

**SPECIAL MEETING AGENDA**  
**PIERCE COUNTY PLANNING COMMISSION**  
Wednesday, January 27, 2021, 6:30 P.M.  
Virtual Meeting held via Zoom

**Zoom Virtual Meeting Information**

Meeting ID: 990 5365 1092

Passcode: 7156

Call-in Number: 253-215-8782

Link: <https://piercecountywa.zoom.us/j/99053651092?pwd=OVkzQXpqemdhMmhhSlFmNHhGQWVodz09>

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**AGENDA**

**I. CALL TO ORDER**

**II. PUBLIC HEARINGS**

**2021 Pierce County Comprehensive Plan Amendment Process**

The Growth Management Act requires that comprehensive plans be subject to continuing review and evaluation with consideration of amendments and revisions no more than once per year. Chapter 19C.10, PCC Title 19C.10, Pierce County's amendment procedures, directs the Planning Commission to review initiated Plan amendments and make recommendations to the County Council. Council [Resolution No. R2020-89s](#) directs the Planning Commission to submit its recommendations to the Council by February 15, 2021.

Amendments to the Comprehensive Plan include: **Text** Amendments (changes in policies or text); Area-Wide **Map** Amendments (changes in the Land Use Map resulting in changes in zoning); Urban Growth Area (**UGA**) Amendments (changes to designated Urban Growth Areas); and **Community Plan** Amendments (changes to text or policies of a community plan).

Staff reports providing the details of the individual proposed amendments are posted on the website as they become available. Applications and related documents can be viewed at <https://co.pierce.wa.us/4694/Comprehensive-Plan-Amendments>.

Contact: Jessica Nappi, Senior Planner, at [jessica.nappi@piercecountywa.gov](mailto:jessica.nappi@piercecountywa.gov) or 253-798-2389.

The Planning Commission will hear testimony on specific cases as follows. The Commission will not make any recommendations until February 10, 2021.

- A. **Urban Growth Area Amendment Application #940374, Applicant: Town of Wilkeson**  
**Presenter: Jessica Gwilt, Pierce County Long Range Planning**  
Expand the Urban Growth Area to include six parcels adjacent to the Town of Wilkeson (parcel numbers: 0619213024, 0619213023, 0619282015, 0619284039, 0619284057, and 0619282063).
  
- B. **Area-Wide Map Amendment Application #938320, Applicant: Allied Enterprises LLC**  
**Presenter: Jennifer Lambrick, Pierce County Long Range Planning**  
Redesignate two parcels in the Graham Community Plan area from Rural 10 to Rural Activity Center (parcel numbers: 0418094041 and 6026050071).

- C. **Area-Wide Map Amendment Application #940347, Applicant: SimonCRE, LLC**  
**Presenter: Jennifer Lambrick, Pierce County Long Range Planning**  
Redesignate three parcels in the Alderton-McMillin Community Plan area from Rural 10 to Rural Neighborhood Center (parcel numbers: 0419131062, 0419131063, and 0419131006).

III. **OTHER BUSINESS**

IV. **ADJOURNMENT**

NOTE: The Planning Commission is principally an advisory board to the Pierce County Council. Actions taken by the Planning Commission on almost all agenda items will be forwarded to the County Council as a recommendation for its consideration and final action.

Questions should be directed to the Planning staff by calling 253-798-7156.

**How to get information on what is being proposed.** A brief staff presentation on the issue precedes most public hearings. Additionally, staff reports and proposed ordinances or resolutions are available in advance of the hearing. If you have questions, use part of your speaking time to ask the question and the Chair will ask staff to respond. Staff members are available before and after the hearing to answer questions or you may call them.

**Written comment.** To submit written comments to the Planning Commission, please email [danica.williams@piercecountywa.gov](mailto:danica.williams@piercecountywa.gov). If you wish your comments to be distributed to the Commission in advance of a hearing, comments must be received via email by the Clerk of the Commission 48 hours before the hearing.

**County Council information.** For details about testifying before the County Council, please contact that office at 253-798-7777.