

## MINUTES

**Economic Development Committee Meeting  
Thursday, July 25, 2024  
5:00 p.m. – 5:50 p.m.  
Council Chamber**

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### **Council Members**

Jeremy Nutting, Chair  
Dep Mayor Harry Steinmetz, Vice Chair  
Mayor Traci Buxton

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### **City Staff**

Tim George – Interim City Manager  
Laura Techico – Planning and Development  
Services Manager  
Alicia Jacobs – Land Use Planner I  
Dan Hopp – Building Official  
Mike Slevin – Public Works Director  
Tommy Owen – City Engineer  
Laura Hopp – Admin Coordinator I

Guests: Councilmembers Gene Achziger and Matt Mahoney  
Joe Dusenbury

Meeting was called to order at 5:00 p.m.

**1. Approval of June 27, 2024 Minutes**

Minutes approved as submitted.

**2. Comprehensive Plan Update – (Chapter 12 Healthy Des Moines Element)**

Planning and Development Services Manager Laura Techico presented the update. Manager Techico provided a memo, mark-up pages of Chapter 12 (Item #2, Attachment #2), and a PowerPoint <https://desmoines.civicweb.net/document/342900/>. Manager Techico explained that Community Development staff have been presenting these updates to the Comprehensive Plan at various council committees over the last few months. Chapter 12 is a result of a 2010 Public Health – Seattle & King County and the U.S. Department of Health and Human Services grant with a goal of creating a *Healthy Eating and Active Living* initiative. Additions to Chapter 12 include SeaTac Airport health impacts and health disparities within underrepresented groups. Manager Techico provided three policy questions for the committee's review. After discussion it was recommended to create an appendix with the data details and keep Chapter 12 readable. It was also suggested that additional study data from independent sources regarding SeaTac Airport's health impacts be considered and referenced. A couple of suggestions as the document continues to evolve: include details of prior Des Moines Safe Routes to School projects and the goals for 24<sup>th</sup> Ave S and S 200<sup>th</sup>; and add specific recommendations regarding healthy food availability throughout the City.

### **3. Middle Housing Project Introduction and Briefing**

Alicia Jacobs, Land Use Planner I offered a Memo, the Public Engagement Plan, and two recent project memos prepared by AHBL to share the work that is underway on the Middle Housing Project, state mandate HB 1110. The City will need to adopt an ordinance by June of 2024. This will address the requirements to increase density with a focus on affordable units. The mapping memo (Item #3 Attachment #3) indicates the Marina District, Central Des Moines and Pacific Ridge may be the best candidates to focus middle housing efforts due to the proximity to services, zoning capacity, and existing density. Ms. Jacobs reviewed the Public Engagement Timeline. The committee discussed:

- Definition of lot counts and how it contributes to maximum units allowed
- Lot coverage and permeable/impermeable surfaces
- Neighborhood characterization and design standards
- Residential height limits contribute to reach maximum units
- Customize the middle housing regulations to best fit Des Moines goals
- Outreach opportunities updated through the website
- Direct email to interested stakeholders
- Design standards and cost of building as barriers to increasing housing density

Adjourned at 5:38 p.m.

Respectfully submitted by, Jodi Grager, Public Works Administrative Coordinator