

**CITY OF BLACK DIAMOND  
CITY COUNCIL  
WORKSTUDY NOTES  
January 8, 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; Aaron Nix, Natural Resources/Parks Director; Steve Pilcher, Economic Development Director; Andy Williamson, Economic Development Director; Tom Guilfoil, Assistant City Attorney and Brenda L. Streepy, City Clerk.

Guests present: David Sharrard, Project Manager, Parametrix

**Sensitive Areas Ordinance**

Natural Resources/Parks Director Nix explained to Council the packet material associated with the workstudy. Mr. Nix introduced David Sharrard from Parametrix who was present to help answer Council's questions on the proposed draft sensitive areas ordinance.

**Key Topics/Points of Discussion**

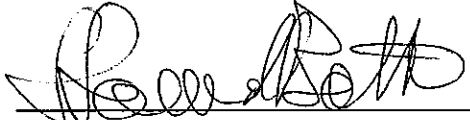
- Buffer sizes in the Rock Creek Corridor – allowing lower buffers on north end of Rock Creek
- Lot depth variations – allowing non-conforming development variations based on lot depth
- 2500 square footage for a reasonable use exception – King County critical areas ordinance update regarding square footage for a reasonable use exception
- Provisions for small isolated wetlands
- Provisions for existing structures
- Culverts on Rock Creek and Ginder Creek
- Stormwater detention


Following discussion it was decided another workstudy should be scheduled to discuss unresolved issues of the draft sensitive areas ordinance.

**ADJOURNMENT:**

The workstudy ended at 7:00 p.m.

ATTEST:

  
Howard Botts, Mayor

  
Brenda L. Streepy, City Clerk