



CITY OF ELLENSBURG

Date of Meeting

Time of Meeting

Place of Meeting

Minutes of Landmarks & Design, Regular Meeting

November 15, 2022

5:45 PM

Council Chambers 501 North Anderson Street

Ellensburg, WA 98926

And remotely via Zoom

1. Call to Order and Roll Call

Roll Call Present- In Person: Fred Redmon, Marty Blackson, Amy McCoy

Roll Call Present-Via Zoom: Zane Kayner, Dorothy Stanley

Absent: Darren Reid

Also present- In Person: Stacey Henderson- Senior Planner, Kathy Boots-Planning Technician, Heidi Behrends Cerniwey- City Manager, Terry Weiner-City Attorney, Mollie Edson - Public, Emmie Nguyen – Public

Also present- Via Zoom: Brad Case, Brian Bishop, Karissa Withuhn, Mark Johnson, Fennelle Miller- Public., Monica Miller

2. Approval of Agenda

Commissioner Stanley moved to approve the agenda. **Motion Approved 5-0.**

3. Approval of the Minutes

Approval of Minutes from the November 1, 2022 LDC meeting.

Commissioner Stanley moved to approve the minutes. **Motion Approved 5-0.**

4. New Business

A. (P22-113) Public Hearing for Consideration of a Certificate of Appropriateness (COA) to install a door and exhaust fan on the back wall (east elevation) of the 420 N. Pearl building.

Commissioner Kayner recused himself. Henderson read staff report. The proposed door will be a light grey to blend with the wall. No public comment. Public comment closed. Discussion occurred. Commissioner Blackson motioned to approve the COA as presented. **Motion passed 4-0.**

B. (P22-115) Preliminary public meeting regarding COA P22-115

Public meeting to discuss possible alternatives to demo of bank, pavilion, and drive in downtown. The Commission will decide if they need more information to review prior to the next public meeting or if they are ready to discuss the demo at the next meeting. The applicant presented the alternatives looked at since 2018 to arrive at the decision to demo.

1. Renovate in current location. This option to convert the current bank to usable space such as a comfort station would be expensive and difficult.
2. Relocate and renovate. This option given the current condition of the building and pavilion would be unfeasible.
3. Rebuild. Build a new comfort station and permanent stage

The current art in that space would be utilized in the same area or relocated downtown. The design principles will be similar to the current downtown area. Building of the new Unity Park would not take place until CWU is out of session for the summer. The Farmers Market does not utilize this area. The current buildings proposed to be demolished are not historic, and do not contain murals. The Commission discussed and decided the project can move forward with the Public Hearing regarding the demo. At the next hearing a design and timeline will be presented. **Commission is in agreement to move forward.** Staff will send out a public notice when the applicant is ready for the next meeting.

5. Old Business

A. Review of DRAFT proposed Streatery/Parklet/Sidewalk Café ordinance merged with recommended LDC design guidelines.

Staff recapped the Commission's previous recommendations. Heidi Behrends Cerniwey- City Manager summarized the City Council decision. The design recommendations were sent to City Council. The City Council agreed with the design recommendations and merged the recommendations with the City Code. Weiner and Ayling addressed questions from the Commission. The code will address submittal requirements such as preferred and prohibited materials list. The applicants will be required to apply for a building permit and will not go before the Commission. Only submittals that fit the requirements will be accepted. If the temporary structure is not built as approved, it will become a code enforcement case. Current structures will be given three months to comply once the ordinance is adopted.

6. Citizen Comment

Fennelle Miller expressed three concerns regarding the proposed Streatery Ordinance.

- 1) In agenda packet it refers to an 8' tall wall, and Ms. Miller believes that 8' is too tall to allow and will disrupt the Character of the district.
- 2) Lighting language should be tightened up
- 3) She does not want stainless steel to be an approved material. She disagrees that it is a compatible material to the historic downtown.

7. Staff Update/Discussion Items

A. December 6- Next Meeting (Agenda had December 1, which is an error)

B. There is a new applicant for the Commission. If members would like to participate in the interview, notify Staff.

8. Commission Representative Update

- A. A few typo errors were mentioned regarding the streatory. The comments will be given to City Council.
- B. January 3, 2023 will be a work plan study session
- C. A meeting after the first of the year will be set to review CLG report.
- D. February 2, 2023 will be a DAHP training
- E. Staff will finalize revising the demo ordinance and bring it to Commission to review prior to City Council.

9. Adjournment

Chair McCoy adjourned the meeting at 7:07 p.m.