

CITY OF LYNDEN

EXECUTIVE SUMMARY



Meeting Date:	March 2, 2020	
Name of Agenda Item:	Ord 1600 - Pepin Creek Subarea Plan	
Section of Agenda:	Unfinished Business	
Department:	Planning Department	
Council Committee Review:	<input checked="" type="checkbox"/> Community Development <input type="checkbox"/> Finance <input type="checkbox"/> Parks	<input type="checkbox"/> Public Safety <input checked="" type="checkbox"/> Public Works <input type="checkbox"/> Other: _____
	Legal Review: <input type="checkbox"/> Yes - Reviewed <input type="checkbox"/> No - Not Reviewed <input checked="" type="checkbox"/> Review Not Required	
Attachments:		
Ordinance 1600, Pepin Creek Subarea Plan revised as conditioned by City Council on 12-16-2019, Minutes of the 12-16-19 City Council meeting.		
Summary Statement:		
<p>In September of 2018 the City released a draft of the Pepin Creek Subarea Plan (PCSA). The intent of the plan is to develop a guide for future growth patterns appropriate for the Lynden community.</p> <p>Given the projected costs of infrastructure in the Pepin Creek Subarea, City staff explored alternate circulation routes and conducting traffic studies to test alternate designs. As a result, the draft Subarea plan was revised. Revisions included a new street layout and adjustments consistent with zoning code amendments adopted in March of 2019.</p> <p>On November 21, 2019 a public hearing was held before the Planning Commission. The resulting recommendation from the Commission was for approval with specific considerations outlined for the City Council.</p> <p>On December 12, 2019 the City Council reviewed the Commission's recommendation and heard public testimony. The hearing concluded with a vote to approve the Sub-Area plan with specific conditions related to the area's circulation pattern. The attached plan reflects these revisions.</p> <p>Subsequently, the review period with the Department of Commerce has since concluded without comment on the document and Ordinance 1600 has been drafted as attached.</p>		
Recommended Action:		
Motion to approve Ordinance 1600 adopting of the Pepin Creek Sub-Area Plan as presented and authorizing the Mayor's signature on the document.		