



Staff Report – Public Hearing

November 7th, 2022 City Council

Annual Review Request To Modify Comprehensive Plan and Zoning – Public Hearing

Presenter: Robert Maul, Interim Community Development Director

Time Estimate: 10 Min

Phone	Email
360.817.7255	rmaul@cityofcamas.us

BACKGROUND: The Camas Municipal Code (CMC) allows for annual review requests to modify a comprehensive plan designation for properties outside of the periodic Comp Plan review required by state law. Specifically, CMC 18.51.020 states “The comprehensive Plan shall be reviewed once a year as a Type IV legislative process, and in accordance with RCW35A.63.070-073.

SUMMARY: The applicant is seeking to change the comprehensive plan designation for a five acre parcel, #986026906, address 4711 NW CAMAS MEADOWS DR, CAMAS, WA from Light Industrial/Business Park, to Commercial so the zoning can be changed to Mixed Use. The easterly abutting properties have all had the same change over the last two years. A public hearing was held with the Camas Planning Commission on Wednesday October 19th whereby the Planning Commission forwarded a recommendation of approval to the City Council. Please see Exhibit 1 for a detailed staff report, analysis and summary.

BUDGET IMPACT: N/A

RECOMMENDATION: The Planning Commission has forwarded a recommendation of APPROVAL for the proposed Comprehensive Plan Amendment and Zone Change as requested by the applicant. Staff recommends that Council conduct a public hearing, take testimony, and direct the City Attorney to return with an adoptive ordinance for the November 21st, 2022 Council Meeting.