

**CITY OF BLACK DIAMOND  
CITY COUNCIL  
WORKSTUDY NOTES**

**August 6, 2009**

Council Chamber, 25510 Lawson Street, Black Diamond, Washington

Mayor Botts called the meeting to order at 6:00 p.m.

**PRESENT:** Mayor Botts, Councilmembers Bowie, Boston, and Olness.

**ABSENT:** Councilmembers Hanson and Mulvihill (excused)

Staff present: Gwendolyn Voelpel, City Administrator; Steve Pilcher, Community Development Director; Steve Munson, Planner; and Brenda L. Martinez, City Clerk.

**Subdivision Code Amendments**


City Planner Munson reviewed with Council the staff report outlining the proposed changes to City's subdivision code. He discussed six policy issues staff identified 1) potentially increasing the number of allowed lots in a short subdivision from 4-6, 2) allowing "paper plat" (making it easier for individuals who may be "land rich", but "cash poor" to create lots "on paper" and then sell them with the purchaser being responsible for the installation of utilities, roads, etc.), 3) eliminating the Subdivision Density Bonus Options, 4) removing the requirement for a "comprehensive fiscal analysis" for any proposed subdivision, 5) establishing a time limitation for final subdivision and short subdivision for filing for recording to ensure that once approved by the city, they are timely filed and 6) allowing some model homes to be constructed prior to final plat recording.

He also briefly discussed allowing building permits to be issued for up to four model homes prior to final plat recording, replace "critical" portion of the critical areas with "sensitive", add new terms in the definition section for alteration, hearing examiner, vacation and vested, deleting the word overly from the term "MPD Overlay District".

**ADJOURNMENT:**

The workstudy ended at 6:55 p.m.

ATTEST:



Howard Botts, Mayor



Brenda L. Martinez, City Clerk