

Gig Harbor Peninsula Advisory Commission (PAC)
Regular Meeting Minutes | January 11, 2023, 6:30 p.m.
City of Gig Harbor, 3510 Grandview Street, Gig Harbor

(NOTE: These minutes are not verbatim. Audio recordings are available upon request.)

Members Present:

Rick Nahum, Chair
Peter Clement, Vice Chair
Nels Peterson, Secretary
Garth Jackson
Patricia Peterson

Members Absent:

James Peschek (*excused*)

Chair Nahum called the meeting to order at 6:30 p.m. A quorum was present.

NEW BUSINESS

Fish & Wildlife Variance: Rose Mancuso LLC
Application Number: 999690

Applicant: Rose Mancuso LLC

Planner: Jamison Grzyb, Environmental Biologist II

Request: The proposed project is to reduce the buffer for a Type N1 Water/drainage. To Have reasonable use of this old parcel of record, the buffer will be required to be reduced below the 86.25-foot minimum width allowed by code (75% of 115-feet). The buffer will need to be reduced to approximately 53 feet to allow single family residence, driveway, and septic system. Located at 5114 Willow Lane NW, Gig Harbor, in the Rural Sensitive Resource (RSR) zone classification, Gig Harbor Peninsula Community Plan area, and in Council District 7.

County Staff Comment

Jamison Grzyb, Environmental Biologist II, presented the case and answered questions.

Agent Comment

Ben Wright, Soundview Consultant, answered questions.

Commission Questions/Discussion Topics:

- Consideration given to street buffers to reduce the buffer reduction.
- The septic system and a review by the WA State Department of Health.
- Similarities with the stream located on the opposite side of the road.
- The development of other properties with similar reductions.

Public Comment

No public comment.

Motion made (P. Peterson/Clement) to recommend approval of the project as presented with the recommendation that the County look at opportunities to get the structure as far from the buffer as possible. ***Motion passed.***

Variance: Powell
Application Number: 993275

Owner: Bill Powell

Applicant/Agent: Puget Sound Permits, Attention: Katie Baumley

Planner: Robert Perez, Associate Planner
Request: The proposed project is to reduce the front setback to 5 feet. The reductions are to accommodate a detached garage. Located at 306 Point Fosdick Drive, Gig Harbor, in the Rural 10 zone classification, Residential Shoreline Environment, Gig Harbor Peninsula Community Plan Area, and in Council District 7.

County Staff Comment

Robert Perez, Associate Planner, presented the case and answered questions.

Owner Comment

William Powell, Owner, presented and answered questions.

Commission Questions/Discussion Topics:

- Confirmed that water and sewage would not be extended to the proposed garage.
- Clarified the location of the proposed garage on the property.
- Use of easements by other properties.
- Noted that several outbuildings located in the vicinity of this property are located within many of the setbacks; this project would be consistent with the neighborhood.

Public Comment

No public comment.

Motion made (Jackson/Clement) to recommend approval of the project as presented. ***Motion passed.***

OLD BUSINESS

Motion made and seconded to approve the September 28, 2022, minutes as presented. ***Motion passed.***

OTHER BUSINESS

Election of 2023 Officers

Motion made (Nahum/Jackson) to appoint Pete Clement as Chair. ***Motion passed.***

Motion made (Nahum/Clement) to appoint Patricia Peterson as Vice Chair. ***Motion passed.***

Nels Peterson nominated and reappointed as Secretary.

Meeting was adjourned at 7:25 p.m.