

July 27, 2017



Planning Department Newsletter

PULLMAN'S POPULATION CONTINUES TO CLIMB

As evidenced by official data from the state, Pullman is one of the fastest growing cities in eastern Washington. According to information released late last month by the Washington State Office of Financial Management, the official 2017 population estimate for Pullman is 33,280. The average annual increase in our city's population since the 2010 Census is 1.7 percent, substantially higher than the state average of 1.2 percent over the same period. Also, during this time span, the number of residences in Pullman has grown by more than 1,500, from 11,720 homes in 2010 to 13,277 dwellings this year.

This rise in population has occurred primarily because of the expansion in student enrollment at Washington State University. Data

from the university show that enrollment over the past seven years has increased by almost 2,000 students. The Pullman campus enrollment for the 2016 fall semester was 20,193. And all of these students who live in Pullman are counted as part of the city's population. Job growth at WSU, Schweitzer Engineering Laboratories, Inc., and other public and private entities has also contributed to the increase in residents here.

The table below displays the ten largest cities (by population) in eastern Washington. The cities in the table are ranked by population growth since 2010 (when the last U.S. Census was conducted). As noted, among these cities, only Pasco and Richland are growing at a faster rate than Pullman.

Inside this issue:

- State Approves Grant Application For Mobile App Related To Downtown Historic Resources* 2
- Pending Land Use Proposals* 3-4

2017 POPULATION ESTIMATE DATA FOR EASTERN WASHINGTON CITIES ABOVE 20,000 IN POPULATION			
CITY	% POPULATION INCREASE (2010-2017)	2017 POPULATION ESTIMATE	RANK BY POPULATION STATEWIDE
Pasco	19.90	71,680	16
Richland	12.68	54,150	22
Pullman	11.68	33,280	36
Moses Lake	11.56	22,720	47
Kennewick	8.60	80,280	14
Wenatchee	6.72	34,070	34
Walla Walla	6.65	33,840	35
Spokane Valley	5.72	94,890	10
Spokane	4.01	217,300	2
Yakima	2.97	93,900	11

STATE APPROVES GRANT APPLICATION FOR MOBILE APP RELATED TO DOWNTOWN HISTORIC RESOURCES

Earlier this month, the Washington State Department of Archaeology and Historic Preservation (DAHP) notified the planning department that it had approved Pullman's grant application for federal funding to augment a walking tour brochure of historic resources in the downtown area. The specific request, which was formulated by the city's Historic Preservation Commission (HPC), is to enter information about historic properties into a mobile software application ("app") designed to run on a mobile device such as a smartphone or tablet computer.

The original historic walking tour brochure for Pullman was assembled in the mid-1980s under the guidance of WSU professor Tom Bartuska. It displayed a walking route through the city center that passed by a number of historic places, and it presented background information on the resources identified therein. Earlier this decade, WSU professor and HPC member Phil Gruen took note that the original brochure had become outdated in some respects. For example, some of the buildings described in the pamphlet, such as the Corner Drug Building at the southwest corner of Main and Kamiaken Streets and the Bloomfield Block at the southeast corner of Grand Avenue and Olsen Street, had been destroyed by fire. So, in 2014, Dr. Gruen coordinated with then-graduate student Robert Franklin to conduct a seminar in the WSU School of Design and Construction for the purpose of engaging students in the work of updating the paper brochure. The project was successful in producing a modernized pamphlet, and the city and Pullman Chamber of Commerce have participated in the funding of its multiple

printings. (Copies are available at City Hall or the Chamber of Commerce office, and an electronic version of the document can be viewed at the planning department webpage.)

The grant funding recently authorized by DAHP will be used to load data into an existing mobile app to create a digital tour of historic resources in and around downtown Pullman. This electronic platform will allow for plenty of opportunities to explore these resources by providing historical accounts, embedded media, and links to primary sources and relevant books and articles. It is expected that this form of information will appeal to the many device-carrying residents and tourists in this college community. This project is outside the scope of the usual duties of city staff, so the grant funding will be utilized to retain an independent contractor to gather information on historic resources, enter this research into the selected app, organize this information into evident travel paths, and create the tour within the program's framework.

The total cost for this project is estimated to be approximately \$9,050. The grant dollars will cover \$5,250 of this amount, and the rest will be contributed by the city in the form of labor and materials. The task is expected to begin in October, with completion scheduled for April of next year.



One of the many historic places highlighted in the walking tour brochure is the Northern Pacific Railroad Depot, located at 330 N. Grand Avenue.



Pending Land Use Proposals

Displayed below are land use applications submitted to the planning or public works department or city-generated proposals for planning provisions that require a public meeting, public notice, or site plan review in accordance with the city code.

PROJECT	DESCRIPTION	LOCATION	STATUS
Comprehensive Plan Revision	full-scale revision of city's Comprehensive Plan	Citywide	open houses held week of 4/24/17; PC discussion to be held on 6/28/17
Woo Annexation	annex 2.3-acre parcel to city	1240 NW Davis Way	CC approved Notice of Intent to Annex on 10/25/16; CC hearing scheduled for 8/1/17
Bishop/Crithfield Annexation	annex 9.0 acre parcel to city	southwest of intersection of S. Grand Avenue and Fairmount Drive	CC approved Notice of Intent to Annex on 4/26/17; CC hearing scheduled for 8/1/17
Serene Summit Preliminary Plat	divide 50 acres into 99 lots for residential development	southeast of Old Wawawai Road/SR 195 intersection	staff reviewing revised preliminary plat; possible PC hearing on 9/27/17
Trinitas Zone Change	rezone 57.8 acres from R2 to R3	west side of N. Grand Avenue between Terre View Drive and Albion Road	PC hearing scheduled for 8/23/17
Certified Local Government Grant Application	seek state funding for \$11,000 project to create mobile app for historic tour	downtown area	CC approved submittal of application on 4/25/17; application transmitted to DAHP on 4/27/17; DAHP approved application in July 2017
Rima Administrative Variance Application (AV-17-2)	allow carport with side setback of 4 feet, 9 inches	230 SW Prairie Court	staff reviewing application
Skyview Station Apartments site plan (16-15)	develop 161 apartments on 7-acre parcel	west end of NE Skyview Drive	staff requested applicant to revise site plan
Alpha Apartments site plan (16-20)	demolish existing buildings and construct 12 apartments on 16,652-square-foot site	1025/1045 NE Alpha Road	staff requested applicant to revise site plan
Airport Terminal Parking Lot Expansion site plan (16-21)	construct 130-stall parking lot for airport terminal	3200 Airport Complex North	staff requested applicant to revise site plan
Valley Road Apartments site plan (16-23)	develop 10 apartments on 14,850-square-foot lot	1235 NE Valley Road	staff reviewing revised site plan
Whiskey Barrel Storage Container site plan (17-3)	install 1,600-square-foot storage structure for restaurant	588 SE Bishop Boulevard	staff requested applicant to revise site plan
Sigma Alpha Epsilon Basketball Court site plan (17-5)	construct 2,250-square-foot court at fraternity house	865 NE B Street	staff approved site plan 7/26/17
DABCO Maintenance Building site plan (17-10)	enlarge existing maintenance building by 1,400 square feet at apartment complex	910 NE Providence Court	staff requested applicant to revise site plan

Continued on next page

KEY TO ZONING DISTRICTS: R1 Single Family Residential; RT Residential Transitional; R2 Low Density Multi-Family Residential; R3 Medium Density Multi-Family Residential; R4 High Density Multi-Family Residential; C1 Neighborhood Commercial; C2 Central Business District; C3 General Commercial; I1 Light Industrial; I2 Heavy Industrial; IRP Industrial Research Park; WSU Washington State University

KEY TO ABBREVIATIONS: CC: City Council; PC: Planning Commission; BOA: Board of Adjustment; HPC: Historic Preservation Commission; DOE: State Department of Ecology; DAHP: State Department of Archaeology and Historic Preservation

NOTES: 1) If an applicant fails to act on a pending application for a period of six months, said application will be dropped from the above list. 2) Numbers in parentheses are planning staff's internal file numbers. 3) Site plan review by city staff is generally conducted for proposed construction of developments other than single family homes, duplexes, or manufactured homes; it does not apply to most construction on the WSU campus.





Planning Department
325 SE Paradise St.
Pullman, WA 99163

Phone: 509-338-3213
Fax: 509-338-3282
Email: bethany.johnson@pullman-wa.gov

Pullman Planning Department Staff:

Pete Dickinson, Planning Director
Jason Radtke, Assistant Planner
Bethany Johnson, Public Works Administrative Assistant
Shandy Lam, Public Works Administrative Specialist

Planning Commission Members:

John Anderson, Vice-Chair
Brent Carper
Chris Clark
Marcus Crossler
Dave Gibney, Chair
Marcia Gossard
Scott Hodge
Bob Olsen
Scott Vik

This newsletter is an occasional and voluntary publication of the planning department and does not take the place of official notices required by law. Information provided in this newsletter is subject to change. Please contact the planning department or review official notices distributed by the city to confirm the information contained herein.

For any readers who are not currently receiving this newsletter by email and who wish to register for this service, please contact the planning department for assistance.

WE'RE ON THE WEB!

WWW.PULLMAN-WA.GOV

Continued from Page 3

PROJECT	DESCRIPTION	LOCATION	STATUS
Helena Chemical Company Water Tank site plan (17-11)	install 9,800-gallon water tank	2500 S. Grand Avenue	staff requested applicant to revise site plan
Cougar Cottage Tavern New Terrace site plan (17-12)	add 250 square feet of outdoor seating area along front of building	900 NE Colorado Street	staff approved site plan 7/20/17
Pullman Food Truck Hall site plan (17-13)	remodel 10,000-square-foot interior space for food trucks and hotel room	305 N. Grand Avenue	staff requested applicant to revise site plan
2454 SEL Industrial Building site plan revisions (16-16)	add 1,620-square-foot wood shop to industrial building site	2454 NE Andrus Drive	staff approved site plan 7/3/17
Riverwalk Memorial Terrace site plan (17-14)	construct 230-square-foot observation deck near South Fork of Palouse River	210 N. Grand Avenue	staff requested applicant to revise site plan