

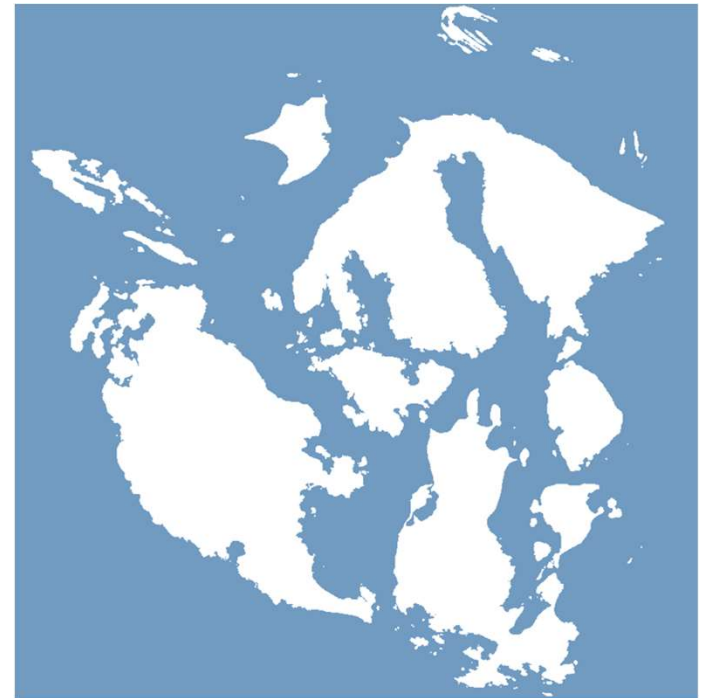


2023 Annual Docket – Text Amendments

Planning Commission Public Hearing – July 21, 2023

Purpose

- Hear public testimony on the 2021 Docket
- Planning Commission makes official recommendation to the County Council
- Recommendation includes:
 - Which requests should be added to the future DCD work program
 - Prioritization of recommended requests



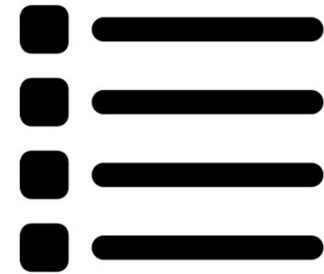
Overview



Requests and Staff
Recommendations



Public
Testimony



Planning Commission
Deliberation and
Recommendation

What is the Annual Docket?

- List of requests to amend the Comprehensive Plan (*Plan*), Unified Development Code (UDC) and Official Maps.
- Any interested party may apply January 1 – March 1
- Council decides whether to add text amendment requests as projects on the Department of Community Development work plan

Process

- Planning Commission's Role: recommend a draft resolution regarding which requests to add as projects on the DCD work plan.
- Text amendment requests are NOT adopted through the docket
- Requests added to DCD work plan become future projects and will go through a public process
- Changes often not required—local choice

Request 23-0001

Applicant: Friends of the San Juans

Request: Amend the definition of Bed and Breakfast Residence in SJCC 18.20.020 to require permit holders to provide hot breakfasts prepared on-site and to clarify that lodging units must be in a singular owner-occupied structure.

Recommendation:

- Consider amending if concerned about Bed and Breakfast Residence permits being used in some cases like vacation rental permits.
- If not concerned about this flexibility, the Bed and Breakfast Residence regulations are adequate and no amendments are necessary.

Request 23-0002

Applicant: Nina Connally and Richard Oettinger

Request: Amend the criteria for the Mineral Resource Land Overlay (MRLO) in the Comprehensive Plan to require a report prepared by a qualified professional verifying commercial quantities of known or potential extractable mineral resources.

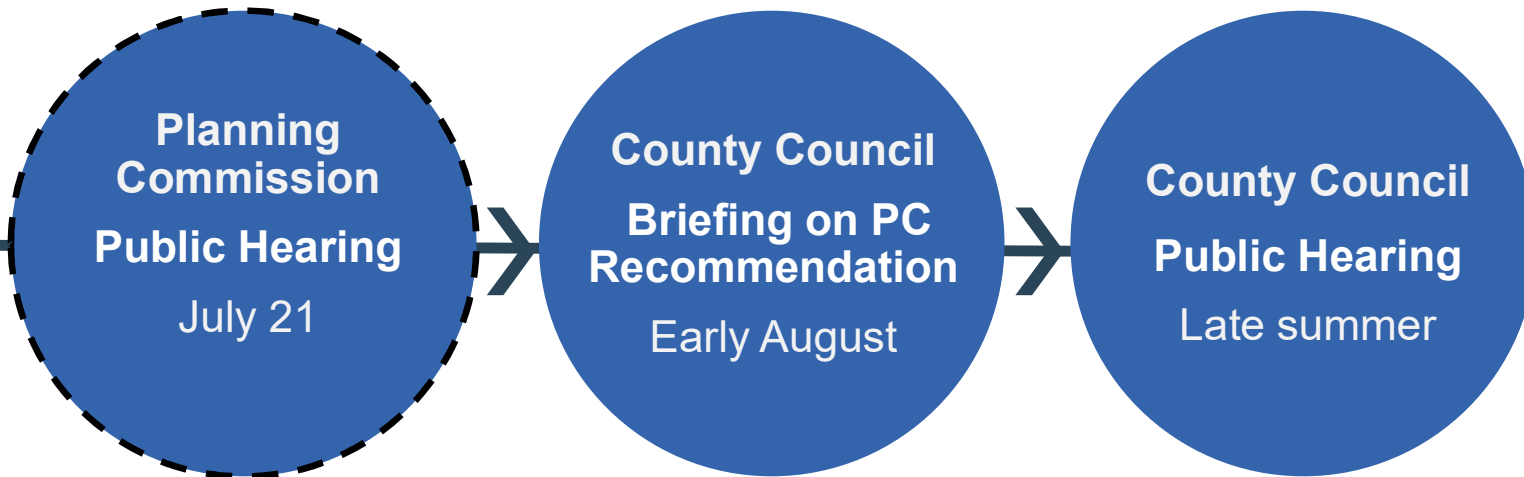
Recommendation: Staff recommends this docket request. The amendment resolves current inconsistency between the Comprehensive Plan and development code.

Docket Queue

The County Council has passed resolutions directing staff to work on past docket items in the following order.

Docket #	Request	Applicant
18-0005, 20-0006	Coastal Cutthroat Trout	Jenny DeGroot
19-0003	Habitat Buffer	Fred Klein
21-0008	Stormwater	Alexandra Gayek
21-0001	Composting	Thomas Bennett
21-0006	Eastsound Subarea Plan	EPRC
21-0005	Trees	Miles Becker
21-0002	Indoor Tennis	Orcas Tennis Club
22-0005	Agritourism and Rural Land Use Designations (alternative to a proposed map amendment)	Glad Acres Farm

Next Steps



Sample Motion Language

I move that the Planning Commission recommend that the County Council add the following requests to the Department of Community Development future work program in the following order of priority:

1. 23-000X
2. 23-000X

No further action is needed for requests 23-000X and 23-000X.

Questions?

Please send comments to: sophiac@sanjuanco.com

Annual Docket Website:

<https://www.sanjuanco.com/1658/Annual-Docket>