



Town Planning Commission Regular Meeting

Tuesday, February 17, 2026 - 6:00 PM

Town Hall/Virtual
4030 95th Ave NE, Yarrow Point, WA. 98004

YARROW POINT

The Town of Yarrow Point is a resilient, caring community committed to sustainable development and preserving our unique neighborhood character, heritage, and natural resources. We endeavor to pass these values and traditions to future generations.

Commission Chairperson: Carl Hellings
Commissioners: David Feller, Debi Mishra, Lee Sims, Maureen Boctor
Town Planner: SBN Planning
Town Attorneys: Emily Romanenko
Deputy Clerk: Austen Wilcox

Meeting Participation

The Town of Yarrow Point has moved to hybrid meetings, both in-person at Town Hall and virtual online or by phone. Individuals wishing to speak live should register their request with the Deputy Clerk at 425-454-6994 or email depclerk@yarrowpointwa.gov before 3:00 PM the day of the meeting. Please reference *Public Comments for the Planning Commission Meeting* in your correspondence. Comments via email may be submitted to depclerk@yarrowpointwa.gov or regular mail to: Town of Yarrow Point, 4030 95th Ave NE, Yarrow Point, WA 98004.

Join on computer, mobile app, or phone

1-253-215-8782

Meeting ID: 872 9356 4603

Passcode: 865964

<https://us02web.zoom.us/j/87293564603?pwd=j2mTDdYN6tICXLSbRmvabLWcegrhVm.1>

1. **CALL TO ORDER:** Commission Chairperson, Carl Hellings
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL:** Commissioners, David Feller, Debi Mishra, Lee Sims, Maureen Boctor
4. **APPROVAL OF AGENDA**
5. **STAFF REPORTS**
6. **PUBLIC COMMENT**

Please wait for the Deputy Clerk to call on you to speak.

If you dial in via telephone, please unmute yourself by dialing *6 when you are recognized. Please state your name and whether you are a Yarrow Point resident (and address if you wish). You will be asked to conclude your remarks when you reach the 3-minute limit. Commission members will not respond directly at the meeting or have a back-and-forth exchange, but they may ask staff to research and report back on an issue.

7. **APPROVAL OF THE MINUTES**

January, 2026 regular Planning Commission meeting

8. **REGULAR BUSINESS**

8.1 AB Vacant Housing

(35 min)

9. **PUBLIC COMMENT** (Same Rules as above apply)

10. **ADJOURNMENT**

**TOWN OF YARROW POINT
TOWN PLANNING COMMISSION REGULAR MEETING
January 20, 2026
6:00 p.m.**

The Town Planning Commission of the Town of Yarrow Point, Washington met in regular session on Tuesday, January 20, 2025, at 6:00 p.m. in the Council Chambers of Town Hall.

PLANNING COMMISSION PRESENT: Commissioners, Carl Hellings, David Feller and Debi Mishra

PLANNING COMMISSION ABSENT: Lee Sims

STAFF PRESENT: Planner Aleksandr Romanenko

1. CALL TO ORDER

Chair Hellings called the Planning Commission meeting to order at 6:05 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. APPROVAL OF AGENDA

MOTION: Motion by Commissioner Feller seconded by Commissioner Mishra to approve the agenda as presented.

VOTE: 3 for, 0 against. Motion carried.

5. APPROVAL OF THE MINUTES

- October 21, 2025, Regular Planning Commission Meeting

MOTION: Motion by Commissioner Feller, seconded by Commissioner Hellings to approve the October 21, 2025, Planning Commission minutes as presented.

VOTE: 3 for, 0 against. Motion carried.

6. STAFF REPORTS

Planner Romanenko provided a staff report.

MOTION: Motion by Commissioner Hellings, seconded by Commissioner Mishra for staff to create a more formal staff report including past commission projects and permitting status updates beginning at the next meeting

VOTE: 3 for, 0 against. Motion carried

7. PUBLIC COMMENT

Public comment provided by residents

8. REGULAR BUSINESS

8.1 – Vacant Housing

Planner discussed examples of vacant housing regulations. The Commission discussed.

MOTION: Motion by Commissioner Hellings, seconded by Commissioner Feller move to create a community poll regarding vacant housing, and for staff to bring back additional information on vacancies in the Town.

VOTE: 3 for, 0 against. Motion carried

9. PUBLIC COMMENT

Public comments provided by residents

10. ADJOURNMENT

MOTION: Motion by Commissioner Hellings, seconded by Commissioner Mishra to adjourn the meeting at 7:08 p.m.

VOTE: 3 for, 0 against. Motion carried.

Carl Hellings, Chair

Attest: Aleksandr Romanenko, Town Planner

DRAFT

Vacant Homes	Proposed Planning Commission Action: Discussion and Possible Vote
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Presented by:	Town Planner
Exhibits:	<ul style="list-style-type: none">• Vacant Housing Overview

Summary:

The Town council has recognized that there are several vacant homes in the community. The Council has asked that the Planning Commission consider the topic and bring back recommendations to the Council. For the November Planning Commission meeting, staff has prepared a broad outline of vacant housing and possible pathways for addressing adverse impacts of vacant housing through regulation.

At the January 2026 meeting the commission discussed the topic and asked that the planner work with administration to create and solicit a poll regarding vacant housing and perceptions around it. The PC also requested that staff ask the police if there are resorts associated with vacant housing.

Action Items:

- Staff Presentation (10min)
- Discussion (20min)
- Vote (5min)

Recommended Motion:

- I move to continue discussion of this topic at our next meeting without any additional staff action or research.
- I move to recommend the discussed approach to council for consideration