



**SULTAN PLANNING BOARD MINUTES
HYBRID/REMOTE MEETING
April 16, 2024**

PLANNING BOARD MEMBERS PRESENT:

Janet Peterson
Michael Weidman
Judie Cyr
Emily Keyes, Absent

STAFF PRESENT:

Hal Hart, Planning Director
Cyd Donk, Associate Planner

CALL TO ORDER:

Call to Order at 7:05 p.m.

CHANGES TO THE AGENDA:

None.

APPROVAL OF MINUTES:

Minutes approved for the April 2, 2024, meeting. Motion to approve minutes as submitted by Weidman and seconded by Cyr. All Ayes.

PUBLIC COMMENTS ON MATTERS NOT ON THE AGENDA:

None.

DISCUSSION AND STUDY ITEMS:

1. Discuss the Future Land Use Map (FLUM) and the recommendation to the Sultan City Council

Discussing Future Land Use Map

The city led a discussion about the future land use map, seeking feedback from the attendees on the draft. The city explained the color-coded system used on the old map and clarified the different zones, including low- and high-density residential areas, urban centers, commercial areas, and manufacturing zones. The city also highlighted the presence of neighborhood commercial zones and discussed land use, community assets,

and risks such as flood zones and fire risks. The potential for business development as an asset to strengthen the local economy was suggested, and the impact of different land use decisions on business opportunities was considered.

The city led a comprehensive discussion on the future land use map, focusing on managing community risks, potential developments, and the integration of manufacturing and commercial zones. They also deliberated on the need for approval of homeowner insurance in flood-prone areas, the potential for new trails, and the importance of transportation planning. Lastly, they outlined plans to enhance infrastructure, promote community benefits, and addressed concerns about erosion control, safety fencing, and infill housing.

STAFF PRESENTATION:

Updated Board on developments in Sultan.

SUMMARY OF MEETING RESULTS AND ACTIONS FOR NEXT MEETING:

- Next Joint City Council and Planning Board May 9, 2024
- Next Planning Board meeting is on May 7, 2024, at 7:00 p.m.

PLANNING BOARD MEMBER COMMENTS:

None.

STAFF COMMENTS:

None.

ADJOURNMENT:

Weidman made a motion to adjourn, Cyr seconded. All Ayes

Meeting adjourned at 9:45 p.m.