

Mukilteo Housing Action Plan

Summary of Public Comment to Date

Comments and questions are grouped in the order received by Community Development Department staff between January 2020 and 4 PM on December 31, 2020. This list may not include all emails or correspondence sent to the City of Mukilteo and does not include all staff responses to commenters.

A copy of each comment is available in the Housing Action Plan (HAP) Library webpage at: bit.ly/mukilteohap. Personal information is redacted where requested or appropriate.

Comment No. ¹	Date Time – Name	Summary
<u>January 21, 2020 – City Council Meeting – Grant Acceptance</u>		
A-01	January 29, 2020 5:01 PM – Elaine Knapp	Grant information request.
A-02	January 30, 2020 2:16 PM – Elaine Knapp	Asked how grant acceptance works.
A-03	January 30, 2020 5:17 PM – Elaine Knapp	Thank you for explanation of grant acceptance process (included).
	February 3, 2020 4:55 PM – Lisa McBroom	Request Council reconsider vote to accept grant.
	February 3, 2020 10:26 PM – Lisa McBroom	Concern that HAP is proposal to construct Section 8 housing.
	February 4, 2020 12:28 PM – Lisa McBroom	Request Mayor reconsider vote to accept grant.
A-04	February 4, 2020 1:01 PM – Elaine Knapp	Whether grants are accepted via a public input process.
	February 4, 2020 1:09 PM – Lisa McBroom	Support for senior-only housing; does not support student-only housing.
A-05	February 4, 2020 1:20 PM – Lisa McBroom	Request for revote on grant acceptance by Council; against grant and subsidized housing.
A-06	February 4, 2020 1:34 PM – Lisa McBroom	Ms. McBroom forwarded an email chain with the Mayor.
A-07	February 4, 2020 3:17 PM – Elaine Knapp	Thank you for explanation of public input process.
A-08	February 16, 2020 2:48 PM – David Grimes	Request to connect with consultant to provide input.

¹ Comment number assigned for public comment summary, provided to Planning Commission for the December 10, 2020 meeting.



Comment No. ¹	Date Time – Name	Summary
B-01	March 15, 2020 10:20 AM – Peter Zieve	Initiation of Preserve Mukilteo petition.
B-02	May 20, 2020 3:02 PM – Jeff Schumacher	Concern about Preserve Mukilteo flyer.
A-09	May 21, 2020 11:21 AM – Kris Nicoll-Henry	Support for grant.
B-03	May 21, 2020 1:50 PM – Peter Zieve	Opposed to affordable housing.
B-04	May 22, 2020 9:26 AM – Jeff Schumacher	Provided copy of Preserve Mukilteo flyer, suggestions for virtual meetings.
B-05	May 22, 2020 12:54 PM – Peter Zieve	Coordinating one-on-one meeting with Director Osaki.
	May 22, 2020 3:16 PM – Peter Zieve	Confirmation of meeting with Director Osaki.
B-06	May 30, 2020 4:19 PM – Casey Burt	Concern about Preserve Mukilteo flyer; request for grant information.
B-07	June 1, 2020 1:44 PM – Peter Zieve	Brief summary and response to one-on-one meeting with Director Osaki.
<u>June 2, 2020 – City Council Land Use and Economic Development Committee – Consultant Review</u>		
A-10	June 5, 2020 2:18 PM – Lauren Balisky (Eric Albright)	Request for grant proposal; concern about Preserve Mukilteo flyer.
B-08	June 23, 2020 1:59 PM – Preserve Mukilteo	List of Preserve Mukilteo members; request for Council to reject consultant contract.
C-01	June 24, 2020 12:15 PM – Lisa McBroom	HAP is flawed, does not support moving forward.
C-02	June 24, 2020 12:43 PM – Lisa McBroom	Remainder of Preserve Mukilteo member list.
	June 24, 2020 2:56 PM – Brent Silver	Informed City of website error.
	June 24, 2020 3:18 PM – Brent Silver	Confirmed interest in email list.
	July 2, 2020 9:04 AM – Lisa McBroom	Thank you for being informed of upcoming Council meeting.
C-03	July 5, 2020 1:16 PM – Chris Collier	Letter in support of grant and consultant acceptance.
<u>July 6, 2020 – City Council Meeting – Consultant Selection</u>		
C-04	July 6, 2020 10:24 AM – Daniel Lynn	Does not support consultant contract; schools overcrowded.
C-05	July 6, 2020 11:07 AM – Paolo Rocca	Request to place HAP on the November 2020 ballot.
C-06	July 6, 2020 11:17 AM – Shaina Kirsch	Does not support consultant contract; schools overcrowded; request to place HAP on the November 2020 ballot.
C-07	July 6, 2020 11:35 AM – Leanne Rafter	Request to place HAP on the November 2020 ballot.



Comment No. ¹	Date Time – Name	Summary
C-08	July 6, 2020 1:16 PM – Kyle Johnson	Hiring a consultant is wasteful.
C-09	July 6, 2020 2:07 PM – Ray Boyer	Concern about density; request to place HAP on the November 2020 ballot.
C-10	July 6, 2020 2:39 PM – Matthew Morgan	Concern about quality of life (e.g. Paine Field) with increased density.
C-11	July 6, 2020 3:40 PM – Donna Vago	Concern about housing density.
C-12	July 6, 2020 4:02 PM – Renee Ripley	BERK is unfamiliar with Mukilteo; opposed to density and subsidized housing.
C-13	July 6, 2020 6:24 PM – Lisa McBroom	Request to table vote on consultant contract.
C-14	July 6, 2020 6:42 PM – Lisa McBroom	Concern that HAP is agenda-driven and will be made up of pre-determined outcomes.
C-15	July 6, 2020 6:56 PM – Lisa McBroom	Concern that decision on consultant contract is presupposed.
C-16	July 6, 2020 9:50 PM – Chris Collier	City unable to regulation Section 8 program.
D-01	July 7, 2020 2:07 PM – Brent Silver	Comments on July 6, 2020 Council meeting, suggestions for code amendments.
D-02	July 10, 2020 11:09 AM – Brent Silver	Comments on zoning, ADUs, floor area ratio.
B-09	July 11, 2020 9:34 AM – Preserve Mukilteo	Ballot process.
D-03	July 15, 2020 8:57 AM – Peter Zieve	Request for Director Osaki to speculate on potential outcomes of the HAP.
D-04	July 15, 2020 9:28 AM – Brent Silver	Shared Joe Biden’s housing agenda.
D-05	July 15, 2020 3:05 PM – Brent Silver	Confirmed portion of Joe Biden’s agenda he intended to share.
D-06	July 15, 2020 3:22 PM – Peter Zieve	Follow-up to prior conversation [context unclear] regarding housing units.
<u>July 16, 2020 – Planning Commission – Update on July 6, 2020 Council Action</u>		
D-07	July 19, 2020 2:26 PM – Peter Zieve	Clarification of housing units [in 2035 growth target].
	July 22, 2020 4:27 PM – Brent Silver	Notification of Granicus / Zoom recording issue.
	July 23, 2020 12:14 PM – Brent Silver	Thank you for clarification of Granicus / Zoom issue.
	July 31, 2020 8:11 AM – Peter Zieve	Questions about Planned Community Business (PCB) and Planned Community Business – South (PCB(S)) zones.
	July 31, 2020 1:38 PM – Brent Silver	Second notification of Granicus / Zoom recording issue.



Comment No. ¹	Date Time – Name	Summary
	July 31, 2020 3:04 PM – Brent Silver	Thank you for clarification of Granicus / Zoom issue.
D-08	August 7, 2020 7:50 AM – Donna Vago	Request for clarification on what was agreed to with the HAP Grant.
	August 8, 2020 12:45 PM – Peter Zieve	Concern about Bella Terra apartments.
<u>August 22, 2020 – Coffee with Council</u>		
E-01	September 1, 2020 4:16 PM – Adrian B	Concerns about density, height, parking, and criminal backgrounds.
E-02	September 1, 2020 11:27 PM – Renee Ripley	Concerns about density, height, and parking.
E-03	September 2, 2020 6:08 AM – Richard Foltz	Concerns about density, height, and parking.
E-04	September 2, 2020 9:05 AM – Joan Johnson	Concerns about design standards, density and parking.
E-05	September 2, 2020 2:38 PM – Fabienne Palu-Benson	Concerns about low-income housing, school capacity.
E-06	September 4, 2020 12:00 PM – Ken Benoit	Concerns about density, height, and parking.
E-07	September 5, 2020 6:42 AM – Matt Morgan	Concern about density.
E-08	September 5, 2020 6:52 PM – Anthony Sarno	Request for development moratorium.
E-09	September 6, 2020 3:26 AM – Peter Zieve	Parking should be legally bound to unit. Concerns about density and height.
E-10	September 6, 2020 6:19 AM – Ly Lin	Parking should be legally bound to unit. Concerns about density and height.
E-11	September 6, 2020 6:41 PM – Armandina and Covie Smith	Parking should be legally bound to unit. Concerns about density and height.
E-12	September 7, 2020 4:56 PM – Matthew Goodrich	Parking should be legally bound to unit. Concerns about density and height.
E-13	September 7, 2020 8:35 PM – Rob Townsend	Concern about density, crime and traffic.
E-14	September 9, 2020 10:48 AM – Daniel Lynn	Concern about overcrowded schools, parking, traffic. HAP should be voted on.
E-15	September 9, 2020 5:00 PM – Jeff Sellentin	Concern about government intervention in housing market, traffic and crime.
E-16	September 12, 2020 4:31 PM – Amy Laroche	Concern about loss of character, parking.
<u>September 17, 2020 – Planning Commission – FYI on Planning Commission Schedule</u>		
<u>September 22, 2020 – Coffee with Council</u>		
E-17	September 28, 2020 12:50 PM – Justin Nielson	Concern about density, parking, neighborhood character.



Comment No. ¹	Date Time – Name	Summary
D-09	October 13, 2020 9:35 PM – Charlie Pancerczewski	Request for clarification on how the Stakeholder Advisory Group (SAG) was selected.
<u>October 15, 2020 – Stakeholder Advisory Group Meeting #1</u>		
<u>October 15, 2020 – Planning Commission – Discussion on Draft Housing Needs Assessment (HNA)</u>		
F-01	October 15, 2020 5:06 PM – Donald Ripley	HAP is not a priority.
G-01	October 21, 2020 9:50 AM – Ross Everett	Concern about low-income housing, crime, safety.
G-02	October 25, 2020 4:42:26 PM – Paul Taber	Detailed responses to findings of draft Housing Needs Assessment (HNA).
<u>October 29, 2020 – Stakeholder Advisory Group Meeting #2</u>		
G-03	October 29, 2020 11:29 AM – Boris Zaretsky	Detailed responses to findings of draft Housing Needs Assessment (HNA).
G-04	October 30, 2020 10:14 AM – Donna Vago	Concern about growth targets, single-family to multi-family unit ratio, goals for housing, rezoning.
G-05	October 30, 2020 12:19 PM – Boris Zaretsky	Recommendations for Community Meeting on preliminary HNA findings. Questions about what happens if City does not comply with Growth Management Act requirements.
D-10	November 2, 2020 1:26 PM – Dilep Nayak	Against HAP; need public park in Harbour Pointe.
E-18	November 3, 2020 2:38 PM – Scott Kirkwall	Zoning density should be increased in a way that retains single-family character.
G-06	November 3, 2020 4:30 PM – Donna Vago	Request for clarification on Buildable Lands Report terminology.
E-19	November 4, 2020 10:14 AM – Gerald Bauer	ADU code is inflexible; provided information on Seattle's ADU codes.
<u>November 5, 2020 – Community Meeting #1</u>		
G-07	November 5, 2020 11:33 AM – Renee Ripley	Concern about HNA data quality, tenure of SAG members, opposed to additional population growth.
	November 5, 2020 1:08 PM – Gerald Bauer	Comments on lack of flexibility in ADU codes.
G-08	November 5, 2020 3:04 PM – Marianne Conger	Questions about affordable housing gap in Mukilteo, potential solutions.
D-11	November 5, 2020 5:14 PM – Cheryl Labarre	Supports workforce housing, elderly housing. Wants to be a model city.



Comment No. ¹	Date Time – Name	Summary
H-01	November 6, 2020 12:18 PM – Ray Boyer	Concern about data and privacy; questions regarding penalties for not complying with Growth Management Act requirements.
H-02	November 6, 2020 1:57 PM – Anthony Sarno	HAP is a scam.
	November 7, 2020 11:04 PM – Melanie Field	Specific copyediting and clarification suggestions for draft Housing Needs Assessment (HNA).
	November 9, 2020 10:36 AM – Anthony Sarno	Thank you to staff.
H-03	November 9, 2020 12:47 PM – Ray Boyer	Thank you for response, email to Mayor Gregerson.
H-04	November 10, 2020 10:18 PM – Ray Boyer	Concern about HAP failing to address potential adverse effects of housing types, specifically schools, traffic, and public safety.
	November 11, 2020 3:12 PM – Ray Boyer	Concern comment not received.
	November 11, 2020 7:03 PM – Ray Boyer	Updated staff on test of website form fix.
H-05	November 13, 2020 12:52 AM – Ray Boyer	Ongoing concern about school quality, inequity within school district.
H-06	November 13, 2020 5:00 AM – Ray Boyer	Ongoing concern about school quality; shared Seattle P-I article.
H-07	November 15, 2020 9:09 AM – Ray Boyer	Email to Council regarding adverse effects of rezoning, school quality, impact on generational wealth.
D-12	November 16, 2020 2:19 PM – Daniel Sanchez	Request for affordable housing assistance.
D-13	November 17, 2020 6:00 PM – Daniel Sanchez	Request for guaranteed affordable housing.
D-14	November 18, 2020 7:16 PM – Daniel Sanchez	Response by staff to Mr. Sanchez.
E-20	December 1, 2020 12:29 PM – Morgan Gold	Consider rezoning Midtown Mukilteo, allow detached ADUs in R12.5 Zone.
	December 1, 2020 11:42 PM – Derek Flores	Suggestion to require HOAs to complete FHA loan paperwork and to work with the legislature to eliminate rental caps in HOAs.
	December 3, 2020 3:05 PM – Peter Zieve	Request for best method to provide feedback.
	December 3, 2020 10:57 PM – Christopher Beamis	Concerns about subsidized housing, crime, and litter.
	December 4, 2020 12:36 AM – Renee Ripley	Concern about subsidized housing.
	December 4, 2020 4:12 AM – Peter Zieve	Concern about loss of single-family zoning, and rezone of former Boeing Technical Center.



Comment No. ¹	Date Time – Name	Summary
	December 4, 2020 9:56 AM – Gene Goosman	Concern about rezone of former Boeing Technical Center.
	December 4, 2020 12:27 PM – Alan Tapert	Concerns about density and home values.
	December 4, 2020 1:45 PM – Cathy Carter	Concerns about density, loss of small-town feel and green space, and impacts to infrastructure.
	December 5, 2020 12:27 PM – Dilep Nayak	Concern about subsidized housing and parks.
	December 5, 2020 1:28 PM – Anthony Sarno	Form comment.
	December 6, 2020 12:59 PM – Joseph Kunthara	Concern about subsidized housing.
	December 7, 2020 1:54 PM – Leslie Gregg	Concerns about home values, data quality, clarity of draft Housing Needs Assessment (HNA), federal housing requirements, availability of subsidized housing outside of Mukilteo, and draft HNA findings.
	December 7, 2020 3:49 PM – Derek Flores	Thank you.
	December 8, 2020 12:40 PM – Leslie Gregg	Concerns about rezoning, personal investments, impacts of COVID-19, and draft HNA findings.
	December 9, 2020 9:36 AM – Leslie Gregg	Concerns about uncertainty of final result of HAP process, suggestion for how to clarify draft HNA, concern about ability to make decisions with requirements changing over time.
<u>December 10, 2020 – Stakeholder Advisory Group Meeting #3</u>		
<u>December 10, 2020 – Planning Commission – Review of Public Comments to Date</u>		
	December 10, 2020 5:26 PM – Dana Patrick	Existing housing options are adequate; concerns about schools, taxes, and safety.
	December 10, 2020 5:37 PM – Allen Arp	Concerns about subsidized housing and apartments.
	December 15, 2020 10:28 AM – Melinda MacFarland	Concerns about subsidized housing and crime.
	December 22, 2020 11:22 AM – Ray Boyer	Concern that HAP does not address adverse impacts of the strategy recommendations, particularly impacts to schools.
	December 30, 2020 4:45 AM – Preserve Mukilteo	Vantage Apartments
	December 30, 2020 6:33 AM – Ly Lin	Concerns about density, subsidized housing.
	December 30, 2020 8:46 AM – Rogers, Bill	Concerns about height and parking.
	December 30, 2020 9:15 AM – Patrick Keller	Concerns about density and parking.



Comment No. ¹	Date Time – Name	Summary
	December 30, 2020 9:23 AM – Rich Davis	Concern about impacts from additional growth.
	December 30, 2020 11:22 AM – Tina Chun	Concern about rezone of former Boeing Technical Center.
	December 30, 2020 11:27 AM – Christopher Beamis	Concern about subsidized housing, crime, traffic, height and parking.
	December 30, 2020 2:12 PM – Ken Benoit	Concern about rezone of former Boeing Technical Center.
	December 30, 2020 4:34 PM – Melinda MacFarland	Concerns about height, traffic and parking.
	December 30, 2020 4:41 PM – Georgia Fisher	Concerns about subsidized housing, traffic, pollution, and crime.
	December 30, 2020 8:56 PM – Mike Reilly	Concerns about rezoning.
	December 31, 2020 8:26 AM – Tina Chun	Thank you.
	December 31, 2020 12:16 PM – Charlene Blankenship	Informed the City of a conversation regarding the HAP occurring on the NextDoor app.
	December 31, 2020 12:24 PM – Shirley Riley	Concern about rezone of former Boeing Technical Center.
	December 31, 2020 2:49 PM – Shirley Riley	Thank you, concern about Preserve Mukilteo.