

**MINUTES
CITY OF LANGLEY
PLANNING ADVISORY BOARD
October 8, 2008**

Chair Jim Sundberg opened the meeting at 4:04 p.m.

ATTENDANCE

Members Present: Jim Sundberg, Melanie Shafaat and Fred Geisler

Members Absent: Julie Buktenica, Roger Gage and Craig Moore, Alternate

Staff Present: Fred Evander, Larry Cort and Mary Jo McArdle

APPROVAL OF MINUTES

Fred Geisler moved to approve the minutes of the September 24, 2008 meeting after Sharon Heath's name was added to the Heritage Tree Committee. Melanie Shafaat seconded. The amended minutes passed unanimously.

PROJECT STATUS REPORT/ BOARD COMMENTS & QUESTIONS

Larry Cort updated the Board on the Monday night City Council meeting presentations. This included the Wharf Street property owner's options and the large mixed-use Wharf Street development proposal by developers Nancy Josephson and Steve Day.

Fred Geisler encouraged the City to consider the larger waterfront development impacts by looking at the Port marina expansion proposal, the Boatyard Inn expansion and the Paul Schell building proposal when considering the Josephson/Day proposal.

Larry Cort told the Board that the Planning Game they tested recently is tentatively scheduled at the Methodist Church on October 28, 2008. Staff is still working out the details on how to recruit citizens to participate.

Fred Geisler updated other Board members on the Heritage Tree Committee work. After meeting twice with DNR Forester Stacey Ray, the Committee will now focus on ideas to bring into Langley's Ordinance. Fred stated that they have a top-notch group of folks committed to working on this Ordinance. No timelines have been set at this time.

SUBDIVISION CODE AMENDMENTS

Larry Cort introduced staff draft on the "Purpose and Guiding Principles" for Langley's subdivision code amendments. The Board discussed each item individually. They suggested changes for staff. Fred Geisler requested consideration of an additional item supporting on-site wastewater alternatives (i.e. grey water systems) citing the amount of energy (75%) used by the City to pump waste-water to the treatment plant and the need to be more responsive to energy saving trends for future development.

Fred Evander presented a Power Point on the important elements in the design of a subdivision. Key components identified in a previous meeting, connectivity, diversity, context-sensitivity and

sustainability were used in this exercise. Several Board members took a shot at laying out an imaginary new subdivision using the draft guiding principles.

AUDIENCE INPUT ON NON-AGENDA ITEMS

There was no audience input on non-agenda items

ADJOURN

Fred Geisler motioned to adjourn the meeting. Melanie Shafaat seconded the motion. The motion was approved unanimously.

The meeting was adjourned at 6:35 pm. The meeting was held at Langley City Hall. The next regular Planning Advisory Board meeting is scheduled for Wednesday **October 22nd at 5:30 pm**. Minutes were compiled by Mary Jo McArdle.