

Planning Commission Meeting

August 5, 2026

6:00 PM

Minutes



<http://www.bonneylake.gov/>

I. Call to Order

Vice - Chair Bennion, called the meeting to order at 6:00 p.m.

II. Planning Commission Roll Call

Planning Commissioners attending were Chair Sulham, Vice-Chair Bennion, Commissioner Doll, Commissioner Gilmer, Commissioner Esdaille, and Commissioner Sarver.

Commissioner Doll moved to excuse Commissioner Hallstead. Commissioner Sarver seconded the motion.

Motion approved 4 – 0.

Staff members in attendance at the physical location were Public Services Director Jason Sullivan, and Planning Commission Clerk Kennedy Spietz.

III. Next Meeting Poll - September 2, 2026

There is a quorum for the September 2nd, 2026, Planning Commission meeting.

IV. Approval of Minutes - July 1, 2026 Planning Commission Meeting Minutes

A. **Review of Minutes:** June 3, 2026, Planning Commission Minutes.

Commissioner Doll moved to approve the minutes from the June 3rd, 2026, meeting were approved with minor corrections. Commissioner Sarver seconded.

Motion approved 4 – 0.

V. Public Comments

None.

VI. Public Hearings

A. AB26-60 -

AB26-60 - An Ordinance Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Regarding Local Amendments To The International Building Code And International Residential Code; Repealing Subsections 15.04.082.Q, 15.04.083.E, And 15.04.083.Q Of The Bonney Lake Municipal Code To Remove The Local Amendments For Residential Accessory Structures And Fire Separation Requirements Between Garages And Dwelling Units; Providing For Severability And Corrections; And Establishing An Effective Date.

Public Services Director Sullivan presented and went over AB26-60.

Vice-Chair Bennion opened the Public Hearing at 6:03pm.

The Commission discussed and shared their concerns, including:

- Commissioner Sarver asked if the fire department's input was brought in.
- Vice-Chair Bennion informed the new commissioner's that the Fire Chief was at the last meeting, but that they had not discussed the sheetrock fire protection.
- Commissioner Esdaille asked for clarification on what exactly the double sheet rock applied too.
- Commissioner Doll likes the amendment and thinks it makes sense.
- Commissioner Esdaille asked about the requirements for windows in the garage.

Vice-Chair Bennion closed the Public Hearing at 6:13pm.

**Commissioner Sulham moved to continue the Public Hearing on AB26-60 until the September 2nd, 2026, Planning Commission Meeting, at 6pm.
Commissioner Gilmer seconded the motion.**

Motion approved 6 – 0.

VII. Old / Continuing Business

None.

VIII. New Business

None.

IX. For the Good of the Order

A. Correspondence

None.

B. Staff Comments

- Assistant Planner Spietz welcomed the new commissioners.

C. Commissioner Comments

- Commissioner Gilmer asked for the status of the Senior Center remodel.

X. Adjournment

At 6:25 p.m. Commissioner Doll moved to adjourn the meeting. Commissioner Esdaille seconded.

Motion approved 6 – 0.

Lauren Balisky, Development Services
Manager

Commissioner Grant Sulham, Chair

Note: Unless otherwise indicated, all documents submitted at meetings and workshops are added to the back of the packet the next day. For detailed information on agenda items, please view the corresponding Agenda Packets, which are posted on the city website and on file with the City Clerk.