



## PLANNING COMMISSION AGENDA

Thursday, January 8, 2026 ~ 6:00 p.m.

118 West Maple Street, City Hall, Centralia, WA

Join via zoom: [PC Meeting](#)

Meeting ID: 859 9102 0858

Password: 816953

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### PLANNING COMMISSION

Jakob McGhie, Chair  
Term: 7/13/2026

Sybil Kuhn, Vice-Chair  
Term: 7/13/2026

Chuck Kifer  
Term: 12/12/2027

Holly Stidham  
Term: 7/13/2026

Jackie Franks  
Term: 4/23/2027

Bonnie Canaday-Coumbs  
Term: 11/25/2029

Beth Sweeney  
Term: 9/29/2029

Vacant, Alternate  
Term:

### STAFF MEMBERS

Emil Pierson, AICP  
CD Director

Hillary Hoke  
Asst. CD Director

### **1. ORDER OF BUSINESS (CMC 2.16.130)**

- A. Call to Order
- B. Roll Call
- C. Pledge of Allegiance
- D. Approval of Planning Commission Meeting Agenda for January 8, 2026.
- E. Approval of Planning Commission Meeting Minutes from November 13, 2025 (pgs. i-ii).
- F. Commissioner announcements, reports and comments
- G. Public Comments not associated with agenda items
- H. Presentations – None.
- I. Unfinished Business – None.

### **2. NEW BUSINESS (CMC 2.16.130.I)**

- A. Election of 2026 Chair and Vice Chair.
- B. WORKSHOP: Zoning Amendments and Process.

### **3. ADJOURN MEETING (CMC 2.16.130.J)**



## PLANNING COMMISSION MEETING MINUTES

Thursday, November 13, 2025 , ~ 6:00 p.m.

118 West Maple Street, City Hall, Centralia, WA

*Jakob McGhie – Chair*

*Beth Sweeney - Commissioner*

*Bonnie Canaday-Coumbs - Commissioner*

*Chuck Kifer – Commissioner*

*Sybil Kuhn – Vice-Chair*

*Jackie Franks – Commissioner*

*Holly Stidham – Commissioner*

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### 1. **ORDER OF BUSINESS (CMC 2.16.130)**

#### A. CALL TO ORDER

The meeting was called to order by Chair McGhie at 6:00 PM.

#### B. Roll Call

Present: Jakob McGhie, Sybil Kuhn, Jackie Franks, Beth Sweeney (Zoom), Bonnie Canaday-Coumbs, Holly Stidham (Zoom), Chuck Kifer

Absent: None.

#### C. The Pledge of Allegiance was led by Chair McGhie.

#### D. Approval of Planning Commission Agenda

A MOTION was made by Commissioner Canaday-Coumbs to approve the Planning Commission Agenda for November 13, 2025, with the recommendation to remove item 2A due to a SEPA Appeal being filed. The motion was seconded by Commissioner Kifer.

The motion carried the following vote: Aye: 7      Nay: 0

#### E. Approval of Planning Commission Meeting Minutes from October 9, 2025.

A MOTION was made by Commissioner Kifer to approve the Planning Commission meeting minutes from October 9, 2025, as written. The motion was seconded by Vice Chair Kuhn. The motion carried the following vote: Aye: 7      Nay: 0

#### F. Announcements, reports and comments:

Commissioner Canaday-Coumbs announced she would be seeking reappointment when her current term expires in December 2025.

#### G. Public Comments not associated with agenda items: There were no public comments.

#### H. Presentations (if applicable): None.

#### I. Unfinished Business (if applicable): None.

### 2. **NEW BUSINESS (CMC 2.16.130.1)**

#### A. PUBLIC HEARING. 2025 Centralia Municipal Code and Zoning Map Amendments. THIS ITEM WAS REMOVED FROM THE AGENDA.

#### B. Reaffirming positive recommendation to the City Council on the adoption of the 2025 Comprehensive Plan, Climate Resiliency Plan and Transportation Plan. Director Pierson presented the final Comprehensive Plan version. Following discussion, Commissioner Kifer made a MOTION to reaffirm the positive recommendation to City Council to adopt the 2025

Comprehensive Plan, Climate Resiliency Plan and Transportation Plan. The motion was seconded by Commissioner Canaday-Coumbs. The motion carried the following vote:  
Aye: 7 Nay: 0

**3. ADJOURN MEETING (CMC 2.16.130 J.)**

Chair McGhie adjourned the meeting at 6:21 PM.

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Jakob McGhie, Chair

Date