:45:25.230

Marlene Schubert: What Okay, where are we at here sorry.

433

00:45:25.380 --> 00:45:28.200

Joseph: right there right where you next systems into the second.

434

00:45:30.090 --> 00:45:32.070

Marlene Schubert: Okay sorry integrate into the site.

435

00:45:32.070 --> 00:45:34.200

Joseph: plan to the site proposal.

436

00:45:36.090 --> 00:45:37.080

Joseph: For these, what do you think.

437

00:45:40.080 --> 00:45:40.500

You do.

438

00:45:45.930 --> 00:45:48.060

Laurel: unmute okay liver my hand.

439

00:45:49.410 --> 00:45:54.330

Laurel: These buttons to hit I wanted to say thank you, Michael and Todd both were addressing that issue.

440

00:45:54.930 --> 00:46:03.090

Laurel: i'm paraphrasing very well what I want to say, but I basically, I want to buy when we say the forest was there, what we're saying.

441

00:46:03.450 --> 00:46:18.300

Laurel: Is the forest was ours, the community took ownership of that landscape, as you know, through the protest, the scotty the young woman who lived in the tree, the Community felt strong kinship with that, and when we say the forest was there were essentially saying.

442

00:46:19.590 --> 00:46:35.940

Laurel: That the the developers over the Community some restoration of that site needs to be some kind of healing that goes on, because this project will never be accepted by the Community until there's some restoration of what had been there.

443

00:46:39.300 --> 00:46:40.380

Joseph: Okay, thank you.

444

00:46:42.240 --> 00:46:52.260

Joseph: Can I just stipulate that all those comments seem very, very appropriate to the next category see to as well that.

445

00:46:54.990 --> 00:47:09.930

Joseph: The undersea to I think you know there's there could we could have been away through the site plan to connect the trees along three or five with the weapons on the east side of the property.

446

00:47:11.010 --> 00:47:28.530

Joseph: It could have been a way to do that if we'd seen that you know what there was a forest there at one time, and that we could have brought those quarters back through landscaping in through open spaces in the site plan.

447

00:47:29.670 --> 00:47:37.860

Joseph: I don't think you thought about it here in the context analysis, so when we get to the site plan, but I don't think that information is in the site plan.

448

00:47:39.480 --> 00:47:40.500

Marlene Schubert: So what did I miss your job.

449

00:47:41.760 --> 00:47:45.030

Joseph: I will almost repeat what you did what we said in the first one.

450

00:47:46.140 --> 00:47:54.270

Joseph: In to see to does everybody think that's appropriate or not, or there are additional things people want to add undersea nc to.

451

00:47:59.610 --> 00:48:05.820

Sydney Thiel: Well, I would just say that you know there's the statement in there, that there are no other natural systems, affecting the wintergreen Center is false.

452

00:48:06.150 --> 00:48:09.300

Joseph: They don't agree Okay, so we do not agree with that statement.

453

00:48:10.620 --> 00:48:16.170

Sydney Thiel: And that there are systems there that are that are healing now and need to be restored.

454

00:48:17.070 --> 00:48:21.690

Sydney Thiel: yeah there are there are there is a need to link the sides of the.

455

00:48:23.100 --> 00:48:24.150

Sydney Thiel: You know cleared side.

456

00:48:24.690 --> 00:48:27.450

Marlene Schubert: Okay, so which statement that you disagree with.

457

00:48:30.000 --> 00:48:31.860

Shawn: Their response they're.

458

00:48:32.250 --> 00:48:35.370

Marlene Schubert: trying to find the statement that we're referring to here sorry.

459

00:48:35.730 --> 00:48:36.360

Sydney Thiel: Nobody was done.

460

00:48:37.200 --> 00:48:38.190

Joseph: last statement.

461

00:48:39.060 --> 00:48:42.420

Sydney Thiel: There are no other natural systems, affecting the wintergreen Center.

462

00:48:43.620 --> 00:48:44.340

it's not true.

463

00:48:49.440 --> 00:48:59.520

Michael: And it in our guidelines, it also says that designer should look for ways to heal and repair the islands natural systems that have been impacted by previous development.

464

00:49:00.990 --> 00:49:02.340

Joseph: Can we add the comment.

465

00:49:04.710 --> 00:49:05.130

Marlene Schubert: I don't.

466

00:49:06.330 --> 00:49:07.350

Joseph: Again, Michael yeah.

467

00:49:08.160 --> 00:49:17.850

Michael: designers should look for ways to heal and repair the islands natural systems that have been impacted by previous development.

468

00:49:18.870 --> 00:49:22.140

Marlene Schubert: Okay, should look for ways to heal am sorry i'm not quick, as you are.

469

00:49:22.590 --> 00:49:22.770

Michael: Oh.

470

00:49:23.160 --> 00:49:32.010

Michael: You can repair the islands natural systems that have been impacted by previous development.

471

00:49:38.580 --> 00:49:40.350

Marlene Schubert: whoops Thank you.

472

00:49:44.850 --> 00:49:50.100

Joseph: Is that good enough for to does anybody have any other comments on to say two.

473

00:49:52.560 --> 00:49:58.080

Joseph: If not, we can go to see three unique and prominent isn't that the one.

474

00:49:59.220 --> 00:49:59.760

Marlene Schubert: Yes.

475

00:49:59.910 --> 00:50:00.960

Joseph: Prominent features.

476

00:50:06.360 --> 00:50:09.330

Joseph: Anybody have any comments about unique and prominent features, I think.

477

00:50:11.130 --> 00:50:14.610

Joseph: Again, I think I think we've already started but i'll say that again before.

478

00:50:15.840 --> 00:50:19.680

Joseph: That the buffer that is still the force that remains is unique.

479

00:50:22.440 --> 00:50:29.100

Joseph: and wetlands, to the east is unique and should have been considered within the context.

480

00:50:31.500 --> 00:50:33.810

Joseph: And should be extended into.

481

00:50:34.980 --> 00:50:36.000

Joseph: The site proposal.

482

00:50:40.140 --> 00:50:43.200

Joseph: Any other comments on that anybody off of that one.

483

00:50:44.580 --> 00:50:46.740

Marlene Schubert: let's see we've got Bob then Todd then Michael.

484

00:50:47.040 --> 00:50:47.910

Joseph: Okay, Bob.

485

00:50:51.270 --> 00:50:56.040

Bob: yeah I think there, there could be some more added trees on the.

486

00:50:57.090 --> 00:50:58.260

Bob: The West side.

487

00:50:59.310 --> 00:51:09.660

Bob: But I really particularly concerned about the south side of the development there's just no tree screening or anything is as.

488

00:51:10.920 --> 00:51:20.610

Bob: The public drives through there, there needs to be more they needs to be some trees screening on the South side it's just not there.

489

00:51:22.410 --> 00:51:25.530

Bob: The same my goal for the North, but I didn't put that down.

490

00:51:30.690 --> 00:51:34.290

Joseph: Okay who's next On top of that, you.

491

00:51:34.710 --> 00:51:35.940

Sydney Thiel: got yeah.

492

00:51:36.000 --> 00:51:38.190

Sydney Thiel: No, again, I would like to take issue and I don't believe it's.

493

00:51:38.190 --> 00:51:39.120

Sydney Thiel: True, that there's.

494

00:51:40.140 --> 00:51:41.490

Sydney Thiel: The tree canopy along.

495

00:51:42.750 --> 00:51:57.450

Sydney Thiel: provides a robust visual buffer I don't believe it's robust, you can see through it and you will see through it more when there are buildings there so that's one you know area that could be identified, or something you know proposed to make that audience.

496

00:51:58.260 --> 00:51:59.100

Joseph: Thank you for that.

497

00:51:59.550 --> 00:52:05.100

Sydney Thiel: And the same to the east is is a little bit better, but that main screen is the weapons.

498

00:52:06.480 --> 00:52:06.870

Okay.

499

00:52:08.550 --> 00:52:10.470

Joseph: And then who's next on, there is a.

500

00:52:10.740 --> 00:52:13.350

Joseph: Lower Michael Michael Michael good.

501

00:52:14.130 --> 00:52:16.470

Michael: Yes, going to say the same thing that said.

502

00:52:17.490 --> 00:52:18.570

Michael: Just also to.

503

00:52:19.890 --> 00:52:30.270

Michael: reiterate that well we can't rely on an adjacent properties buffer to provide a buffer for property that we're discussing.

504

00:52:31.080 --> 00:52:44.940

Michael: Because we don't know what's going to happen on 305 we don't have control over three to five there's no protective easement on three to five so some trail system or something could go in.

505

00:52:46.260 --> 00:52:48.090

Michael: without our knowledge, so that buffer.

506

00:52:49.140 --> 00:52:50.400

Michael: is not there and.

507

00:52:53.880 --> 00:53:06.720

David Smith: If I may interrupt Michael If you recall the comments by the Mr davenport that to be contentious but the purpose of the buffer is to reduce impacts.

508

00:53:07.290 --> 00:53:19.650

David Smith: From 305 so if we have provided the mitigation that we noted in the sound study that you heard just a few minutes ago.

509

00:53:20.370 --> 00:53:39.300

David Smith: Then and we're going to plant a tree screen in the 25 feet, so if you want a buffer larger than then code requires, then I think you need to provide a basis for why it should be wider we've shown you why it does not need to be so.

510

00:53:39.600 --> 00:53:40.920

David Smith: When we're going through this.

511

00:53:40.950 --> 00:53:42.870

David Smith: We expected to use the fact.

512

00:53:44.430 --> 00:53:54.840

Michael: Is is that you can't rely on their buffer to satisfy your requirements, so I don't think that we should scratch that text from your.

513

00:53:56.070 --> 00:53:58.770

Michael: statement because it doesn't have any bearing on.

514

00:54:00.030 --> 00:54:02.220

Joseph: I also would like to say that.

515

00:54:03.270 --> 00:54:18.690

Joseph: I think that there's a misunderstanding of what a buffer is that it is only for noise, that is only for you know highway that it's for viewing and it's also for bringing the forest back closer to the whole.

516

00:54:19.920 --> 00:54:31.140

Joseph: So that so that those songs should have a forced around them, not a 50 foot grass buffer or something like that, so the buffer was was not meant to be only for noise.

517

00:54:31.770 --> 00:54:49.410

Joseph: Or is mitigation for the highway was meant to allow the force to return and come back to normal as much as they can, given the impervious covered, that you will be having on the project, so I think there's multiple reasons for buffer not just noise.

518

00:54:49.800 --> 00:54:52.620

Sydney Thiel: Right, and I would add that visual is larger than.

519

00:54:52.890 --> 00:54:55.770

Joseph: visual is a large one correct absolutely.

520

00:54:56.250 --> 00:54:57.270

Marlene Schubert: So we have Laurel and.

521

00:54:57.270 --> 00:54:59.760

Marlene Schubert: Bob just a time check we're almost at four o'clock.

522

00:54:59.820 --> 00:55:00.660

Joseph: I know we are you know.

523

00:55:00.690 --> 00:55:02.190

Joseph: We gotta keep going go ahead Laurel.

524

00:55:02.640 --> 00:55:06.000

Laurel: All right, hey slow just wanted to.

525

00:55:07.380 --> 00:55:12.660

Laurel: reiterate that the third paragraph of that introduction of the context analysis which says.

526

00:55:13.590 --> 00:55:22.650

Laurel: You know, it says, an effective context analysis will carefully examine and relationships screen the site potential development and the surrounding environment, and so a good.

527

00:55:22.950 --> 00:55:31.980

Laurel: This creates a foundation for design that takes us from patterns in the surroundings and contributes to the islands unique character, while preserving supporting and repairing.

528

00:55:32.220 --> 00:55:44.670

Laurel: The natural environment, so that that comment about the potential development to really look at that because it's true we don't know you know, there are many, many things could happen at the periphery of the site and that will affect the lives of the people who live there.

529

00:55:46.380 --> 00:55:47.520

Joseph: Okay, very good.

530

00:55:49.050 --> 00:55:49.500

Joseph: well.

531

00:55:51.420 --> 00:56:01.980

Bob: yeah just just a quick one I think see far as appropriate that's where the code required 50 foot buffer comes in that's part of see for.

532

00:56:02.610 --> 00:56:02.910

See.

533

00:56:04.260 --> 00:56:06.510

Joseph: You mean care see three.

534

00:56:08.490 --> 00:56:10.260

Joseph: Would we see three.

535

00:56:10.650 --> 00:56:14.340

Bob: Oh i'm sorry I thought we were on see i'm sorry okay i'll wait for see for them.

536

00:56:15.450 --> 00:56:18.750

Joseph: We can go to Steve for if we're ready to go any other comments.

537

00:56:20.730 --> 00:56:27.300

Joseph: let's go to see for what so go ahead Bobby sorry I interrupted you still make a comment again.

538

00:56:29.130 --> 00:56:38.430

Bob: Well, two items on see for number one is that the design review board, you know protocol requires a 50 foot buffer and.

539

00:56:39.510 --> 00:56:45.870

Bob: there's various reasons for that, but we have we requested a 50 foot buffer and one of the big things is that.

540

00:56:47.190 --> 00:56:53.820

Bob: The residential piece of this wintergreen Center does not need them mimic the commercial areas.

541

00:56:55.770 --> 00:57:04.350

Bob: The residential really requires a little more privacy open space, so people, the Community can gather with each other.

542

00:57:09.540 --> 00:57:12.120

Bob: yeah it's just not very inviting i'll just leave it at that.

543

00:57:13.230 --> 00:57:17.430

Joseph: um I would, I would like to make a comment and see and see for.

544

00:57:18.660 --> 00:57:23.520

Joseph: That, I believe, with see for this, the built environment yeah that the.

545

00:57:25.500 --> 00:57:30.270

Joseph: Their answer to me is not responsive to that question.

546

00:57:31.500 --> 00:57:32.790

Joseph: the built environment.

547

00:57:34.020 --> 00:57:49.050

Joseph: They should talk about the existing commercial the massing the massiveness of them and scale and the appropriateness of the Jason use being commercial and whether that's appropriate to have housing.

548

00:57:50.670 --> 00:57:53.760

Joseph: residential right next to commercial.

549

00:57:54.930 --> 00:58:11.760

Joseph: And I saw no discussion in that comment by them regarding massing or scale or appropriateness of the Jason use, so I felt that the comment was not responsive to the question.

550

00:58:14.550 --> 00:58:19.110

Marlene Schubert: What else did you say Joe there is no discussion and applicant response about massing was.

551

00:58:19.680 --> 00:58:21.030

Joseph: Nothing scale.

552

00:58:21.300 --> 00:58:22.770

Joseph: Or the appropriateness.

553

00:58:24.750 --> 00:58:37.920

Joseph: Of the new mean if they judged that he did to use next door the commercial key Bank was not appropriate, then in their design, they could have had as part of the design a program to have more buffer.

554

00:58:38.970 --> 00:58:52.050

Joseph: Because they judged it to be in an appropriate adjacent news, but they didn't make any judgment about it, I think they sort of didn't that's why I see it's non responsive yeah yeah.

555

00:58:52.350 --> 00:58:57.900

Sydney Thiel: Sorry, oh no, I would just say that there were no there's no plans to mitigate any of the negative impacts.

556

00:58:57.960 --> 00:58:58.500

Joseph: Oh that's cool.

557

00:58:58.530 --> 00:59:03.180

Joseph: yeah say that no plans that's a good one, no plans to mitigate say that please yeah.

558

00:59:04.380 --> 00:59:04.830

Joseph: mitigate.

559

00:59:05.340 --> 00:59:06.990

Sydney Thiel: The urgent care to the north.

560

00:59:08.130 --> 00:59:08.370

Joseph: The.

561

00:59:08.400 --> 00:59:12.030

Sydney Thiel: pickup window to the south, the dumpsters at the South.

562

00:59:13.050 --> 00:59:14.100

Sydney Thiel: Just the trucks that.

563

00:59:14.100 --> 00:59:16.320

Sydney Thiel: Time it out and deliver to pro build.

564

00:59:16.950 --> 00:59:21.210

Sydney Thiel: Right Those are all there, but I would also say.

565

00:59:22.380 --> 00:59:38.490

Sydney Thiel: You know, part of it, this the real solution to this question is is kind of a site analysis by plopping development residential development in the middle year, what are the connections to you know back to high school road.

566

00:59:38.730 --> 00:59:50.040

Sydney Thiel: There are only four or five paths, right now, through that site that just dead end at a curb cut those all need to be picked up and carried through, and and and heightened made part of this neighborhood.

567

00:59:51.150 --> 00:59:58.230

Sydney Thiel: This this has the potential to be a neighborhood that's mentioned, but I haven't seen anything and what's been presented, that would make it feel like.

568

01:00:00.570 --> 01:00:04.260

Joseph: Okay, any other comments on see for chief.

569

01:00:04.680 --> 01:00:07.260

Marlene Schubert: Chief we've got okay Todd just talked we got vicki.

570

01:00:07.650 --> 01:00:08.100

vicki.

571

01:00:10.680 --> 01:00:23.130

Vicki: I think, going back to what I said about the blank slate and what you all are saying we've got these two lots and you know they haven't dealt with restoration and one of the things that.

572

01:00:24.180 --> 01:00:38.610

Vicki: You know, it was intended to be commercial when you go to silver Dale and you go to the mall you're used to driving from parking lots of parking lots of parking lot to either find an entry or an exit to the mall and these residents shouldn't have to be subjected.

573

01:00:39.690 --> 01:00:46.260

Vicki: To the traffic coming off a pro build in Virginia mason literally driving through their residential neighborhood.

574

01:00:46.860 --> 01:00:59.040

Vicki: And they themselves shouldn't have an exit that is only through the walgreens parking lot for the West side it's like they need to look at the site and they need to internalize the functions.

575

01:00:59.430 --> 01:01:06.420

Vicki: And the functions have to be the natural environment it's got to be the traffic patterns, to the greatest extent they can control them.

576

01:01:06.960 --> 01:01:17.190

Vicki: And they have an or they can't create it'll they can't create a Community because of the other things that are going on it's a very torturous traffic pattern.

577

01:01:17.700 --> 01:01:18.060

Joseph: Yes.

578

01:01:18.120 --> 01:01:19.470

Vicki: it's not Community like.

579

01:01:22.710 --> 01:01:25.020

Joseph: Okay um any other comment on that.

580

01:01:26.430 --> 01:01:26.760

Marlene Schubert: Bob.

581

01:01:27.690 --> 01:01:28.410

Joseph: Welcome good.

582

01:01:30.150 --> 01:01:37.650

Bob: yeah it's kind of along the line with what vicki says, but you know, right now, the building you don't need to write this down.

583

01:01:38.970 --> 01:01:47.400

Bob: i'll just say that the residential units really need to be located away from the public use of sidewalks and paved streets.

584

01:01:48.810 --> 01:02:00.690

Bob: And again, this this to provide Community interaction and socialization away from the public, this is a residential areas vicki stated it's not a commercial area it's got.

585

01:02:02.160 --> 01:02:06.750

Bob: Its got to stand by itself and have a semi private or have a private setting.

586

01:02:08.280 --> 01:02:18.690

Joseph: I would like to add a comment that the commercial car oriented walgreens will the commercial and and car oriented.

587

01:02:20.910 --> 01:02:25.740

Joseph: Core oriented activities surrounding.

588

01:02:28.410 --> 01:02:29.190

Joseph: The site.

589

01:02:31.770 --> 01:02:35.010

Joseph: should not be carried through the residential.

590

01:02:37.950 --> 01:02:50.160

Joseph: So that makes sense, but I mean at the commercial site, the car oriented activities they what they've done is actually made a residential site that's car oriented it's not pedestrian and bicycle.

591

01:02:51.360 --> 01:02:57.720

Joseph: Yes, he just accepted a car orientation as a method of getting around.

592

01:02:59.850 --> 01:03:01.320

So all right.

593

01:03:02.340 --> 01:03:04.110

Joseph: The next one is see six.

594

01:03:05.010 --> 01:03:05.400

I.

595

01:03:06.660 --> 01:03:07.830

Joseph: Was not five i'm sorry.

596

01:03:08.340 --> 01:03:12.060

Marlene Schubert: I thought it was for did I put it under the wrong thing no okay.

597

01:03:12.480 --> 01:03:15.180

Joseph: No, I guess what is five again.

598

01:03:15.210 --> 01:03:15.900

Marlene Schubert: public realm.

599

01:03:16.710 --> 01:03:23.910

Joseph: Of the public room yes okay any questions on public realm any any questions any statements.

600

01:03:31.560 --> 01:03:39.570

Michael: yeah I mean I think part of it is just that what's been mentioned before, about the trail system, you know, like part of.

601

01:03:40.710 --> 01:03:47.340

Michael: Being an effective public realm is being able to connect places together as well.

602

01:03:49.830 --> 01:03:51.090

Michael: seems to be missing.

603

01:03:51.990 --> 01:03:56.130

Marlene Schubert: So how do you want me to ward that Michael part of design, what did you say.

604

01:03:58.710 --> 01:03:59.430

Michael: I forgot.

605

01:04:03.240 --> 01:04:10.530

Michael: yeah part of the public realm is creating a system of ways that connect spaces.

606

01:04:12.870 --> 01:04:13.830

Michael: connect people.

607

01:04:19.260 --> 01:04:19.590

looks.

608

01:04:21.630 --> 01:04:21.840

So.

609

01:04:23.130 --> 01:04:28.440

Joseph: I would like to add the actual definition and i'll just add it by saying this.

610

01:04:29.520 --> 01:04:33.360

Joseph: Applicant did not understand public round.

611

01:04:34.770 --> 01:04:41.880

Joseph: Which is the spaces within buildings and around buildings that are publicly accessible.

612

01:04:49.980 --> 01:04:55.290

Joseph: publicly accessible and support public life and social interaction.

613

01:04:59.790 --> 01:05:00.180

Marlene Schubert: hopes.

614

01:05:01.230 --> 01:05:04.200

Joseph: And i'd like to go back and in social interaction.

615

01:05:06.120 --> 01:05:10.410

Joseph: And what i'd like to go back to the application did not understand or identify.

616

01:05:11.640 --> 01:05:15.570

Joseph: Understand or identify public well, which is.

617

01:05:17.430 --> 01:05:22.710

Marlene Schubert: Which is the spaces around buildings that are publicly accessible and support public life and social interactions that right.

618

01:05:22.950 --> 01:05:24.060

Joseph: that's correct Thank you.

619

01:05:24.120 --> 01:05:26.100

Sydney Thiel: Okay, thank you that's.

620

01:05:26.130 --> 01:05:27.750

Marlene Schubert: We have todd's hand up go ahead.

621

01:05:28.980 --> 01:05:34.470

Sydney Thiel: that's that's pretty much what I was gonna say that there's no real understanding of what public realm is there.

622

01:05:36.330 --> 01:05:39.360

Sydney Thiel: And that makes me, you know, maybe think about it's a challenge.

623

01:05:40.500 --> 01:05:48.930

Sydney Thiel: But if you think about you know going for a walk you're going to pick up something a walgreens and then walk the pro build right now, no one would ever do that.

624

01:05:50.130 --> 01:06:03.360

Sydney Thiel: But imagine a future where that would be a pleasant block and you walk along the sidewalk maybe see some neighbors walk under some mature trees, I mean there's nothing but potential here that can be made into a neighborhood.

625

01:06:04.710 --> 01:06:17.100

Sydney Thiel: But there's been there hasn't been any effort or really we haven't seen anything that lead leads us to believe that that has been a thoughtful undertaking or a goal of this project.

626

01:06:17.910 --> 01:06:28.710

Sydney Thiel: So more work on defining the public realm and how this prop this property will be an asset to the Community, not just to the person who buys a unit.

627

01:06:30.240 --> 01:06:37.590

Shawn: And even people who are buying the unit, even the Community space that they've called out isn't really thoughtful Community space.

628

01:06:38.280 --> 01:06:55.560

Shawn: Even the largest Community space to have is actually North facing so it's always going to be in the shade it's never going to be sunny and lovely it's there's just isn't it's like they're trying to put too big, of a foot in the shoe that's available it just isn't it doesn't make.

629

01:06:56.940 --> 01:07:02.550

Shawn: It just isn't yeah from a public realm spot thought it's just really absent.

630

01:07:03.870 --> 01:07:10.830

Marlene Schubert: God, I think I missed the end of your statement need more work on defining the public realm and how this project would be, and then you said sample Community i'm sorry.

631

01:07:12.570 --> 01:07:13.680

Joseph: Community yes, sir.

632

01:07:14.010 --> 01:07:15.990

Sydney Thiel: yeah just an asset to the Community.

633

01:07:16.140 --> 01:07:16.440

Yes.

634

01:07:18.540 --> 01:07:18.930

Marlene Schubert: Thank you.

635

01:07:20.070 --> 01:07:23.640

Joseph: Any other questions any other comments on that will go to see six.

636

01:07:24.120 --> 01:07:29.370

Marlene Schubert: Sean I didn't capture anything you said, did you want it documented or were you just making comments that you.

637

01:07:31.110 --> 01:07:33.660

Shawn: know, I think the larger things broken are.

638

01:07:34.140 --> 01:07:34.440

Marlene Schubert: Okay.

639

01:07:34.890 --> 01:07:35.430

Shawn: Thank you, though.

640

01:07:36.090 --> 01:07:37.200

Marlene Schubert: Laurel has her hand raised.

641

01:07:38.550 --> 01:07:40.200

Laurel: yeah we have in front of us.

642

01:07:41.250 --> 01:07:45.600

Laurel: In the design for bainbridge manual that's what I see in front of us, meaning that.

643

01:07:46.020 --> 01:07:53.310

Laurel: A pretty simple it's almost like a color by number cookbook for making better places to live, and you know in this see one.

644

01:07:53.610 --> 01:08:04.590

Laurel: natural systems wildlife habitat so we're talking these at sea six systems of movement we're going on to the next thing analyze streets sidewalks transit bicycles access and it would be, I think.

645

01:08:05.220 --> 01:08:15.930

Laurel: Not a big challenge to the applicants to make even just like a kind of cartoon bubble diagrams how their site fits into each one of these things like if you go to the public realm.

646

01:08:16.230 --> 01:08:25.680

Laurel: Activities nearby retailer other activities and you would just make a kind of quick diagram that would lighten their process and help and that's kind of what I was getting back to the.

647

01:08:26.430 --> 01:08:33.690

Laurel: Drawing it multiple scales, when we were you know, asking about materials and then we're at one moment and about the highway at the next it's just these.

648

01:08:33.990 --> 01:08:38.340

Laurel: it's almost like this design program which is almost like a cookbook for making better projects.

649

01:08:38.700 --> 01:08:49.170

Laurel: And you know, for example in SCI fi public realm there could be kind of just basically a separate diagram attic or drawing or inquiry and it just even a very simple cartoon level.

650

01:08:49.380 --> 01:09:00.570

Laurel: Building prodigious relationship of nearby buildings, the sidewalk and streets activities, the nearby retailer other activities open space, the location and types of nearby public and private open spaces.

651

01:09:00.780 --> 01:09:13.320

Laurel: landscape, the patterns trees or other significant vegetation utilities Poles junk shoeboxes all that stuff that, for some reason it's also part of the public realm and this, which is not quite sure how that fits in but i'm.

652

01:09:14.100 --> 01:09:24.480

Laurel: Just for the Africans to go about this and say yeah we've looked at each of

these things, and this is how we've addressed it in our project, it would help everyone understand the project better, including the applicant.

653

01:09:27.090 --> 01:09:31.410

Joseph: I agree, and I would like to add one more piece to this notice.

654

01:09:32.880 --> 01:09:43.500

Joseph: You don't have to write this down, but one of the aspects I love about the D two D for the book is that it It moved us a little bit away from looking at just buildings.

655

01:09:44.100 --> 01:10:01.740

Joseph: and looking at public ground and thinking about the streets, that we walk the streets, that we drive and the public ground that we go through, and what what that can be as a lovely experience like someone just mentioned walk into walgreens could be a beautiful experience of as well done.

656

01:10:02.790 --> 01:10:20.790

Joseph: to drive wintergreen wintergreen is a public ground people are going to go buy the gold Virginia mason they're going to go by, to go to some project someday in the future, after pro built, and I want a state in the public realm includes You can write this down.

657

01:10:21.810 --> 01:10:25.080

Joseph: If you want the public realm includes wintergreen.

658

01:10:26.520 --> 01:10:34.620

Joseph: And the should address the quality of the experience moving through their project along wintergreen.

659

01:10:36.540 --> 01:10:47.850

Joseph: should think about the quality of the experience as you drive by and if you drive by and just see a bunch of buildings, or do you drive by and see a residential village.

660

01:10:50.100 --> 01:10:52.710

Joseph: You know there's big difference in those two concepts.

661

01:10:53.730 --> 01:10:54.420

Joseph: And so.

662

01:10:56.070 --> 01:10:57.720

Joseph: Okay, so I just want to see that.

663

01:10:59.250 --> 01:11:03.780

Joseph: Okay, any other comments on that can we go to the see six.

664

01:11:04.920 --> 01:11:07.590

Joseph: i'm here i'd like to.

665

01:11:10.080 --> 01:11:11.280

Joseph: bring up a point.

666

01:11:13.500 --> 01:11:22.290

Joseph: Someone mentioned to me earlier today about the growth Management Act that requires concurrency and services and facilities to be provided.

667

01:11:23.310 --> 01:11:29.850

Joseph: When a project is built by the city, so the city has to guarantee that there is good access to this project.

668

01:11:31.800 --> 01:11:33.090

Joseph: High School road.

669

01:11:34.350 --> 01:11:46.170

Joseph: i'd like to have this put under the written down I school road it's currently difficult access from wintergreen right now so difficult access.

670

01:11:47.220 --> 01:11:50.130

Joseph: Okay, very difficult to make a left.

671

01:11:51.180 --> 01:11:53.970

Joseph: Sometimes backs up past the intersection.

672

01:11:55.650 --> 01:11:57.270

Joseph: With the signal.

673

01:12:02.040 --> 01:12:16.950

Joseph: The 2000 so nobody can stop for a second the 2013 profit study that was done

by this concert was indeed flawed because it predicted, there would be no problem at that intersection.

674

01:12:19.470 --> 01:12:21.540

Joseph: And now, there is a problem in.

675

01:12:24.180 --> 01:12:26.940

Joseph: The applicant has proposed.

676

01:12:29.610 --> 01:12:37.770

Joseph: A look at minimal look at the difference between commercial use and residential use in terms of.

677

01:12:38.430 --> 01:12:51.300

Joseph: More traffic more volume or less volume and then there's a little profit study they found was less volume with the residential and commercial would seem suspect to me but anyway, using the 2013 numbers.

678

01:12:52.410 --> 01:13:00.600

Joseph: What I would say is if it's still they may be less than commercial, but it still is going to add more than what's there now.

679

01:13:03.150 --> 01:13:08.130

Joseph: And I think a traffic study should be recommended by the Dr B.

680

01:13:09.510 --> 01:13:10.890

Joseph: That is based on.

681

01:13:12.240 --> 01:13:27.960

Joseph: Conditions not 2013 2014 when conditions.

682

01:13:28.290 --> 01:13:32.550

Shawn: are a way to tie in suspect like projected growth as well.

683

01:13:33.840 --> 01:13:44.700

Joseph: Well, I think there's yeah you mean you're going to have something come in, where Paul build is someday maybe it's another residential or commercial over you know who knows what right, I mean something could come in there.

684

01:13:45.720 --> 01:13:50.220

Joseph: The, how do you how do you tie that is mean yeah exactly.

685

01:13:54.900 --> 01:13:59.040

Joseph: um I do have another question unless somebody else wants to go.

686

01:14:00.390 --> 01:14:00.660

Marlene Schubert: First.

687

01:14:01.050 --> 01:14:01.890

Joseph: i'll go ahead.

688

01:14:03.180 --> 01:14:04.650

Bob: Or you can finish up Joe.

689

01:14:05.040 --> 01:14:13.590

Joseph: Okay um the sewer I think is an open ended question the sewer is still a problem.

690

01:14:15.330 --> 01:14:17.490

Joseph: It is my understanding in the.

691

01:14:18.600 --> 01:14:22.620

Joseph: Pre op letter from Kelly to era that she actually.

692

01:14:23.760 --> 01:14:27.180

Joseph: commented on Michael michaels the engineering.

693

01:14:28.200 --> 01:14:34.980

Joseph: person that the high school road sewer line is at capacity.

694

01:14:36.000 --> 01:14:38.280

Joseph: and cannot be connected to.

695

01:14:39.720 --> 01:14:51.120

Joseph: going down wintergreen so they they happen, the most likely have to cross over the front cliff to catch the line on Franklin going through the.

696

01:14:52.770 --> 01:14:58.740

Joseph: weapons to East weapons a inexpensive pump station is going to be required.

697

01:15:00.870 --> 01:15:12.540

Joseph: And that is something they're gonna have to negotiate with the city so we're doing all this work, and we have no guarantee at this point whether the sewer is going to be available very.

698

01:15:12.660 --> 01:15:24.450

Shawn: Sorry, can summon day of grief them or someone would bainbridge island residents be on the hook for a pump station for this or is that something that wintergreen would need to pay for I mean that the applicant, we need to pay for.

699

01:15:24.720 --> 01:15:28.980

David Greetham: Michael i'll defer to Kelly for discussion at the proper development engineering was presented.

700

01:15:30.870 --> 01:15:31.410

Kelly: and

701

01:15:31.470 --> 01:15:37.920

Kelly: I don't know what the how the public works department determines.

702

01:15:39.330 --> 01:15:45.390

Kelly: Who pays and I think generally it's largely the responsibility of developer, but I don't know to what extent.

703

01:15:47.640 --> 01:15:50.280

David Greetham: Is on sorry I might have said, Michael I meant shawn sorry about.

704

01:15:50.280 --> 01:15:51.690

Shawn: That okay i've been called worse.

705

01:15:52.770 --> 01:16:02.280

Joseph: Sean I think I think that normally they try to put it on the cost of the development, but I think a pump station so expensive they might have to defer to.

706

01:16:03.030 --> 01:16:10.560

Joseph: The citizens at large, and that that's that's part of the problem with how they would do this is how they would decide and that's why it's up in the air.

707

01:16:10.740 --> 01:16:14.520

Shawn: I can't imagine that people are getting behind a bond for that, at this point.

708

01:16:15.570 --> 01:16:19.290

Vicki: Well, Joe a wrinkle in this, it may be.

709

01:16:21.420 --> 01:16:26.160

Vicki: Just the people who live in Winslow, which is another problem because that's the sewage treatment plant.

710

01:16:27.660 --> 01:16:41.970

Vicki: I'm concerned about referring to Wintergreen the way we're referring to it, because on the applicants street types in front of judges page 27 they are referring to Wintergreen is a private road on an easement.

711

01:16:43.590 --> 01:16:48.330

Vicki: So that's just a wrinkle in here it's a private road.

712

01:16:49.410 --> 01:16:50.370

Vicki: On an easement.

713

01:16:51.180 --> 01:16:54.450

Kelly: Private road on anything right right.

714

01:16:56.790 --> 01:16:59.100

Marlene Schubert: So Todd has his hand rates and so does Bob.

715

01:17:00.630 --> 01:17:02.100

Joseph: Bob you, first, I think, go ahead.

716

01:17:05.100 --> 01:17:12.270

Bob: Yeah let me just make a comment, I guess, maybe to Kelly and David.

717

01:17:15.690 --> 01:17:22.230

Bob: The sewage participation fees are pretty expensive when you have a multi.

718

01:17:23.310 --> 01:17:33.900

Bob: Multi unit development I think they run oh gosh I don't know 30 \$600 a unit, or something like that, I mean there's several hundred thousand probably that.

719

01:17:36.090 --> 01:17:45.960

Bob: Mr Smith would be paying for the sewage participation fee no it's kind of my understanding that that kind of takes care of the.

720

01:17:46.620 --> 01:17:48.450

Bob: Capital requirements for.

721

01:17:48.510 --> 01:17:50.310

Bob: knowledge in general.

722

01:17:51.360 --> 01:17:55.080

Bob: Because the sewage participation fees, the highest impact.

723

01:17:56.310 --> 01:18:06.000

Bob: fee that the city appears to add, based on my research i'll just make that comment and no need to reply just let me go on to see six.

724

01:18:07.320 --> 01:18:07.680

Joseph: Okay.

725

01:18:07.800 --> 01:18:08.430

um.

726

01:18:09.510 --> 01:18:16.050

Bob: there's, this is a, this is a neighborhood a community that split between to compare our two parcels of land.

727

01:18:16.980 --> 01:18:24.360

Bob: And so, the one thing that i'd like to see, is it the south end of wintergreen is a crosswalk I think kids children.

728

01:18:25.140 --> 01:18:33.990

Bob: may have a tendency to want to get from one Community to the other Community and there needs to be a crosswalk at the south into wintergreen.

729

01:18:34.530 --> 01:18:41.910

Bob: And I you know i'm not a traffic person, but I sure, like the blinking the flashing lights, whether they're in the road.

730

01:18:42.660 --> 01:18:51.150

Bob: or on a signpost they're quite quite noticeable whether this requires that I don't know but i've seen them in kirkland I like them.

731

01:18:52.110 --> 01:19:04.140

Bob: So number one is that is putting a crosswalk at the south end of the wintergreen lanes so that communities can not have to walk up to the north, in which young children, certainly won't do.

732

01:19:06.030 --> 01:19:14.490

Bob: Number two and i'll just make a quick passing vicki's I think already talked on it, but on the on the east side.

733

01:19:15.390 --> 01:19:28.350

Bob: automobile traffic has to pass through the proposed residential community and that's not good, obviously, when there's if these two parcels of land were residential they'd be one parcel and you could carve out.

734

01:19:30.540 --> 01:19:35.820

Bob: carve everything out and this one they're kind of stuck, so it is what it is.

735

01:19:37.920 --> 01:19:51.090

Bob: The next item is that there has to be now I don't know this is i'm just making a recommendation, whether it's to the city to the developer I don't know but, again, there needs to be a crosswalk.

736

01:19:53.100 --> 01:20:02.640

Bob: adjacent to polly's lane it probably should be a flashing light crosswalk whether it's in the road or on a signpost I don't care, whatever the experts say.

737

01:20:04.530 --> 01:20:11.010

Bob: We need to, we need to have that so they can safely cross the street, to get over to a mcdonald's.

738

01:20:12.240 --> 01:20:14.340

Bob: If they want to go over there.

739

01:20:15.060 --> 01:20:16.800

Vicki: But, could I interject something.

740

01:20:17.400 --> 01:20:19.320

Vicki: High School road is so wide.

741

01:20:19.920 --> 01:20:36.390

Vicki: I think that there, they would have to do something like what we have on Madison where you have the crosswalks, but you have an intervening thing in the median of refuge zone or whatever they call those I mean if it has it has to be that way, because just a crosswalk I think Mike.

742

01:20:37.140 --> 01:20:45.120

Bob: that's that's fine, I just want to be able to go with this development and, as you know, yes that's.

743

01:20:45.900 --> 01:20:46.470

Vicki: need me.

744

01:20:47.190 --> 01:20:47.550

Bob: I just.

745

01:20:47.580 --> 01:20:58.530

Bob: want to be able to get across that safely to the other side of the road we're going to have kids in this Community, as well as adults, we just need to get across safely and.

746

01:20:59.550 --> 01:21:00.450

Bob: that's all I have.

747

01:21:02.430 --> 01:21:06.150

Marlene Schubert: We have Todd Sean and Laurel in that order and.

748

01:21:06.240 --> 01:21:08.670

Joseph: Good we're at 424 yes, we are.

749

01:21:09.330 --> 01:21:23.520

Sydney Thiel: I just wanted to you know build on what Joe said there really hasn't been any analysis of movement and access by stating what's, there is the first part,

but how does this project build on that and integrate from it.

750

01:21:24.570 --> 01:21:27.780

Sydney Thiel: You know, there should be analysis of delivery vehicles.

751

01:21:27.810 --> 01:21:28.650

Moving vehicle.

752

01:21:30.360 --> 01:21:40.680

Sydney Thiel: Cars city traffic and then also the pedestrian network that Bob was talking about, and all it's mentioned is the major progress.

753

01:21:41.130 --> 01:21:46.860

Sydney Thiel: That goes down wintergreen and a little bit of polly's lane I think polly's lane is going to be hugely impacted.

754

01:21:47.460 --> 01:21:57.780

Sydney Thiel: But you've also got the parking lot that surrounds walgreens that people that are on the highway side are going to access to that and come down to wintergreen.

755

01:21:58.620 --> 01:22:06.840

Sydney Thiel: And then on the North side, all of the traffic that's filtering through the site coming from pro build or from Virginia mason or the.

756

01:22:07.800 --> 01:22:15.240

Sydney Thiel: The emergency care area there that's all going to filter through and there's no accounting, of that there it hasn't really been looked at so.

757

01:22:15.690 --> 01:22:27.780

Sydney Thiel: we're trying to figure out what the problems are, but without an analysis, we could be missing something that's that's critical so that that's a step that really needs to be taking a comprehensive analysis.

758

01:22:28.980 --> 01:22:31.020

Sydney Thiel: and access to, and through the site.

759

01:22:31.380 --> 01:22:34.380

Joseph: Can, can I just add on to that Todd before we go to the other.

760

01:22:34.410 --> 01:22:49.530

Joseph: Participants please sorry to interrupt but the best example of that would be on the South side of the West property right at walgreens they're asking for people to live there to drive.

761

01:22:50.550 --> 01:23:00.180

Joseph: out where trucks come in for walgreens supplies, that is just a big trucks 18 wheelers that is a huge.

762

01:23:01.260 --> 01:23:11.730

Joseph: Conflict motor vehicle conflict and that should be identified in the site plex site analysis or in the in this comprehensive or.

763

01:23:12.450 --> 01:23:25.770

Joseph: You know context analysis, so that they can deal with it, and what by not doing that they're not dealing with it and they're continuing to just allow that conflict to occur when the project is built, and that is wrong.

764

01:23:27.450 --> 01:23:44.910

David Smith: moment of correction, the the traffic to going south, on the one way road through the western part goes around the West side of walgreens and out between there and.

765

01:23:45.690 --> 01:23:57.750

David Smith: Key bank, it does not try to go and turn left and go against the incoming traffic from walgreens which is one way going West, so you can't go that way, and I mean.

766

01:23:57.810 --> 01:23:59.580

Sydney Thiel: I understand that, but it's still a problem.

767

01:24:00.270 --> 01:24:08.100

Joseph: that's still probably I may have misspoke there, Mr Smith, but now you're forcing them to go through the entire walgreen parking lot.

768

01:24:09.180 --> 01:24:09.510

Joseph: Which.

769

01:24:09.540 --> 01:24:11.340

David Smith: We, we have no choice.

770

01:24:11.400 --> 01:24:13.440

David Smith: The CC and RS dictate that.

771

01:24:13.770 --> 01:24:24.930

Joseph: Well, I would like to say, and I am excuse me, but I haven't read the CC and RS but you know you don't have to do that, you could solve your traffic problem internally.

772

01:24:26.580 --> 01:24:30.570

Joseph: The I don't see where it says, you have to use that access.

773

01:24:30.840 --> 01:24:34.170

David Smith: It says so in the seat i'm not good it further.

774

01:24:34.380 --> 01:24:34.980

Joseph: Well i'd like.

775

01:24:35.610 --> 01:24:36.810

Joseph: To see that that'd be fun to.

776

01:24:36.810 --> 01:24:37.320

David Smith: See other.

777

01:24:37.680 --> 01:24:55.890

David Smith: listeners Mr dunston the CC and RS specifically state and require us to use the existing access ways we can cut new driveways new entrances into the project, so I if you don't like that's fine but that's.

778

01:24:56.220 --> 01:25:00.480

Joseph: Okay, all right, thank you, thank you for that correction, I stand corrected.

779

01:25:01.050 --> 01:25:03.150

Marlene Schubert: Do I need to change anything, and what i've written here, then.

780

01:25:04.530 --> 01:25:05.040

Joseph: don't think so.

781

01:25:06.510 --> 01:25:09.720

Joseph: um any more comments and Laurel and somebody else.

782

01:25:11.400 --> 01:25:12.690

Laurel header and just horrible.

783

01:25:14.550 --> 01:25:16.710

Laurel: Marlene for doing a yeoman's job.

784

01:25:17.400 --> 01:25:24.810

Laurel: These notes I just I guess the overriding kind of the elephant in the room, about these conversations with the traffic.

785

01:25:25.290 --> 01:25:32.730

Laurel: is whether this site is appropriate for single family housing at all any kind of found any registered residential projects.

786

01:25:33.030 --> 01:25:43.170

Laurel: at all, considering that there are lumber trucks going through it and there with me their potential ambulances racing through with a medical Center in the back and.

787

01:25:44.490 --> 01:25:50.460

Laurel: So, in order to create a site that's very safe for children to be there, I think it really.

788

01:25:51.510 --> 01:26:02.220

Laurel: A lot of site, a lot of attention needs to be placed on how the site is developed and wet weather and it may be that residential is not the even the best answer for this, but if it is.

789

01:26:03.600 --> 01:26:18.240

Laurel: And it could be, because it would be nice to get more residential properties on the island um yeah I think that a closer look at least be taken at how the how people move through the site and how big quick vehicles moves at the site.

790

01:26:19.380 --> 01:26:21.930

Joseph: Think very good comment Luke Thank you.

791

01:26:22.530 --> 01:26:23.760

Marlene Schubert: I don't know if I captured it all.

792

01:26:24.270 --> 01:26:25.950

Laurel: You don't need your money and it's fine Thank you.

793

01:26:27.030 --> 01:26:30.930

Laurel: You know you read that but thank you for writing all that stuff down leave right.

794

01:26:31.080 --> 01:26:36.000

Joseph: appreciate any any other any other comments on this one.

795

01:26:37.500 --> 01:26:38.970

Joseph: Right so works.

796

01:26:40.620 --> 01:26:43.770

Joseph: Yes or no contact analysis complete.

797

01:26:45.240 --> 01:26:47.910

Joseph: Am I hearing that there were things missing.

798

01:26:50.190 --> 01:26:51.180

Joseph: and

799

01:26:51.690 --> 01:26:52.920

Laurel: Yes, there are things.

800

01:26:53.550 --> 01:26:54.930

Joseph: So we need to say no.

801

01:26:56.700 --> 01:27:09.720

Joseph: And I would say, the best way, instead of listening to say, to look at the comments read our comments, because the things that are missing or in our comments see your comments comments.

802

01:27:09.810 --> 01:27:15.360

Laurel: Well, maybe the best way is to go through the cookbook that's been provided the design for bainbridge handbook.

803

01:27:15.630 --> 01:27:16.950

Joseph: Well, thank you so much.

804

01:27:18.270 --> 01:27:22.500

Joseph: that's an excellent thing yes happen tell him to go through page.

805

01:27:24.240 --> 01:27:26.430

Joseph: Starting with page.

806

01:27:29.700 --> 01:27:33.030

Joseph: 1819 and 20 of the for be.

807

01:27:34.260 --> 01:27:37.980

Joseph: 1819 and 20.

808

01:27:43.050 --> 01:27:43.410

Joseph: Okay.

809

01:27:44.970 --> 01:27:48.600

Joseph: So we are at 430.

810

01:27:49.710 --> 01:27:51.120

Joseph: We hope to get a little farther.

811

01:27:53.100 --> 01:28:04.560

Joseph: I think the next thing we would do if we had time would be to go to the S s section and I guess, we have to hold it until the next meeting.

812

01:28:06.420 --> 01:28:10.170

Joseph: Is the other people in the audience ruling.

813

01:28:11.100 --> 01:28:13.650

Marlene Schubert: That we have quite a few, but no one has their hands raised at the moment.

814

01:28:14.100 --> 01:28:22.260

Joseph: Okay, can I would like to ask if anybody open a see Linda Andrews has raised

her hand yep.

815

01:28:22.290 --> 01:28:22.950

Marlene Schubert: Just now.

816

01:28:23.520 --> 01:28:37.920

Joseph: But before we do that, I would like to go back to laurels comment about those little do we got boom talking Laurel you want to bring that up again, how do we get that into the record.

817

01:28:39.990 --> 01:28:40.440

Laurel: Maybe.

818

01:28:40.500 --> 01:28:48.660

Laurel: Go you could just read the letter now as a matter of public record and it could be anonymous I mean you know we could just read the letter.

819

01:28:50.640 --> 01:28:52.140

Laurel: From a neighbor right.

820

01:28:52.230 --> 01:28:55.050

Joseph: let's form a new have the letter in front of me.

821

01:28:55.110 --> 01:28:55.620

Laurel: Okay.

822

01:28:55.680 --> 01:28:57.990

Joseph: Well, look I couldn't read it.

823

01:28:59.160 --> 01:29:01.770

Joseph: I would be prepared to read it if the next meeting.

824

01:29:02.460 --> 01:29:03.630

Laurel: Well it's right here.

825

01:29:04.290 --> 01:29:05.970

Joseph: Okay, can well.

826

01:29:06.090 --> 01:29:07.200

Joseph: Okay i'm.

827

01:29:07.770 --> 01:29:13.230

Laurel: it's written to us, so I thought it wouldn't be appropriate for you to read it it's in the email that you had.

828

01:29:15.360 --> 01:29:17.580

Joseph: Let me see if I can find it.

829

01:29:17.850 --> 01:29:18.930

Laurel: All right, i'll read.

830

01:29:18.960 --> 01:29:20.310

Joseph: The second time sorry.

831

01:29:20.430 --> 01:29:20.790

yeah.

832

01:29:21.990 --> 01:29:24.240

Laurel: And I have a lot of background noise in my office, so it.

833

01:29:24.870 --> 01:29:29.250

Joseph: may not be easy to hearing you don't have to put the person's name, and if you don't think.

834

01:29:29.700 --> 01:29:40.230

Laurel: Just says the on the author appreciates the time that the design review committee makes and she says the past Monday was illuminating However, as I watched it listen to the meeting.

835

01:29:40.590 --> 01:29:45.630

Laurel: It became clear that building codes contradict each other at every turn in the cities regulatory manual.

836

01:29:45.990 --> 01:29:52.110

Laurel: Building quote to code close quote is a matter of interpretation and as a parent that a good attorney and an aggressive developer can find to.

837

01:29:52.740 --> 01:30:00.960

Laurel: find ways around it all, sadly, and here comes the wintergreen apartments I saw no respect from the APP then towards the design review committee or any attempt.

838

01:30:01.260 --> 01:30:11.760

Laurel: To provide a well articulated architectural plan for a large complex that many families will call home certainly no Green priorities were under consideration, either.

839

01:30:12.810 --> 01:30:26.640

Laurel: The architectural plans we're woefully incomplete on every level level aesthetically and practically adores the landscaping no attention to quality black considerations, no enthusiasm for embracing the spirit of the Community and design ideals.

840

01:30:28.890 --> 01:30:44.040

Laurel: um the authors act as if none of these parts of the puzzle mattered the implied that he knew the city wanted this project and it was essentially a quote done deal close quote and the author ask this question is this where bainbridge island is headed.

841

01:30:45.360 --> 01:30:52.410

Laurel: It appears that the applicant was just jumping through the hoops without any commitment to the intent of bainbridge island overall Community concerns.

842

01:30:53.430 --> 01:31:02.340

Laurel: The author of this letter, so no respecter regard for producing a livable environment for residents or any desire to prevent present a well thought out and complete architectural design.

843

01:31:03.300 --> 01:31:14.160

Laurel: And why not, and then it says, how does the design review evaluated design plan that is not really designed totally incomplete, with many critical questions left addressed.

844

01:31:15.150 --> 01:31:24.330

Laurel: She goes on to say I worried that, as with the winslow hotel, even if the dmV and planning Commission were to unanimously recommend against this project to the city planner.

845

01:31:24.870 --> 01:31:34.080

Laurel: She could allow it to be approved, and I see the same trek train wreck

occurring here wintergreen has no redeeming features, even the quote affordable close quote housing.

846

01:31:34.380 --> 01:31:41.580

Laurel: will disappear with the first resale and in reality the affordable price tag is unmanageable by most wage earners anyway.

847

01:31:42.300 --> 01:31:58.200

Laurel: As presented these are very small living spaces, no amenities is all with no garages in the affordable section, etc, in the end it's all smoke and mirrors in service of maximum profits in an overly dense noisy and unwelcoming environment, this is a commercial area.

848

01:31:59.520 --> 01:32:05.880

Laurel: Where is the will or ability to mandate, a clear and specific plan with a well designed multifamily housing development.

849

01:32:06.180 --> 01:32:16.350

Laurel: that's what it is, it is not a single family design and function or form, how can all this disarray be ignored or go unaddressed loudly and clearly by our advisory committees.

850

01:32:16.710 --> 01:32:27.210

Laurel: I hope, stronger objections will be put forward soon this project is unacceptable as presented it should shouldn't even be a maybe and it's authored by a neighbor in that community.

851

01:32:29.340 --> 01:32:31.650

Marlene Schubert: So, Joe we do have two hands in the audience.

852

01:32:31.680 --> 01:32:36.180

Joseph: We do i'd like to hear from them we'll quickly, so I think Linda someone then Linda.

853

01:32:36.180 --> 01:32:38.730

Marlene Schubert: yep she was first Linda i'm allowing you to speak now.

854

01:32:39.090 --> 01:32:53.520

Linda Andrews: Go ahead Linda Okay, thank you minor a couple of minor points they don't begin to get at what that writer just covered, which was the the the the the the maxi view the the large view.

855

01:32:54.300 --> 01:33:07.110

Linda Andrews: Just two little points annoys study done now, a traffic study done now are useless right now we have the quietest area that we've ever had because of coven.

856

01:33:08.730 --> 01:33:12.750

Linda Andrews: The noise and the traffic are intense in the summer.

857

01:33:13.890 --> 01:33:24.180

Linda Andrews: Warm air carries sound when we have to have our windows open and our doors at on stone Chris for cool for cooling.

858

01:33:25.740 --> 01:33:32.130

Linda Andrews: The noise is very, very loud on three or five for us and we're some distance back.

859

01:33:35.190 --> 01:33:36.990

Linda Andrews: End as far as the traffic study.

860

01:33:38.100 --> 01:33:40.290

Linda Andrews: When the traffic backs up.

861

01:33:41.400 --> 01:33:54.330

Linda Andrews: that's like twice a day during the summers and busy times and it backs up significantly, so that it would be difficult for people, it is difficult for people on.

862

01:33:55.650 --> 01:34:02.760

Linda Andrews: Data daily that only have a left turn and then a right turn to get on to high school road.

863

01:34:04.080 --> 01:34:12.960

Linda Andrews: it's very difficult for us if we increase the traffic significantly during the rush hours on call these lane.

864

01:34:14.820 --> 01:34:16.470

Linda Andrews: there'll be a lot of frustration.

865

01:34:18.030 --> 01:34:25.620

Linda Andrews: From multi folks many folks and then another aspect that has me a little confused.

866

01:34:26.730 --> 01:34:42.870

Linda Andrews: Then new buildings, all of the three levels are having they'll have garages and attached to it a commercial space commercial slash Home Office that implies that it's being marketed as a place for people to set up a business.

867

01:34:44.250 --> 01:34:46.830

Linda Andrews: And those businesses will attract.

868

01:34:48.390 --> 01:34:50.760

Linda Andrews: Traffic clients.

869

01:34:54.210 --> 01:35:03.240

Linda Andrews: You know, additional need for parking and, of course, we all know that residential areas is definitely need parking areas for guests.

870

01:35:04.650 --> 01:35:21.660

Linda Andrews: I see the the parking thing is as an issue, partly because, if this is a new subdivision, it has to follow subdivision requirements which is two parking places for each for a two bedroom.

871

01:35:23.640 --> 01:35:24.150

Linda Andrews: home.

872

01:35:25.200 --> 01:35:28.050

Linda Andrews: One parking place for a one bedroom home.

873

01:35:29.130 --> 01:35:38.820

Linda Andrews: What his plans so far It just seems really inadequate, even though it's near you know supposedly near the near the ferry um so I just kind of.

874

01:35:40.080 --> 01:35:45.300

Linda Andrews: saw a few little glitches here, I just wanted to address quickly, thank you for listening.

875

01:35:46.350 --> 01:36:00.750

Joseph: i'm Thank you very much, I believe in vicki Maybe you can correct me on

this, I believe this or maybe Kelly, can I believe the subdivision code for hs one and two doesn't even allow for work at home activities.

876

01:36:02.310 --> 01:36:08.340

Kelly: There are a minor home occupation, can be used to conduct business out of one's resident.

877

01:36:08.940 --> 01:36:11.310

Joseph: He even he is wanting to.

878

01:36:13.110 --> 01:36:13.470

Joseph: yeah.

879

01:36:14.250 --> 01:36:18.000

Vicki: Always specifically on the on the use chart.

880

01:36:19.980 --> 01:36:24.030

Vicki: Two Oh, it says live slash work units.

881

01:36:25.260 --> 01:36:29.250

Vicki: For hs are wanting to earn not permitted.

882

01:36:30.060 --> 01:36:36.900

Kelly: it's not a that's a live work unit is a certain thing this would be considered a minor home occupy thing, but I can.

883

01:36:37.020 --> 01:36:38.280

Joseph: Okay, good.

884

01:36:38.640 --> 01:36:41.730

Vicki: So you're saying it's a minor home occupation.

885

01:36:42.630 --> 01:36:45.840

Kelly: Theoretically, that that would be permitted.

886

01:36:47.070 --> 01:36:54.480

Kelly: And I believe it's accessory to a single family residential dwelling i'd have to look that up.

887

01:36:55.170 --> 01:36:55.980

Laurel: Well, there.

888

01:36:56.040 --> 01:36:57.840

Laurel: covertly i'll have my circle back up.

889

01:36:58.800 --> 01:36:59.940

Vicki: Here here's.

890

01:37:00.000 --> 01:37:10.530

Vicki: here's the definition of live work means a building use that combines business activities within the same structure as a residential living space so.

891

01:37:11.850 --> 01:37:23.520

Vicki: live and live slash work units are distinctly from other mixed use development because the commercial residential space or internally connected in the business owner employee must live in the dwelling unit that's right straight out of.

892

01:37:26.010 --> 01:37:31.890

Vicki: So this is this is in this is this is being described.

893

01:37:33.000 --> 01:37:33.600

Vicki: Under.

894

01:37:35.310 --> 01:37:46.530

Vicki: Diversity in house design in the subdivision section, which is why Joe and I were looking at it, so this is something that's definitely going to need clarity, because it definitely says not permitted so.

895

01:37:46.830 --> 01:37:49.980

Kelly: Love working in certain are definitely not needed but.

896

01:37:50.190 --> 01:37:54.360

Vicki: Right, but I don't see minor home occupation in the permitted use table either.

897

01:37:55.350 --> 01:38:01.650

Kelly: Yes, because it is very to single family development, so I can I can look that up okay okay.

898

01:38:01.890 --> 01:38:02.730

Vicki: Kelly well.

899

01:38:05.340 --> 01:38:06.060

Joseph: let's go ahead.

900

01:38:06.570 --> 01:38:21.690

David Smith: But we, the only reason that designation is in there, because we got some push from city council that the unit should have that diversity, we have no desire, one way or the other, on having.

901

01:38:22.290 --> 01:38:30.150

David Smith: Any commercial activity in the residents and we don't we don't want to market it that way, but we were simply.

902

01:38:33.660 --> 01:38:35.700

David Smith: Following a suggestion from city council.

903

01:38:37.200 --> 01:38:38.340

David Smith: So we don't care.

904

01:38:39.660 --> 01:38:42.090

Joseph: Thank you for that that's very helpful, thank you.

905

01:38:43.980 --> 01:38:45.030

Marlene Schubert: Member yet has.

906

01:38:45.300 --> 01:38:47.010

Joseph: Another participant.

907

01:38:47.400 --> 01:38:48.720

Joseph: Go ahead question.

908

01:38:49.410 --> 01:38:50.250

Marlene Schubert: Listen, I think.

909

01:38:50.310 --> 01:39:01.350

Shawn: I did just real quick want to thank Linda though for the traffic study time in terms of now we're encoded but also summer and how important that is I mean that's.

910

01:39:01.410 --> 01:39:04.590

Shawn: A good one, want to thank you for bringing that up because that's huge.

911

01:39:06.810 --> 01:39:10.950

Joseph: Okay, thank you Sean okay Elizabeth she.

912

01:39:11.820 --> 01:39:13.830

elizabethdoran: Yes, good afternoon, can you hear me.

913

01:39:13.980 --> 01:39:14.610

Joseph: Yes, we can.

914

01:39:14.880 --> 01:39:18.480

elizabethdoran: Oh, thank you for allowing me to offer my opinion.

915

01:39:20.040 --> 01:39:31.410

elizabethdoran: I just want to dovetail on linda's comments, I am also a property owner in the Jason stone crabs development, which was built by the same developer, many years ago and it is a wonderful development in this.

916

01:39:32.610 --> 01:39:34.410

elizabethdoran: proposed development will.

917

01:39:37.080 --> 01:39:43.740

elizabethdoran: Unfortunately, have some significant impact on stone CREST and the quality of life there parking is one issue.

918

01:39:44.760 --> 01:39:54.660

elizabethdoran: we've heard and repeatedly hear from stone Chris occupants of the difficulty already in providing adequate parking for residents there.

919

01:39:55.320 --> 01:40:05.730

elizabethdoran: it's it's forced the Hoa to become a police force for people who who park and leave or have too many cars for the development, so what is it's done and it will.

920

01:40:06.570 --> 01:40:17.040

elizabethdoran: continue with evergreen as you as anybody on bainbridge who's wandered in to walgreens or any of the other commercial activities or medical facilities there during the day you already see.

921

01:40:19.050 --> 01:40:26.070

elizabethdoran: great demand for the parking there, and this is simply just covert times when when we ultimately return to quote unquote normal life.

922

01:40:26.880 --> 01:40:44.400

elizabethdoran: That will will be the remote pressure there if if parking is not addressed the city will be engendering a safety issue with people parking over to ace and crossing over to visit friends or facilities that they can't find a parking space for.

923

01:40:46.440 --> 01:40:56.340

elizabethdoran: That this is something of considerable concern, I think, to to there should be considerable concerns to the review board the city in general.

924

01:40:56.940 --> 01:41:12.600

elizabethdoran: will also it also engender some conflict side from with starcraft neighbors who have to police already but key bank what are they going to do to try and prevent people from using their parking lot as overflow parking.

925

01:41:14.250 --> 01:41:19.260

elizabethdoran: And then, when you include the fact that you know this is to be a.

926

01:41:20.730 --> 01:41:31.590

elizabethdoran: Low income to attract families where where will these these families live and park and have their children safely play and and roam in their neighborhood.

927

01:41:32.550 --> 01:41:52.530

elizabethdoran: In addition, it's I participate in an earlier meeting and I have to say I am saddened that the developers not did not listen to the comment about the location of the proposal location on the south east corner of the garbage disposal, I believe that the city is required to consider compatible.

928

01:41:53.580 --> 01:41:57.810

elizabethdoran: compatibility with neighboring developments and then that is placed there.

929

01:42:01.680 --> 01:42:14.100

elizabethdoran: The marches, you can send the design, where do people want to brush put the garbage cans, so they won't have them they'll be going back and forth to that area there's only one garbage and recycling everything entire development it is right.

930

01:42:15.120 --> 01:42:26.670

elizabethdoran: You know the other side of the fence and this very thin green screen space with with stone crass you have these large trucks coming in the wee hours to.

931

01:42:27.210 --> 01:42:42.120

elizabethdoran: collect and put the big metal carts back in people coming and going at all times in the night, you know older rats all the usual things that you have associated with these receptacle areas and i'm familiar I live on the South end of the island and.

932

01:42:44.040 --> 01:42:53.250

elizabethdoran: I see in here at the trucks coming and going to them in what area were the pickup is for those for the new developments there it's disruptive.

933

01:42:54.120 --> 01:43:04.080

elizabethdoran: And again, the neighbors have paid and are paying considerably their taxes to live quietly where they are and and now between you know.

934

01:43:04.830 --> 01:43:17.250

elizabethdoran: The noise and sound and orders of that will emanate from the recycling level, the impact of the parking and the use of polly's lane for lot large, and I mean, excuse me.

935

01:43:19.860 --> 01:43:20.970

elizabethdoran: considerable use.

936

01:43:22.260 --> 01:43:33.360

elizabethdoran: By the proposed occupants if that's to be their only access point there what what does that do to impact the neighborhood next door I think these things need to be.

937

01:43:34.320 --> 01:43:46.500

elizabethdoran: Again we're talking about trying to live, but live harmoniously in our Community and and safely and I don't think that the parking at car use and.

938

01:43:48.270 --> 01:43:55.170

elizabethdoran: practicalities of garbage recycling etc and storage have been adequately addressed, thank you for your time.

939

01:43:55.890 --> 01:44:05.700

Joseph: Thank you for your comments, thank you okay um I don't believe anybody else has her hand up Bob does but anybody else from the audience.

940

01:44:06.720 --> 01:44:07.440

Marlene Schubert: At this time.

941

01:44:08.070 --> 01:44:11.070

Joseph: Okay, Bob did you want to make.

942

01:44:12.150 --> 01:44:14.430

Bob: yeah I just had a question for Elizabeth.

943

01:44:15.810 --> 01:44:22.680

Bob: You live there at stone you live there at stone crass i'm just wondering Elizabeth it have you noticed if that.

944

01:44:23.700 --> 01:44:27.240

Bob: parking area that's on the southeast side there.

945

01:44:29.040 --> 01:44:36.570

Bob: Are there are the most of those cars that Park, there are they fairy commuters that are parking there and walking down to the ferry.

946

01:44:37.680 --> 01:44:49.980

Bob: Or are they just people that are using the commercial sites at wintergreen or what I assume you might have an idea, because I was down there today and, of course, that that lot was quite full.

947

01:44:51.060 --> 01:44:56.010

Bob: Where the affordable housing buildings proposed and it just seemed odd.

948

01:44:57.090 --> 01:45:10.410

elizabethdoran: it's it's all the above and Linda can confirm there, there are

people there's no rent camp in stone crests and as a result there's a number, including units I own that are that are rented and as a result you health and have.

949

01:45:11.580 --> 01:45:18.480

elizabethdoran: various parties who reside there are multiple cars, you have one parking space it's it's in a garage or.

950

01:45:18.870 --> 01:45:28.170

elizabethdoran: or a side parking area and the the guests parking in front of all of the stone Christian is is specifically for guest only, it is not for occupant owner.

951

01:45:29.160 --> 01:45:36.030

elizabethdoran: And, and consequently the spillover goes into where you identified in addition to people who work there.

952

01:45:36.570 --> 01:45:46.500

elizabethdoran: I don't know if you've considered, you know that the people who work all in that development that commercial area I generally do not live on the island and they're coming from afar in their parking there and.

953

01:45:47.850 --> 01:46:00.810

elizabethdoran: Working walgreens and the medical facilities, etc, and off site where they can't get parking and then they walk over to stone Chris it's or excuse me safeway Plaza etc.

954

01:46:02.130 --> 01:46:10.620

elizabethdoran: it's been an invitation, you know because it's relatively accessible there with the close to the ferry and close to downtown park.

955

01:46:11.220 --> 01:46:14.760

elizabethdoran: that's not going to go away and, as I said, the concern is that.

956

01:46:15.270 --> 01:46:23.310

elizabethdoran: You bring in residential and people want to visit their friends and family or just parked their car they won't find a parking space so they'll go over to ace.

957

01:46:23.640 --> 01:46:40.350

elizabethdoran: And then they will be subject to crossing the street and they won't use the pedestrian they'll do a mid mid block crossing and for anybody who's kind of looking at lawsuits these days, involving municipalities crosswalks are.

958

01:46:41.460 --> 01:46:46.560

elizabethdoran: There, a very large and expensive liability for for municipalities.

959

01:46:48.300 --> 01:46:48.690

Bob: Okay.

960

01:46:48.750 --> 01:46:57.870

Bob: Well, thank you very much yeah that's you brought some excellent points up from someone that you know that lives there that's very good points, thank you very much.

961

01:46:58.860 --> 01:46:59.520

Joseph: Okay, thank you.

962

01:46:59.580 --> 01:47:00.990

Bob: like an attractive nuisance.

963

01:47:01.770 --> 01:47:02.130

Joseph: yeah.

964

01:47:02.520 --> 01:47:03.450

Bob: I guess well cool.

965

01:47:04.500 --> 01:47:11.220

Joseph: So i'm looking at the time, it is for 50 so then have to call us to close, we didn't get this far as I would have liked.

966

01:47:12.660 --> 01:47:19.740

Joseph: It, we have to schedule another meeting and I would like to that meeting the goal of starting with us one.

967

01:47:21.240 --> 01:47:31.620

Joseph: On the standards and continue as we have been so far there any final comments to the applicant have any final comments before we close tonight or.

968

01:47:33.030 --> 01:47:40.260

Hayes Gori: Oh yes, yeah yes, thank you, Mr done tonight you know, we were very much hoping to get done with the worksheet today.

969

01:47:41.580 --> 01:47:50.010

Hayes Gori: You know the longer this drags on the you know, there are issues, from our perspective I don't know if you're aware, but the City Council recently passed an affordable housing ordinance.

970

01:47:50.970 --> 01:48:04.860

Hayes Gori: Make the same stating that the open market affordable housing units have to be 99 years affordable, as opposed to just the for sale that impacts our project if it turns out that we are subject to that ordinance so that you know.

971

01:48:05.880 --> 01:48:13.170

Hayes Gori: The timing matters you know there's urgency, from our perspective to get through here as quickly as we can, and I appreciate your efforts.

972

01:48:13.620 --> 01:48:22.560

Hayes Gori: But now we're going on meeting number four so if we do have to go to another meeting i'd appreciate it if we just drilled down and get right to the worksheet and got through it as quickly as we can.

973

01:48:24.390 --> 01:48:26.880

Joseph: Okay, I can promise you that lever do that.

974

01:48:28.110 --> 01:48:29.520

Joseph: You can almost up yes.

975

01:48:29.610 --> 01:48:45.150

Shawn: Can I managed to say that, though hey is like I feel like it's dragging on, because, from the very first meeting you guys haven't really taken the design for bainbridge to heart that's why we're still where we're at and having the conversations we're all having is because you haven't.

976

01:48:45.180 --> 01:48:52.680

Shawn: Really responded to the feedback so it's it's I don't think it's fair to put your urgency and timeline on.

977

01:48:53.280 --> 01:49:07.140

Shawn: US given all that because you're you've just been trying to like maybe tweak this or do this but you've just been pushing forward and everyone here is thing as it exists it's not it's not right for the space it's not right for.

978

01:49:07.140 --> 01:49:20.370

Shawn: The it's not right for the future of the islands and so it's you know again pushing us back on us to force us to drill down and push through on something it's it it doesn't feel fair and it doesn't feel a respectful.

979

01:49:21.780 --> 01:49:29.370

Hayes Gori: Well, I mean I I hear what you're saying Sean but you know, in fairness that this is a two way street, we have taken on board a lot of what you said.

980

01:49:29.790 --> 01:49:40.800

Hayes Gori: We reworked the site plan to done this sound study we changed the roofing be changed the facades we've gone to West Seattle to look at other townhomes so we get a better sense for how these things can work.

981

01:49:41.490 --> 01:49:53.310

Hayes Gori: we've manipulated the floor plans colors you know, etc, etc we're going to put in the sound fence, you know, to improve the quality of life for the residents.

982

01:49:54.180 --> 01:50:00.300

Hayes Gori: If we have you know if we're going to be forced to have a 50 foot step back that's going to reduce the quality life of the other folks.

983

01:50:00.720 --> 01:50:06.780

Hayes Gori: You know, in the West lot so everything is connected but, but my point is, we are trying, we are listening.

984

01:50:07.590 --> 01:50:15.930

Hayes Gori: I think it was actually quite helpful today to get through, at least the first one six or so of the worksheet mean that's you know that's the feedback and we all in the proposal phase.

985

01:50:16.260 --> 01:50:24.840

Hayes Gori: So you know, we need to hear what you have to say, and we respected, we will take it on board we're going to come back you know, during the application phase, again, we all know that.

986

01:50:25.350 --> 01:50:38.310

Hayes Gori: And you know and you'll take a look at it again and then you'll make your final recommendation, but you know so we're in process, so we don't mean to have you feel like it's disrespectful we're trying, but I would say, also.

987

01:50:39.510 --> 01:50:47.760

Hayes Gori: Again, not to put too fine a point on it, but you know we're we're trying to make this development be 40% plus affordable housing.

988

01:50:48.330 --> 01:50:53.010

Hayes Gori: And that's, not to say that we don't want to give the low income folks good housing.

989

01:50:53.970 --> 01:51:00.150

Hayes Gori: To the contrary I mean David Smith, is the developer of affordable housing on bainbridge island last 1520 years.

990

01:51:00.540 --> 01:51:09.930

Hayes Gori: I mean this this is his sweet spot and he knows how to do it, but the reality is it imposes certain economic limitations and that translates into density.

991

01:51:10.470 --> 01:51:22.320

Hayes Gori: And so those considerations are very real from a developer perspective so we're trying to you know accommodate all of those perspectives, including yours, of course, and it's not easy.

992

01:51:23.430 --> 01:51:27.240

Hayes Gori: And so you know just it's important to be mindful of that.

993

01:51:31.020 --> 01:51:40.620

Sydney Thiel: No one ever said this was easy this isn't set up to be easy, but I want to reiterate a lot of what was in that letter what we've been presented, has been underdeveloped under President.

994

01:51:40.650 --> 01:51:49.920

Sydney Thiel: Under presented and the renderings are not convincing and often they show, something which is opposite of what's been said.

995

01:51:50.550 --> 01:52:09.450

Sydney Thiel: So a lot of this delay is directly related to what's presented to us, and how its presented so I would encourage you to look at other projects that have come before the Dr B favor will be reviewed and level of information and the level of discourse that happens on those Thank you.

996

01:52:10.020 --> 01:52:22.740

Hayes Gori: Well, I thought I appreciate that and I will say we have looked at the bpa remodel the buxton remodel we looked at their their worksheet and we know we compared it to what we submitted to you and we provide a.

997

01:52:23.430 --> 01:52:36.300

Hayes Gori: Considerably more verbiage than they did in there, so that was that was given to us as an exemplar and we use that and we provided me look at look at the city website i've got 26 exhibits I mean there's a lot of information.

998

01:52:37.530 --> 01:52:38.220

Hayes Gori: I like I said.

999

01:52:38.310 --> 01:52:39.840

Sydney Thiel: we're trying knowledge bar.

1000

01:52:39.870 --> 01:52:40.980

Hayes Gori: And so what's that.

1001

01:52:41.250 --> 01:52:51.390

Sydney Thiel: it's a salad bar you just bounced all that information on to the site it's got to be cohesive and and present it to it, and maybe what came in today is more cohesive.

1002

01:52:51.780 --> 01:53:09.690

Sydney Thiel: But you're leaving so much up to the Dr B to fill in to get the suggestion that we need to go to a site to look up a material is you know, beyond the pale this is your project that needs to be presented holistically thoughtfully and well developed.

1003

01:53:11.520 --> 01:53:17.430

Hayes Gori: I think if we complete the worksheet that the next meeting we'll we'll we'll do our best that's that's, all I can say.

1004

01:53:18.840 --> 01:53:19.320

Joseph: Okay.

1005

01:53:20.670 --> 01:53:21.720

Joseph: Thank you very much.

1006

01:53:23.220 --> 01:53:37.470

Joseph: i've been saying, this time, then I would say there's no more comments from the participants are from the audience or from the degree of call this portion of the medium me a meeting to a close, thank you, gentlemen, for coming and.

1007

01:53:38.610 --> 01:53:43.890

Joseph: i'd like to then go on to new and old business if we could.

1008

01:53:45.570 --> 01:53:53.340

Joseph: I know that last meeting for David Griffin got good hammered on the technology and was kicked off.

1009

01:53:53.430 --> 01:54:04.680

Joseph: And wasn't able to provide he has agreed to provide you know short updates on various projects and answer questions and he also he and.

1010

01:54:05.400 --> 01:54:22.650

Joseph: I believe Jennifer have been working hard on updating the administrative manual and some of the things that we've talked about with that checklist and I think David, if you want to take a moment updated as to what you're doing that would be great.

1011

01:54:22.920 --> 01:54:29.580

David Greetham: Sure thanks guys again Dave grief and planning manager and i'll invite Kelly, try to stay around in case she can answer any questions about the projects to.

1012

01:54:30.300 --> 01:54:39.900

David Greetham: A quick overview of projects you've seen in the last year or so and where they're at a large one messenger house applied for a minor conditional use permit.

1013

01:54:41.040 --> 01:54:50.820

David Greetham: In late 2020 to deal with a lot coverage issue and they went to the historic preservation commission to.

1014

01:54:51.330 --> 01:55:01.050

David Greetham: get a designation that allows two buildings and the East London store destination, the local register what that does is allows them to request some future flexibility and code.

1015

01:55:01.740 --> 01:55:07.560

David Greetham: But the more important answer is their main project, the overall site plan review and the conditional use permit that you're reviewing.

1016

01:55:08.310 --> 01:55:14.160

David Greetham: has been applied for a bit has been returned be an incomplete application so that's why you haven't heard anything for a while.

1017

01:55:14.520 --> 01:55:24.360

David Greetham: kelly's been reviewing the materials and waiting for risa middle of those materials so once we have a complete application then messenger House will come back to you for that final review process.

1018

01:55:25.980 --> 01:55:27.930

David Greetham: commands question about that of course yeah.

1019

01:55:28.230 --> 01:55:37.860

Joseph: The linkedin 95 see up then was judged was obviously old and didn't cover some of the issues of today, because it was 1995.

1020

01:55:38.610 --> 01:55:53.070

Joseph: So I don't understand the minor see you can over that means Does that mean that there's a new see up amendment to that one is that what you're talking about, or is it a whole new new decision making.

1021

01:55:53.790 --> 01:55:54.630

David Greetham: yeah and can you.

1022

01:55:54.720 --> 01:55:57.450

Joseph: describe that one more day I just don't understand sorry yeah.

1023

01:55:57.930 --> 01:56:04.830

Kelly: that's Okay, so that it's kind of two different issues, one they're seeking a brand new concept.

1024

01:56:06.210 --> 01:56:21.780

Kelly: And they want a waiver from the lot coverage limitation, which is the area that can be covered by buildings their current proposal exceeds allowable lot coverage in the district, which is limited, for a health care facility.

1025

01:56:23.670 --> 01:56:29.130

Kelly: process, the one of the ways, you can do that, you can do through variants, but you can also do it.

1026

01:56:30.150 --> 01:56:35.460

Kelly: Through a minor conditional use permits utilizing the historic.

1027

01:56:36.930 --> 01:56:38.010

Kelly: preservation.

1028

01:56:40.110 --> 01:56:51.780

Kelly: regulations that allow for waivers from development standards so that's kind of a standalone minor conditional use permit okay their other.

1029

01:56:52.800 --> 01:57:01.380

Kelly: Development is a major site plan and design review and I believe it's a major amendment to the existing conditional use permit for.

1030

01:57:02.940 --> 01:57:09.240

Kelly: separate issues and you wouldn't normally see the minor conditional use permit.

1031

01:57:10.470 --> 01:57:25.410

Kelly: You wouldn't normally see that, unless you unless it was the decision was they had unless they had applied for a combined decision, but they did it so it's a stand on and you don't that minor conditional use.

1032

01:57:25.770 --> 01:57:31.800

Joseph: So they will still be coming back at some point for design guidance again the little final decision.

1033

01:57:32.520 --> 01:57:44.700

Kelly: Now they're through the design guidance, so they completed their design guidance and and their pre application and their public participation meeting and they've made application.

1034

01:57:45.450 --> 01:57:49.110

Joseph: So I don't believe we filled out a worksheet with them did we.

1035

01:57:50.460 --> 01:57:51.900

Kelly: I don't recall.

1036

01:57:53.190 --> 01:57:53.400

Kelly: Like.

1037

01:57:54.210 --> 01:57:59.010

Joseph: Pretty certain we didn't know that you know I could be wrong.

1038

01:57:59.760 --> 01:58:04.470

David Greetham: Joe there are some cases where youth I think elected to defer to the final meeting for that.

1039

01:58:05.490 --> 01:58:09.060

David Greetham: This may be one of those, but you are correct, they will come back for a final meeting.

1040

01:58:09.450 --> 01:58:11.760

Joseph: me okay fine that's fine.

1041

01:58:12.240 --> 01:58:22.350

David Greetham: Okay now don't worry okay another large project you've considered last year has been the white and Madison multifamily project at the Northeast corner that's the MIC burns project.

1042

01:58:22.890 --> 01:58:30.990

David Greetham: northeast corner of Wyatt and Madison they are currently awaiting their public participation meeting attentively march 11.

1043

01:58:31.710 --> 01:58:43.260

David Greetham: They also will be before that, having a pre application meeting on the 23rd so I said that word they're going to start with their pre meeting February 23 then they'll go to their participation in the March 11.

1044

01:58:44.310 --> 01:58:45.870

David Greetham: Then they're, to the point where they can apply.

1045

01:58:46.380 --> 01:58:46.740

Kelly: No.

1046

01:58:46.980 --> 01:58:48.300

David Greetham: No, excuse me yep correction.

1047

01:58:48.540 --> 01:58:52.650

David Greetham: This is one where you also requested a combined number two.

1048

01:58:53.100 --> 01:58:57.510

Joseph: Right, we still have a design guidance that and all we, I think, is the book message.

1049

01:58:57.750 --> 01:59:04.380

David Greetham: that's correct, do you know what that's my next note I apologize for that Eric my next note says, then they'll come back to you for design guidance number two as requested.

1050

01:59:04.650 --> 01:59:14.550

David Greetham: Okay, so so you sort of sent them off to do their pre up in their ppm, which they're doing and then there'll be through those processes in mid March and then we'll plan on coming back before you again.

1051

01:59:15.030 --> 01:59:16.860

David Greetham: Okay, before they apply for the project.

1052

01:59:17.730 --> 01:59:19.020

Joseph: Good okay.

1053

01:59:20.250 --> 01:59:28.140

David Greetham: A smaller project bainbridge periodontitis that's up on the wire that's the project that was a periodontist clinic with also a couple of residential units mixed use.

1054

01:59:28.500 --> 01:59:35.250

David Greetham: that's in for building permit right now and we're reviewing actual building permits, so we should see that project start up shortly.

1055

01:59:36.600 --> 01:59:48.750

David Greetham: bainbridge performing arts is something you've seen a couple of times they had their recent their pre application meeting and their public participation meeting after they went through your design review process so we're waiting for them to apply.

1056

01:59:50.910 --> 01:59:55.770

David Greetham: Police court I think you've all followed the news probably recently but it's in the building permit review process.

1057

01:59:57.090 --> 02:00:10.620

David Greetham: So right now it's the finer details of the structural review those things are going to be behind the scenes in a building permit but there's also been, of course, more public discussion about the cost and things the Council might pick up more discussion of in the near future.

1058

02:00:12.210 --> 02:00:19.380

David Greetham: Forward stables i'm just about the end of my list forward stables is a project down it forward that you've seen that.

1059

02:00:20.520 --> 02:00:27.120

David Greetham: wants to do an architectural school and maybe a small restaurant associated with that and a couple other uses associated with that.

1060

02:00:27.540 --> 02:00:37.830

David Greetham: They also went to the historic preservation Commission since they've seen you and received a local registered designation, so they also can request, similar to what Kelly mentioned for messenger house.

1061

02:00:38.220 --> 02:00:47.220

David Greetham: Some potential flexibility on things like lot coverage some other zoning standards that the historic designation allows them to request for directors consideration.

1062

02:00:47.820 --> 02:00:56.610

David Greetham: They, however, have not applied, yet so they're right now just considering all the feedback we've gotten from you and historic preservation and we're waiting to apply for the project.

1063

02:00:57.420 --> 02:00:59.370

Vicki: So, David on on that one.

1064

02:00:59.580 --> 02:00:59.910

David Greetham: uh huh.

1065

02:01:00.120 --> 02:01:03.180

Vicki: I heard somewhere, you know the small restaurant.

1066

02:01:04.350 --> 02:01:09.900

Vicki: requires some sort of conditional use permit or something where where does that stand.

1067

02:01:10.170 --> 02:01:23.310

David Greetham: So that has been a discussion we've had been having internally amongst the director and staff and the applicant we've also heard recently that they're there now reconsidering the restaurant aspects we're not sure they're going to come in with that.

1068

02:01:25.740 --> 02:01:41.670

David Greetham: But at this point in time, the historic preservation designation, the local register designation did provide them at least the ability to request some flexibility in the in the CFP process but we're not sure they're going to come in with a restaurant now it's it's up in the air.

1069

02:01:42.780 --> 02:01:46.080

David Greetham: And i'll probably have more news for you shortly on that vicki so feel free to ask me.

1070

02:01:46.260 --> 02:01:47.880

David Greetham: At one of the next couple of meetings.

1071

02:01:49.230 --> 02:01:49.830

David Greetham: If that's okay.

1072

02:01:51.300 --> 02:01:56.340

David Greetham: Okay that's really you do remember a short flight you looked at called frache on the West side of the.

1073

02:01:56.340 --> 02:01:57.480

Joseph: Island yeah.

1074

02:01:57.510 --> 02:01:58.530

David Greetham: they're actually.

1075

02:02:00.810 --> 02:02:07.890

David Greetham: let's see I think they are in now so they'll be coming back to you for the actual final design review board meeting very shortly.

1076

02:02:08.820 --> 02:02:10.020

David Greetham: Okay, great yeah.

1077

02:02:10.080 --> 02:02:11.220

Marlene Schubert: i'm has this and raced.

1078

02:02:11.580 --> 02:02:12.570

Joseph: Oh yeah but.

1079

02:02:13.980 --> 02:02:17.070

Bob: guys had a quick question on back at messenger house.

1080

02:02:17.340 --> 02:02:36.300

Bob: Joe and send a list the long list of questions and concerns to I think it was to you I don't think I went to Kelly, and I don't think it's been posted anywhere i'm just wondering what's happened to that there was a lot of effort went into it and we I haven't heard anything back really.

1081

02:02:38.040 --> 02:02:51.210

David Greetham: You know, Bob we've had several meetings leading up to the pre application letter on that project and that information was was part of our consideration as far as the process to feed back to you I think that's a more detailed discussion there was a lot of detail in that.

1082

02:02:52.650 --> 02:03:03.150

David Greetham: happy to to meet with Kelly, between now and the next meeting and give you a more detailed response to some of those specifics, whereas this was a higher level overview of where they're at in the process.

1083

02:03:03.810 --> 02:03:12.390

Joseph: I think it was more as I recall, I don't mean to overstep bob's question, but it was more wanted to make sure that it got into the.

1084

02:03:13.830 --> 02:03:16.530

Joseph: Project notes going to the.

1085

02:03:17.730 --> 02:03:22.680

Joseph: stuff just saw that he gets forwarded on goes on to the planning Commission, I think that was.

1086

02:03:23.250 --> 02:03:31.410

Joseph: i'll make sure I know I know, in the past Kelly said I know Kelly still here too I know Kelly, it said, you know that we should send it to a certain website.

1087

02:03:31.740 --> 02:03:46.740

Joseph: In maybe I think there was a misunderstanding on released my part that if we said something today or to you I just assumed wrongly, I think that somehow would get put into the you know project file.

1088

02:03:47.280 --> 02:03:56.880

Joseph: Whereas I believe you said that there's a site up can send things to it more more guarantees and gets in there is that correct.

1089

02:03:57.270 --> 02:04:00.750

Kelly: Yes, the the regular planning.

1090

02:04:02.220 --> 02:04:03.900

Kelly: PCT at being Bridgewater.

1091

02:04:04.650 --> 02:04:05.220

Joseph: is where your.

1092

02:04:06.030 --> 02:04:07.020

Kelly: Comments but.

1093

02:04:08.190 --> 02:04:15.360

Kelly: Sometimes, I think it is difficult to tell whether you're asking a general question or whether it's specific to a specific project and.

1094

02:04:17.100 --> 02:04:17.820

Kelly: and

1095

02:04:18.900 --> 02:04:24.840

Kelly: And how, if you want something to go to the planning Commission all you have to do is say we want this to go to the planning.

1096

02:04:24.840 --> 02:04:30.930

Kelly: Commission and you know if you put that in PCT or address it to the planning

Commission it'll be sent to them.

1097

02:04:31.710 --> 02:04:33.120

Joseph: Okay, so.

1098

02:04:33.150 --> 02:04:34.980

Bob: So, Joe I think it's more than that.

1099

02:04:35.130 --> 02:04:46.710

Bob: I think it's more than that there's some non SEPA things in there, I believe we need to get a good understanding of that it's yes there's a lot of stuff there but there's a lot of stuff in that project.

1100

02:04:51.240 --> 02:04:54.810

Laurel: corrupting I need to leave I had another meeting that starts at five and.

1101

02:04:55.110 --> 02:04:57.480

Laurel: They start to think more lean for doing all that not working.

1102

02:04:57.960 --> 02:05:00.360

Joseph: So thank you all for your comments.

1103

02:05:01.230 --> 02:05:22.770

Joseph: by Laura so hop on a Bob and I revisit that letter and see if the word questions and all rewarded and make it more obvious before asking questions versus just sending things on as informational I see where that can be a you know confusing to me so.

1104

02:05:23.850 --> 02:05:27.180

David Greetham: Okay, and happy to talk more offline about that anytime if you're okay.

1105

02:05:27.240 --> 02:05:28.200

Joseph: yeah okay telephone.

1106

02:05:28.290 --> 02:05:41.160

Joseph: Right Bobby and I can talk about that later Okay, can I ask one question about an old project and it was gonna be boring to the rest of the group, but before they were all on the DOB there was some colleges on on eric's.

1107

02:05:43.020 --> 02:06:01.770

Joseph: And there was an architect, we did a project we looked at, and this is when the while back and we approved the six unit thing six unit site plan and eventually that got scrapped, I guess, and they took the House across the street and looks like now they've moved on to the lot.

1108

02:06:04.020 --> 02:06:06.930

Joseph: Are you familiar with the project i'm talking about.

1109

02:06:06.990 --> 02:06:12.630

David Greetham: Oh Okay, yes, this is coming back now, this was even before I think I was attending your meetings um.

1110

02:06:12.750 --> 02:06:23.040

David Greetham: Yes, yes, they they did get a permit to move the House across the street and they've applied for a site plan review adjustment to accommodate the historic house moving across the street.

1111

02:06:23.790 --> 02:06:36.240

Joseph: So, so the design that's that's one of the things i'm that i'm wondering about so we went through divine guidance final done, we approved the project we send it on to the planning Commission never heard anything.

1112

02:06:36.810 --> 02:06:46.350

Joseph: Okay, then all of a sudden, I see the House across the street is being moved there, so I assume that the entire design that we approve went by the wayside.

1113

02:06:46.650 --> 02:06:57.960

David Greetham: So, not the entire design, there are some tweaks to it and basically a qualified as a minor site point of view adjustment, because it was not intensifying it actually I think it reduced the intensity by one resident.

1114

02:06:58.230 --> 02:06:59.940

Joseph: A roadblock to you yeah.

1115

02:07:00.600 --> 02:07:14.070

David Greetham: yeah so it meant the qualification of a minor adjustment and therefore didn't rise to the level of coming back, but i'm happy Joe to to get use the current site plan and let you know what it's looking like these days, I know that one goes way back.

1116

02:07:14.340 --> 02:07:15.540

Joseph: It doesn't go back i'm just.

1117

02:07:15.540 --> 02:07:16.950

Joseph: curious okay okay.

1118

02:07:17.340 --> 02:07:18.990

Joseph: Thank you yeah.

1119

02:07:19.110 --> 02:07:20.040

David Greetham: Any other questions.

1120

02:07:21.810 --> 02:07:23.700

Joseph: Anybody any other questions for Dave.

1121

02:07:24.090 --> 02:07:25.470

Shawn: Well, I just have one or further.

1122

02:07:26.610 --> 02:07:31.800

Shawn: Has there been for the wintergreen project has there been like a public meeting or hasn't been.

1123

02:07:33.540 --> 02:07:42.270

David Greetham: No that's tentatively scheduled for the 25th well right now, it is scheduled for the 25th of planning Commission it'll be the second meeting that evening after.

1124

02:07:43.140 --> 02:07:53.430

David Greetham: Right now, we have a wireless facility planned to go on a tower down at pleasant be filled at 6pm and after 30 minutes public meeting on that this would start at 6:30pm on the 25th.

1125

02:07:54.360 --> 02:07:59.730

Joseph: So Sean What happened was there was a public meeting back in November, December.

1126

02:08:00.210 --> 02:08:16.950

Joseph: And there was a problem with the power over the presentation and the public could not come in so late, they couldn't continue the meeting because they couldn't

get public comment, so it was total non participatory participatory meeting so that got cancelled.

1127

02:08:17.460 --> 02:08:18.900

Marlene Schubert: And that there were some issues.

1128

02:08:19.320 --> 02:08:20.850

Joseph: There resume issues, yes.

1129

02:08:21.090 --> 02:08:37.050

Shawn: The Dave when a project is like wintergreen or when it's first coming at to planning like what what is the process there in terms of where they meeting, are they going in front of city council or How does that work.

1130

02:08:39.480 --> 02:08:47.580

David Greetham: Do you mean when they apply formally for their application yeah okay well, they have actually submitted their materials.

1131

02:08:49.200 --> 02:08:54.210

David Greetham: To the city, we are determining if it's a complete application, right now, this came in the mid last week.

1132

02:08:55.290 --> 02:09:03.300

David Greetham: And so there's there's something some more work to be done there because we usually take up to three to four weeks technically 28 days.

1133

02:09:03.870 --> 02:09:08.340

David Greetham: to determine if something's complete or not, so this just came in last week and we're going through that review right now.

1134

02:09:08.730 --> 02:09:19.050

David Greetham: I realized that raises some unique situations, because here you are in design guidance still as well, but the the applicants positions that they have been to ppm and design guidance already.

1135

02:09:20.850 --> 02:09:35.850

David Greetham: So it's a unique situation but i'm not sure if i've answered your question about a process they'll go to because when once they're firmly in they'll, of course, come back for final design guidance they'll go to planning Commission and then, if applicable, the hearing examiner as well.

1136

02:09:36.630 --> 02:09:43.440

Shawn: I think there was some one Mr Smith said that City Council had advised him to call out a space within him.

1137

02:09:44.490 --> 02:09:45.600

David Greetham: And I wasn't familiar, is where that.

1138

02:09:45.600 --> 02:09:46.200

David Greetham: came from.

1139

02:09:46.470 --> 02:09:55.950

Shawn: I don't like him from had they met was there a public meeting like who what that something about that I was like i'm very curious about who aren't Council or.

1140

02:09:55.980 --> 02:09:56.370

Joseph: yeah like.

1141

02:09:56.490 --> 02:10:00.510

Shawn: When they met and, and so one of my question was this i'm sure everything's above.

1142

02:10:00.960 --> 02:10:12.570

Shawn: Like i'm sure everything's good I just was wondering if, like projects at that scale if they go before the Council before we have visibility, or you know what I mean like I was just curious how how he would have got that information.

1143

02:10:12.930 --> 02:10:16.800

David Greetham: yeah I That was my first time hearing that as well i'm not sure what the context was.

1144

02:10:17.280 --> 02:10:18.240

David Greetham: No formal meetings.

1145

02:10:18.660 --> 02:10:28.440

Kelly: You had some conversations with Kirsten high topless just about affordable housing and things like that, so it may have you know she she may have.

1146

02:10:30.000 --> 02:10:34.470

Kelly: encouraged him to do do mixed use or something you know.

1147

02:10:35.610 --> 02:10:36.570

Kelly: But it was.

1148

02:10:36.600 --> 02:10:43.110

Kelly: So I want to be cleared this decision would go the final subdivision would go to city council.

1149

02:10:43.800 --> 02:10:46.710

David Greetham: But that element you're correct Kelly, for the plat portion that's right.

1150

02:10:47.910 --> 02:10:48.330

Okay.

1151

02:10:49.710 --> 02:10:50.160

Vicki: I have.

1152

02:10:50.910 --> 02:10:52.380

Shawn: A question waiting all that.

1153

02:10:53.640 --> 02:10:54.840

Joseph: vicki ever question.

1154

02:10:54.960 --> 02:10:59.970

Vicki: Well, David we're going to go on and tell us how our process revamp this.

1155

02:11:01.020 --> 02:11:07.200

David Greetham: yeah so we we've wanted to we weren't able to talk to you about that the last couple of meetings, but what we've done is identified.

1156

02:11:07.770 --> 02:11:17.310

David Greetham: About eight places in the cities code that will change the order of the process, to have the preamp first we've identified three primary pages that were we've revised in the.

1157

02:11:18.150 --> 02:11:26.730

David Greetham: Design for bainbridge that would describe the new process, and then the final tweaks Jennifer and I are working on or the behind the scenes sort of

administrative manual what.

1158

02:11:27.120 --> 02:11:33.660

David Greetham: What supplementals come in some revisions to that that we received from you guys, so the plan or the proposal is to.

1159

02:11:34.020 --> 02:11:43.890

David Greetham: Time allowing come to you next meeting with attaches show you the draft strikeouts so you'll see here in code is where is changing and here's what we've captured the new process.

1160

02:11:44.160 --> 02:11:46.020

David Greetham: So i'm hoping do that on march 1.

1161

02:11:46.050 --> 02:11:49.980

David Greetham: And then we would start it through the planning Commission later in March.

1162

02:11:51.360 --> 02:11:57.450

Vicki: So speaking to the next meeting at this point is there what's on that agenda.

1163

02:12:00.780 --> 02:12:03.270

Joseph: We will include the little include that.

1164

02:12:05.190 --> 02:12:05.760

Joseph: We.

1165

02:12:07.140 --> 02:12:07.320

Joseph: Can.

1166

02:12:07.350 --> 02:12:08.220

David Greetham: that's what it sounds like.

1167

02:12:10.050 --> 02:12:22.740

Marlene Schubert: So, David remember on that design for bainbridge there was an order issue the index content table contents showed it one way, but in the body of the section, it was different, and so we need to kind of get that fixed as.

1168

02:12:22.740 --> 02:12:27.030

David Greetham: Much right so we've been working through the details, to make sure things line up as well, between the different sections.

1169

02:12:27.030 --> 02:12:27.390

David Greetham: Right.

1170

02:12:27.930 --> 02:12:37.350

David Greetham: Thank you, is it'll it'll completely reorder The pre op process as the fundamental change, and then some more some changes that go along with that, in the code right.

1171

02:12:38.130 --> 02:12:38.610

Okay.

1172

02:12:39.630 --> 02:12:46.260

Bob: and David Bob Russell hey just a quick question i'm vicki and.

1173

02:12:48.000 --> 02:12:51.840

Bob: what's what's the process now with wintergreen as far as the.

1174

02:12:51.840 --> 02:12:58.590

Bob: City Council approval of a long subdivision could you just give us a quick overview as to what.

1175

02:12:59.160 --> 02:13:10.920

Bob: Who comes first, who comes last I don't know when the City Council comes in, is that, after the planning Commission after the planning director after the he you know the hearing examiner when does that come in yeah when.

1176

02:13:11.070 --> 02:13:13.770

David Greetham: Do you want me address that or do you want to jump in i'll be glad to address that.

1177

02:13:15.210 --> 02:13:15.510

Kelly: uh huh.

1178

02:13:15.930 --> 02:13:21.570

David Greetham: yep say state subdivision law is very clear about how subdivisions are processed and once.

1179

02:13:22.170 --> 02:13:35.250

David Greetham: Preliminary land use approval is received, whether it's site by design review or the preliminary plat approval is received after it goes through the planning Commission design review board the applicant has a certain amount of time to go away it's a number of years, actually.

1180

02:13:36.540 --> 02:13:41.460

David Greetham: To go away and actually do their site prep work to get it ready for it's called the final plan approval.

1181

02:13:41.850 --> 02:13:47.490

David Greetham: And they do you usually do the utility work and lay out some things to make sure that it's going to meet the utility like requirements.

1182

02:13:47.940 --> 02:14:03.960

David Greetham: Then they submit a finals plat design and that is always reviewed by city council, not the hearings every city council and so that's way late in the process, it can be sometime down the road after the land use approval and Kelly feel free to jump in on anything you want to add to that.

1183

02:14:05.130 --> 02:14:08.940

Kelly: Well, the city council is the decision making body on that yeah.

1184

02:14:10.200 --> 02:14:11.490

Bob: So that means that.

1185

02:14:11.700 --> 02:14:18.300

Vicki: That means the developer would have invested, I mean actually done the utility work.

1186

02:14:19.320 --> 02:14:20.340

Vicki: or just designed it.

1187

02:14:21.000 --> 02:14:26.100

Kelly: They either complete the utility work or they are financially assure completion.

1188

02:14:26.580 --> 02:14:31.860

Vicki: right under utility work with that include the sewer is that Canada is a utility.

1189

02:14:32.190 --> 02:14:33.600

David Greetham: Yes, absolutely.

1190

02:14:34.200 --> 02:14:49.470

David Greetham: Oh wow we didn't get in there when Sean read the question up but there's a lot of a lot of focus by public works been put on the sewer questions and the storm water question so shot I didn't want to go into much detail but public works is giving it a lot of attention for this project.

1191

02:14:51.030 --> 02:14:57.150

Bob: So you're saying the planning Commission, they have to approve or disapprove it and then.

1192

02:14:58.260 --> 02:15:11.220

Bob: The site work can take place, like you, like they did down at those 14 row houses on Madison they did the same thing there did the underground and then they went to the Council so hearing examiner has nothing to do with this, then.

1193

02:15:12.780 --> 02:15:28.320

Kelly: The hearing examiner makes a decision on the preliminary plan and once the decision is made on the preliminary plan that would allow them to move forward with infrastructure improvements or construction, not a.

1194

02:15:28.770 --> 02:15:29.040

Okay.

1195

02:15:30.210 --> 02:15:35.280

Bob: Okay, so it goes from the I want to make sure we have this clear in all our minds so.

1196

02:15:35.730 --> 02:15:37.020

Bob: No routing condition.

1197

02:15:37.680 --> 02:15:46.020

Kelly: yeah The pre application letter has contains the recommending bodies in the decision making bodies for each of the required permits.

1198

02:15:47.940 --> 02:15:53.460

Joseph: So Bob I think that we're finding out there, different between the

subdivisions in other projects.

1199

02:15:53.850 --> 02:15:54.540

David Greetham: That was correct.

1200

02:15:54.720 --> 02:16:05.940

Joseph: that's really good Council has nothing to do with the multifamily you know multifamily commercial other projects that they have only subdivision that they have to get involved.

1201

02:16:06.840 --> 02:16:07.530

David Greetham: One way to think.

1202

02:16:08.040 --> 02:16:19.170

David Greetham: Through this whole process of going through now, including the application planning Commission hearings on there any future application before the whole project is really done is called the final subdivision or find a plant.

1203

02:16:19.590 --> 02:16:20.460

that's a different layout.

1204

02:16:22.890 --> 02:16:23.520

Bob: understood.

1205

02:16:24.480 --> 02:16:29.550

Vicki: So you're you're saying in your in your pre conference summary.

1206

02:16:31.980 --> 02:16:35.130

Vicki: The January 26 letter, itlays this out.

1207

02:16:35.880 --> 02:16:38.760

Kelly: Yes, in my in my checklist I think it's.

1208

02:16:38.790 --> 02:16:39.240

Vicki: So I have.

1209

02:16:39.300 --> 02:16:40.230

Kelly: The letter and.

1210

02:16:42.030 --> 02:16:43.980

Vicki: I see I see it, the checklist right here.

1211

02:16:44.100 --> 02:16:44.490

Kelly: Okay.

1212

02:16:45.090 --> 02:16:48.900

Kelly: yeah it's down first section I think tells you what.

1213

02:16:49.830 --> 02:16:53.010

Vicki: The land use review process required land use application.

1214

02:16:53.010 --> 02:16:53.370

Vicki: Okay.

1215

02:16:53.580 --> 02:17:07.110

Kelly: All right, and that they're a little bit confusing is the fact that for a consolidated project what he was talking about before if they consolidate the decisions for say site plan review which is.

1216

02:17:08.880 --> 02:17:28.230

Kelly: which would require planning Commission recommendation and director decision with subdivision review which is which requires a hearing examiner decision, the highest level of review takes place, so you have like messenger House has three.

1217

02:17:30.180 --> 02:17:39.240

Kelly: Three consolidated projects reviews a boundary lana adjustment site plan review and the conditional use permit this, one would have.

1218

02:17:39.870 --> 02:17:50.010

Kelly: To I believe they plan review and the major amendment to the conditional use permit, so the highest level reviewer the hearing examiner will make the decision on the preliminary plan.

1219

02:17:50.340 --> 02:18:11.640

Vicki: Right so kind of one other question in there, since their goal is to have about half of these units be affordable and their their fee simple, so these folks are going to buy the House that the land under it but they've got party walls, like a condo and up and up party roof like a condo.

1220

02:18:14.160 --> 02:18:33.360

Vicki: Where and all of this documentation does normally, it would be in CC and RS for a condominium is that were like a budget there's rules defining a budget for a sinking fund for maintenance is that, where that goes and does the city review that.

1221

02:18:34.380 --> 02:18:42.510

Kelly: So there are a few statements and in your statement I don't you sinful alive so you're an attorney you.

1222

02:18:43.260 --> 02:18:44.460

Vicki: Know i'm not an attorney.

1223

02:18:46.500 --> 02:18:54.990

Kelly: So I don't know what the financial structure is I don't know that these are few simple ads i'm not sure what what you said about wall so i'm not.

1224

02:18:55.620 --> 02:19:05.550

Vicki: You know their walls are side by side, so and the roof is a continuous membrane roof, so it reads like a condominium and so i'm concerned.

1225

02:19:06.600 --> 02:19:15.840

Vicki: For the affordable side well for the whole project, but especially for the affordable side, where there's going to be some sort of homeowner dues.

1226

02:19:16.860 --> 02:19:28.770

Vicki: You know how does that, how do we have any responsibility to make sure on the affordable housing side that the people there are being.

1227

02:19:30.210 --> 02:19:37.050

Vicki: Somewhat protected by quality management of choice of materials, I guess, is what i'm saying I mean how.

1228

02:19:38.160 --> 02:19:38.640

Shawn: portable.

1229

02:19:39.030 --> 02:19:42.720

Vicki: How does it stay affordable on a month to month basis actually.

1230

02:19:43.200 --> 02:19:58.770

Kelly: I think what they're what they're just they're discussing what the housing resource for managing that or or or essentially that the those units would be owned by the housing resources, sport, so I don't know for sure what the financial.

1231

02:19:59.850 --> 02:20:08.430

Vicki: What happens on that 36 units say if housing resource board actually can't secure the funding for all 36.

1232

02:20:09.540 --> 02:20:27.030

Vicki: Because we had the meeting with phaedra that that design review board meeting, and you know they would love to do 36 but she's thinking 1416 you know I don't know if that number is still steady if it's changed gone up or down, so what happens to the other.

1233

02:20:28.860 --> 02:20:33.390

Vicki: If HR bees, not in charge, what happens to them who's in charge.

1234

02:20:33.630 --> 02:20:38.220

Kelly: Well, I don't so right now under the current regulations.

1235

02:20:39.660 --> 02:20:50.190

Kelly: If you want bonus density it's required to be affordable housing, so one could say there is no requirement for affordable housing so.

1236

02:20:50.790 --> 02:20:59.520

Vicki: But they've that they've secured say say HR be can only take care of half of them can only fund, half of them find buyers for half of them.

1237

02:21:00.030 --> 02:21:17.370

Vicki: support those Homeowners and half of them, but the bonus density has been granted for now 1520 units that are just kind of amorphous floating out there, just like the other ones are so, but the bonus densities been awarded so How does that work.

1238

02:21:17.850 --> 02:21:26.310

Kelly: Though so usually it's pretty simplistically that you can only build so many units before you build affordable so.

1239

02:21:27.480 --> 02:21:45.570

Kelly: Say you'd have to build one affordable for every 10 units, so that that would have to be you know, and there are a lot of different funding sources like hits up

Community kids up county Community development block grant program housing Trust Fund.

1240

02:21:46.080 --> 02:21:56.550

Kelly: Right now, I don't know what their their financing is, I know their discussion and just from us very simplistic city standpoint.

1241

02:21:57.810 --> 02:22:02.190

Kelly: If you want bonus density, it has to be affordable and we have a definition.

1242

02:22:02.940 --> 02:22:16.500

Vicki: Well, as a as a heads up per the meeting that we had in front of the design review board is that's going to be a big stretch for HR be to get to that 36 it's going to be a very big stretch.

1243

02:22:16.560 --> 02:22:18.150

David Greetham: I do recall them mentioning that yes.

1244

02:22:18.210 --> 02:22:19.440

Vicki: So there's going to be this big.

1245

02:22:19.530 --> 02:22:27.420

Vicki: uncovered delta where somebody I mean I don't know that's that's for another conversation.

1246

02:22:27.720 --> 02:22:33.240

Kelly: yeah I don't I don't know what will happen i'm just going through this process so.

1247

02:22:34.920 --> 02:22:37.950

Joseph: I do believe that's why the City Council did what they did last.

1248

02:22:37.950 --> 02:22:50.940

Joseph: thursday's are trying to address this issue, one way or the other, I think, just trying to fix that so that we know how many are are in perpetuity allowed to be you know.

1249

02:22:51.450 --> 02:22:53.310

Joseph: The more you need restricted and.

1250

02:22:53.610 --> 02:22:55.560

Joseph: which ones are on the open marketplace.

1251

02:22:56.190 --> 02:23:02.250

Kelly: it's not enough and I want to make sure you understand that it's a floor area.

1252

02:23:02.610 --> 02:23:07.890

Kelly: right number, so I know he's proposing a certain number of units, but.

1253

02:23:09.120 --> 02:23:09.510

Joseph: Right.

1254

02:23:09.660 --> 02:23:14.250

Kelly: I want everybody to understand that this is floor area so it's bonus floor yeah.

1255

02:23:14.670 --> 02:23:16.110

Shawn: So I really appreciate that.

1256

02:23:18.570 --> 02:23:19.290

Shawn: it's so easy.

1257

02:23:21.150 --> 02:23:23.010

Shawn: To move the actual unit so it's.

1258

02:23:25.980 --> 02:23:33.480

Shawn: very fine line and David, thank you for also just answering or what speaking thank both of you for everything.

1259

02:23:35.040 --> 02:23:38.370

Shawn: So you're saying public works is looking at the sewage thing not.

1260

02:23:39.330 --> 02:23:43.200

Joseph: Michael Michael in public works he's an engineer and public works and.

1261

02:23:44.340 --> 02:23:50.760

Joseph: He said me I asked him for an update on his point he sent me one paragraph

very simple, you know statement.

1262

02:23:52.470 --> 02:23:55.350

Joseph: Oh, did you okay so that's that's what I know so.

1263

02:23:55.710 --> 02:23:58.740

Shawn: I was confused about it because it sounds like.

1264

02:23:58.830 --> 02:24:02.010

Shawn: I still confused as to who would be responsible for the pump station.

1265

02:24:02.610 --> 02:24:06.540

Joseph: I think they are today I think that's, the problem is that they have to figure that out.

1266

02:24:06.900 --> 02:24:14.100

Kelly: Well yeah I mean to say it simply you know, usually you're responsible for something to to a degree.

1267

02:24:15.810 --> 02:24:21.930

Kelly: You know even well um it's a it's a matter of proportionality.

1268

02:24:22.200 --> 02:24:23.520

Kelly: Right well.

1269

02:24:23.970 --> 02:24:25.950

Shawn: It does that mean so.

1270

02:24:26.490 --> 02:24:29.490

David Greetham: What it means, for example, if there's gonna be a traffic light in the future.

1271

02:24:30.000 --> 02:24:39.840

David Greetham: That one developer usually doesn't have to bear the whole cost for it, this city weekly planning, it does each developer comes in they'll they'll take a certain fee from that developer, they will go towards the traffic light.

1272

02:24:40.290 --> 02:24:46.200

David Greetham: So they're proportion they've only paid say \$10,000 to it well,

maybe in a case of a pump station.

1273

02:24:46.560 --> 02:24:56.010

David Greetham: One developers portion is i'm just throwing numbers around hundred thousand dollars or a million, or whatever, but it, but it as Kelly mentioned it's all planned at the broader scale by public works.

1274

02:24:56.490 --> 02:25:04.200

David Greetham: And, and they look at the big picture and now i'm not speak about this project, but the big picture and each developer pays their proportional amount toward it.

1275

02:25:04.440 --> 02:25:04.920

David Greetham: toward them.

1276

02:25:05.400 --> 02:25:11.040

Vicki: or another way to put that is there's 74 townhouses here, but that that.

1277

02:25:11.820 --> 02:25:18.960

Vicki: sewer line is running down somewhere around fern cliff so the counter i'm just this is hypothetical they'll count all the houses on fire and cliff.

1278

02:25:19.500 --> 02:25:30.990

Vicki: And so you you develop a proportional percentage, and then they might do a total Li D, with only the people on Franklin get the pay their proportional share they could do it that way.

1279

02:25:31.500 --> 02:25:44.910

Vicki: They could say no they're going to bonded and charged the people on the winslow sewer system, those of us who live in winslow we get to pay for it, or it could be a combination of those so it gets.

1280

02:25:44.970 --> 02:25:46.320

Bob: Much as a pump station.

1281

02:25:47.010 --> 02:25:48.270

Shawn: very expensive Bob.

1282

02:25:50.160 --> 02:25:53.460

Bob: We talking about 5,000,002 million, what are we talking about.

1283

02:25:54.150 --> 02:25:56.190

David Greetham: A lot I don't know the costs, either on those.

1284

02:25:56.700 --> 02:26:04.650

Vicki: And there's an there's an annual maintenance thing you've got to have the generator you got this you got to that on and on and on and on.

1285

02:26:05.610 --> 02:26:08.370

Shawn: Okay, so it's 530 i'm sure people have loved oh.

1286

02:26:08.940 --> 02:26:12.690

Joseph: My we went over I know that's right we went over again.

1287

02:26:13.320 --> 02:26:15.300

Joseph: I think it's a little later for.

1288

02:26:15.360 --> 02:26:17.040

Joseph: Todd Where are you Todd.

1289

02:26:18.450 --> 02:26:19.320

Joseph: You in Boston.

1290

02:26:20.250 --> 02:26:24.600

Sydney Thiel: No, no i'm just over 11 worth I haven't gotten over and oh turn the light on.

1291

02:26:25.020 --> 02:26:25.470

Okay.

1292

02:26:27.150 --> 02:26:37.140

Joseph: Okay, all right, well, thank you all, thank you all for all your great comments and Kelly and Dave and and more lean Thank you.

1293

02:26:37.230 --> 02:26:38.850

Shawn: Thanks Gary David Marlene.

1294

02:26:38.850 --> 02:26:40.470

Joseph: Marlene you did a great job.

1295

02:26:40.650 --> 02:26:43.080

Shawn: Doing that many years later this week.

1296

02:26:43.200 --> 02:26:43.860

David Greetham: game early.

1297

02:26:44.220 --> 02:26:45.240

Joseph: Wake up your comments.

1298

02:26:45.240 --> 02:26:46.530

Joseph: Thank you all bye okay.

1299

02:26:46.890 --> 02:26:47.400

Joseph: bye guys.

1300

02:26:47.700 --> 02:26:48.270

Vicki: Thank you.

1301

02:26:48.480 --> 02:26:49.020

good night.