

## Community Development Committee Meeting

February 17, 2026

4:30 PM

### Minutes

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#### I. Call to Order

Councilmember Brittany Rock, called the meeting to order at 4:30 p.m.

#### II. Community Development Committee Roll Call

Elected officials attending were, Acting Chair Councilmember Brittany Rock, and Councilmember Aaron Davis (Filling in for Councilmember Gwendolyn Fullerton). Councilmember Fullerton, and Councilmember Kelli McClimans were not in attendance.

**By consensus of the Councilmembers excused Councilmember Fullerton, and Councilmember McCimans from the meeting.**

Staff members in attendance at the physical location were Chief Financial Officer Cherie Reiersen, Public Services Director Jason Sullivan, Assistant to the City Administrator Leslie Harris, Development Services Manager Lauren Balisky, and Administrative Specialist II Debbie McDonald.

#### III. Approval of Minutes

- A. November 18, 2025, and January 6, 2026, Community Development Committee Meeting Minutes

Minutes from the November 18, 2025, and January 6, 2026, Meetings were approved.

#### IV. Department Reports/Presentations

None.

#### V. Items for Discussion/Action

- A. **AB26-16** - A Resolution of the City Council of the City of Bonney Lake, Pierce County, Washington, Authorizing The Mayor To Sign A Contract With Witherspoon Brajcich Mcphee, PLLC, To Provide Hearing Examiner Services And Reappointing The Hearing Examiner.

Introduced by Development Services Manager Balisky who gave an overview of why the City should sign a contract with the current Hearing Examiner.

The Committee discussed and shared their concerns, including:

- How long has he been a Hearing Examiner.
- What happen to the last Hearing Examiner.

There was Committee consensus to place the item for action on the next Council agenda under the Consent Agenda.

- B. **AB26-18** - A Resolution of the City Council of the City Of Bonney Lake, Pierce County, Washington, renaming Downtown Park to Veterans Memorial Park and directing staff to work with the Greater Bonney Lake Veterans Memorial Committee to update the 2012 Memorandum of Understanding.  
Introduced by Public Services Director Sullivan he gave an overview of the Resolution to rename the future Downtown Park to Veterans Memorial Park.

The Committee discussed and shared their concerns, including:

- What is the process.
- Will this be the first stage of the park.

There was Committee consensus to place the item for action on the next Council agenda under Full Council Issues.

- C. **AB26-20** - A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, To Approve The Professional Services Agreement With RH2 Engineering, Inc. To Complete The American Water Infrastructure Act Risk And Resilience Assessment And Emergency Response Plan Update.  
Introduced by Assistant City Engineer Fonda who gave an overview of the professional services agreement with RH2 Engineering to complete the American Water Infrastructure Act Risk and Resilience Assessment and Emergency Response Plan Update.

The Committee discussed and shared their concerns, including:

- What are the two dates.
- Already in the budget.
- What else comes with the Risk and Resilience Assessment.

There was Committee consensus to place the item for action on the next Council agenda under the Consent Agenda.

- D. **AB26-23** - AB26-23 - An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Regarding Accessory Dwelling Units, Amending Section 18.22.090.C Of The Bonney Lake Municipal Code To Provide Standards And Procedures For The Legalization Of Unpermitted Accessory Dwelling Units; Providing For Severability And Corrections; And Establishing An Effective Date.  
Introduced by Development Service Manager Balisky who gave an overview of AB26-23 amending Bonney Lake Municipal Code to provide standards and

procedures for the legalization of Unpermitted Accessory Dwelling Units (ADUs).

The Committee, discussed and shared their concerns, including:

- Lines can just be capped.
- City can go back as far as 1997.
- Cost of putting it on the title.
- What if an ADU is before 1997.
- What does it look like today to get an ADU permit.

Public Services Director Sullivan stated the issue will need to go back to Planning Commission for the Public Hearing and then to City Council.

## **VI. Open Committee Discussion**

### **A. Reroof Permits**

Introduced by Councilmember Rock, Public Services Director Sullivan gave an overview of reroof permit.

The Committee discussed and shared their concerns, including:

- Pounds per square feet.
- What about tile roofs?
- Citizens should be responsible for their reroofing.

Consensus of the Committee is to have the issue placed on Workshop Discussion agenda.

### **B. Bulkhead Repair and Replacement**

Introduced by Councilmember Rock, Public Services Director Sullivan gave an overview of bulkhead repair and replacement.

The Committee discussed and shared their concerns, including:

- Repair or replacement.
- Matrix located.
- Revised Version.

Public Services Director Sullivan stated this issue will need to go on the work plan. Once revised will come back to Community Development Committee.

### **C. Annual Shoreline Letter**

Introduced by Development Services Manager Balisky, who gave an overview of the Annual Shoreline Letter.

The Committee discussed and shared their concerns, including:

- Only for Shoreline properties.
- Green space by the flume.
- Does Pierce County send out a letter.

- Like the example letters.

Staff will update and send out Shorline letter.

Councilmember Davis

Murrey's Contract: Councilmember Davis inquired if there was anyway for the City to get out of the Murrey's contract and if the City could do their own trash pick-up.

Public Services Director Sullivan stated there would need to be a valid reason for the contract to be broken. It would cost the City too much to run their own garbage pick-up service.

## **VII. Public Comments**

None.

## **VIII. Adjournment**

**At 5:44 p.m. the Meeting was adjourned by Councilmember Rock with the common consent of the Committee.**

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Debbie McDonald, Administrative  
Specialist II

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Councilmember Brittany Rock,