



JOINT PLANNING AND DESIGN COMMISSION MEETING MINUTES MARCH 2, 2016

CALL TO ORDER:

Chair Jon Friedman called the meeting to order at 5:34 PM in the Council Chambers at 9611 SE 36th Street, Mercer Island, Washington.

ROLL CALL:

Planning Commission - Chair Jon Friedman, Vice Chair Richard Weinman, Commissioners Bryan Cairns, Tiffin Goodman, and Craig Olson were present. Commissioner Jennifer Mechem arrived at 6:01 PM. Commissioner Suzanne Skone was absent.

Design Commission - Chair Richard Erwin, Vice Chair Colin Brandt, Commissioners Susanne Foster, Daniel Hubbell, Lara Sanderson, Tami Szerlip were present. Commissioner Hui Tian arrived at 6:01 PM.

Staff was represented by Kirsten Taylor, Assistant City Manager, Scott Greenberg, Development Services Group Director, Alison Van Gorp, Administrative Services Manager and Ombudsman, Shana Restall, Principal Planner, and Travis Saunders, Senior Planner.

ECONOMIC ANALYSIS: Morgan Shook of ECONorthwest gave a presentation to the Joint Commission focusing on the potential incentives to achieve bonus height. Mr. Shook discussed the analysis conducted by ECONorthwest using a 10,000 square foot lot prototype and a 50,000 square foot lot prototype to ascertain development feasibility.

Chair Friedman adjourned the meeting for a break at 7:25 PM. The Chair reconvened the meeting at 7:40 PM.

DEVELOPER PANEL: Kim Faust, Senior Vice President of Development for MainStreet Property Group, and Trent Mummery, President and CEO for the Metropolitan Companies addressed and responded to questions from the Commission. The panel addressed which requirements make development less or more likely in a particular place.

SUBCOMMITTEE UPDATES:

Updates were provided by Colin Brandt for the Architectural Subcommittee and Daniel Hubbell for the Communications Subcommittee.

CLOSING COMMENTS:

The next meeting will have a presentation from BERK regarding parking and KPG will discuss the Traffic Impact Analysis. Morgan Shook from ECONorthwest will also be returning.

NEXT MEETING:

A public hearing in front of the Joint Commission is scheduled for March 9, 2016. The next regular Joint Commission meeting is scheduled for March 16, 2016.

ADJOURNMENT:

Chair Friedman adjourned the Joint Commission meeting at 9:06 PM.