

**Pierce County Council**  
**Corrected Public Meeting Notice**

# Alderton-McMillin Community Plan

The Pierce County Department of Planning and Land Services worked with a citizen group called the Alderton-McMillin Community Planning Board for the past three years developing a community plan for the Alderton-McMillin area. The community plan will guide future growth and development within the area. The plan includes policies, land use designations, and action steps.

**Proposed Ordinance No. 2007-41**

**An Ordinance of the Pierce County Council Adopting a New Chapter 19B.120 of the Pierce County Code, "The Alderton-McMillin Community Plan"; Amending Pierce County Code Sections 19A.30.060 and 19A.40.060 to Include a New Designation, Rural Industrial Centers; Setting an Effective Date; and Adopting Findings of Fact.**

**Testimony:** You are encouraged to attend and present comments regarding these proposals. Testimony will be limited to the assigned topics for that hearing (see details on following page). You may be asked to limit your testimony to 3 minutes each topic. You cannot "give" your 3 minutes to someone else. If you have written materials to submit, please provide 10 copies to the Clerk at the meeting. All submitted materials become part of the official record and cannot be returned. Written comments can be provided at any time up to final adoption.

**Web Page:** [www.piercecountywa.org/Council](http://www.piercecountywa.org/Council)

To access the Ordinances and the Council's schedule for meetings click on "Legislation" and then "Alderton-McMillin Community Plan." While the Council intends to adhere to the schedule provided in this notice, changes may occur. See the web page for schedule changes.

**Contacts and Mail:** **Email:** [jschult@co.pierce.wa.us](mailto:jschult@co.pierce.wa.us)

**Mail:** County Council, County-City Building, Room 1046, 930 Tacoma Ave S, Tacoma, WA 98402

**Phone:** Jenifer Schultz, Committee Clerk, (253) 798-6696; Anna Graham, Sr Legislative Analyst, (253) 798-6253, toll-free at (800) 992-2456, or fax at (253) 798-7509.

Summary of Public Meeting Schedule

**COMMUNITY DEVELOPMENT COMMITTEE**

**Daytime Meetings**

**County-City Building (CCB), Room 1045, 930 Tacoma Ave S, Tacoma, WA 98402**

Monday, June 4, 2007 -- 1:30 pm

Monday, June 18, 2007 -- 1:30 pm

Monday, July 16, 2007 -- 1:30 pm

**Evening Meeting**

**McAlder Elementary School, Multi-Purpose Room, 15502 96th St E, Puyallup, WA 98372**

Monday, June 18, 2007 -- 5:00 pm

**PIERCE COUNTY COUNCIL -- FINAL HEARING**

*No date set. Final hearing will likely be held in August or September.*

*A separate notice will be sent.*

**For Meeting Schedule Information and Updates:**

*On the Internet: [www.piercecountywa.org/council](http://www.piercecountywa.org/council)*

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## Community Development Committee Hearing - Monday, June 4, 2007 – 1:30 pm

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### 1. **Overview of the Alderton-McMillin Community Plan and Planning Process**

### 2. **Economic Element – Testimony will be taken**

The focus of the Economic Element is to increase farm profitability and keep local farmers in business by connecting the farms to local urban markets and creating demand through education, advertising and farm-to-market programs. The element also calls for reducing the regulatory and tax burdens on agricultural properties, providing direct financial and technical assistance to farmers and implementing other programs and policies to support farming.

### 3. **Land Use Element – Testimony will be taken**

The Land Use Element specifies recommended policies related to general land uses, commercial development, residential development, and farm preservation. Key features of this element include:

- Maintaining the rural character through use of the R10, R20, Agricultural Resource Lands (ARL), and Rural Farm (RF) land use designations/zones
- Preserving farmland by allowing retail sales of farm and related products on property; establishing agricultural tourism policies and programs; allowing ARL/ Rural Farm densities at two units per 10 acres when there is a minimum of 20 acres and new lots would not exceed one acre in size.
- Policies that support Purchase and Transfer of Development Rights programs
- Establishing a Rural Industrial Center (RIC) designation for McMillin Park of Industry
- Continuing to recognize the urban designations (MSF/EC) near Puyallup and the Rural Neighborhood Center (RNC) at 96th Street / SR-162.

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## Community Development Committee Hearing - Monday, June 18, 2007 – 1:30 pm

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### 1. **Community Character and Design Element – Testimony will be taken**

The Community Character and Design Element addresses master plans for Rural Neighborhood Centers, commercial building and sign standards to ensure compatibility with the rural area and recognizing the historic resources of the area through development of an agriculture tour.

### 2. **Natural Environment Element – Testimony will be taken**

The Natural Environment element addresses hillside development and preservation, implementation of projects to reduce flooding, stream restoration, and prioritization of projects.

### 3. **Facilities and Services Element – Testimony will be taken**

The Facilities and Services Element provides policy direction to decision makers on the development of parks and recreation facilities as well as potential new road projects and transportation planning including the South Plateau corridor as a preferred route.

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## Community Development Committee Hearing - Monday, June 18, 2007 – 5:00 pm

McAlder Elementary School Multi-Purpose Room, 15502 96th St E, Puyallup, WA

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### 1. **Overview of the Alderton-McMillin Community Plan and planning process**

- ### 2. **Testimony will be taken on the entire Alderton-McMillin Community Plan, as recommended by the Planning Commission**

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## Community Development Committee Hearing - Monday, July 16, 2007 – 1:30 pm

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1. Any continued items from previous meetings – testimony may be taken on continued items.
2. Committee action on amendments proposed by Committee members. Changes can include modification, removal or addition of policies, or maps. Testimony will be taken on each amendment memo offered by the Council.
3. Testimony will also be taken on the entire recommendation of the Committee, the Ordinance as amended.

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## COUNTY COUNCIL – Final Hearing for Proposed Ordinance No. 2007-41

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***No date set. Final hearing will likely be held in August or September.  
A separate notice will be sent.***

Please visit the web page: [www.piercecountywa.org/council](http://www.piercecountywa.org/council) and click on "Legislation" and then "Alderton-McMillin Community Plan" to see any updates on the hearing process or schedule.