



Lacey City Council Approved Worksession Minutes

Tuesday, February 11, 2025

6:00 PM

Council Chambers and Online

1. Call to Order

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

2. Roll Call

Council Present

Mayor Andy Ryder

Deputy Mayor Malcolm Miller

Councilmember Lenny Greenstein

Councilmember Michael Steadman

Councilmember Carolyn Cox

Councilmember Robin Vazquez

Councilmember Nicolas Dunning

Planning Commission Present

Chair Jeffrey Gadman (present until 8:00 p.m.)

Commissioner Gail Madden

Commissioner Kyrian MacMichael

Commissioner Robert Lane

Commissioner Elliot Kirk

Commissioner Spencer Zeman

Staff Present

Rick Walk, City Manager

Dave Schneider, City Attorney (remote)

Vanessa Dolbee, Community and Economic Development Director

Ryan Andrews, Planning Manager

Hans Shepherd, Senior Planner

Jennifer Adams, Housing Coordinator

Linsey Fields, Climate and Sustainability Coordinator

Brandy Legomina, Deputy City Clerk

3. Land Acknowledgement

Mayor Ryder presented the abbreviated Land Acknowledgment.

4. Approval of the Agenda

Councilmember Greenstein moved to approve the agenda, as published.
Councilmember Vazquez seconded. The motion carried.

5. Public Comment

No verbal or written public comment was received.

6. Agenda Items

- A. City Council/Planning Commission Comprehensive Plan Update
Vanessa Dolbee, Community and Economic Development Director
Ryan Andrews, Planning Manager

Dolbee introduced the Comprehensive Plan Updates for the Land Use, Transportation, Climate, and Housing Elements.

Andrews provided an overview of the 2025 Comprehensive Plan Update and listed achievements, such as the Neighborhood Commercial Amendment, Critical Areas Ordinance Update, Development Guidelines and Public Works Standards Update, Permit Processing Ordinance (SB 5290), Joint Plan Rezone Application, and Commute Trip Reduction Plan.

1. Land Use Element: Future Land Use Maps
Hans Shepherd, Senior Planner

Shepherd provided an overview of the Land Use Element of the Comprehensive Plan Update. Shepherd presented the Land Capacity analysis, citing Thurston Regional Planning Council's Buildable Lands Report. The analysis indicates that there is sufficient land and density to accommodate projected growth as an urban community, but falls short on the benchmark goal set by the Thurston County Climate Mitigation Plan. Shepherd noted new legislation, HB 1110, helps to increase the current land capacity without changing boundaries.

Shepherd presented results from the Geobudgeting Survey, which showed where community members would like to locate residential and commercial infrastructure throughout the city. Shepherd presented the proposed addition of the Future Land Use Map (FLUM) to the currently adopted Zoning Map and proposed priority alternatives to the FLUM. Discussion ensued.

2. Transportation Element
Steven Goodsell, Fehr & Peers

Goodsel provided an overview of the Transportation Element of the Comprehensive Plan Update. Goodsel detailed Transportation Element requirements, expanding on HB 1181: Active Transportation Facilities; Multimodal Planning and Level of Service; Climate-Related Metrics; ADA Transition Plan; State Facilities Funding; HB 1110 & HB 1337: Housing. Goodsel listed Washington State Department of Commerce and

Thurston Regional Planning Commission Transportation Element checklist requirements. Goodsel presented transportation themes including measurements of traffic stress, complete streets, sustainability, 2030 Transportation Plan forecasts based on 2012 conditions, and the 2018 Pedestrian and Bicycle Plan. Discussion ensued.

3. Climate Change and Resiliency Element

Ron Whitmore and Robyn Wong, Raimi Associates

Linsey Fields, Climate and Sustainability Coordinator

Fields presented the Climate Change Element of the Comprehensive Plan Update. Fields detailed HB 1181: Climate Planning mandates, which requires the City to create the Climate Element, Green House Gas (GHG) Emission Reduction Sub-element and Climate Resiliency Sub-element. Fields discussed GHG sub-element reduction requirements and the creation of the interdepartmental climate team who will work on goals and policies for the adoption of the comprehensive plan. Fields detailed Thurston County Mitigation Plan goals and the Washington State Department of Ecology goal of reducing GHG emissions.

Whitmore and Wong presented the Resiliency Sub-element of the Comprehensive Plan Update. The purpose of the resiliency sub-element is to avoid or reduce the adverse impacts of climate change in human communities and ecological systems through goals, policies, and programs consistent with credible science. Wong presented the project scope, workplan, and work completed to date. Wong expanded on the Plan and Policy Audit, Vulnerability and Risk Assessment, and presented current policy frameworks. Wong presented statistics on community input relating to climate experiences and priorities. Discussion ensued.

4. Housing Element

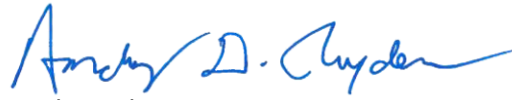
Jennifer Adams, Housing Coordinator

Adams presented the Housing Element of the Comprehensive Plan Update. Adams presented population growth forecasts and statistics on low-income housing needs. Adams detailed legislative mandates set by HB 1220, which amends the Growth Management Act to require planning for housing by income bands, address racially disparate impacts, displacement and exclusion; HB 1110 and HB 2321, which focuses on the Middle Housing initiative and requires the adoption of an ordinance that incorporates development, zoning and other regulations to include middle housing types; and HB 1337, which requires cities to allow 2 Accessory Dwelling units; ESSSB 5258, which requires cities and counties to include unit lot subdivisions in their short plat regulations, and E2SHB 1998, which requires cities and counties to adopt development regulations allowing co-living. Discussion ensued.

7. Adjourn

Mayor Ryder adjourned the meeting at 8:55 p.m.

MAYOR:



Andy Ryder, Mayor

ATTEST:



Elissa Fontaine, City Clerk

APPROVED: March 4, 2025