

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

**January 15, 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 Hanson, Bowie, Boston, Olness and Mulvihill.

**ABSENT:** None

Staff present: Gwendolyn Voelpel, City Administrator; Steve Pilcher, Community Development Director; Aaron Nix, Natural Resources/Parks Director; Seth Boettcher, Public Works Director; Andy Williamson, Economic Development Director; Tom Guilfoil, Assistant City Attorney and Brenda L. Streepy, City Clerk.

### **Vesting Ordinance**

Community Development Director Pilcher presented Council with a proposed vesting ordinance. He explained under the vested rights doctrine in Washington State, developers filing a timely and complete land use application obtain a vested right to develop land in accordance with the land use laws and regulations in effect at the time of application. However, many of the details regarding vesting are left up to the local jurisdiction, including how long a city must honor a vested permit application. He noted the proposed ordinance will accomplish defining what constitutes a complete application, defining what are considered as “project permits”, clarify when an inactive application can be closed, and clarify how long an approval may continue. Mr. Pilcher also noted that as outlined in the memorandum from the City Attorney’s office other items are addressed as well.

Mr. Pilcher stated staff needs Council direction on what an acceptable sunset date would be and gave examples from other jurisdictions he has worked at.

### **Transportation Plan**

Mayor Botts reported earlier in the year Council made a policy decision to use LOS C as our standard and staff had our consultant update the models based on this decision. Mayor Botts also mentioned the Planning Commission has reviewed, conducted a public hearing and recommends approval.

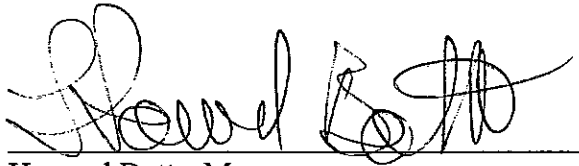
Public Works Director Boettcher updated Council on his meeting with YarrowBay earlier today concerning the proposed Transportation Plan. Issues discussed were several minor editing/clarification issues that staff can address an incorporate into the final version, Southeast Lawson Connector, and the extension of Abrams Avenue south to the South Connector.

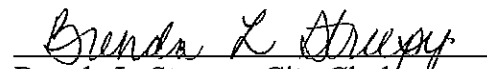
Following discussion there was Council consensus to refer the plan to the Public Works/Streets Committee.

**ADJOURNMENT:**

The workstudy ended at 6:57 p.m.

ATTEST:

  
Howard Botts, Mayor

  
Brenda L. Streepy, City Clerk