



PLANNING COMMISSION AGENDA

WEDNESDAY, JANUARY 14, 2026, AT 6:00 P.M. PACIFIC TIME
Duvall Visitor Center – 15619 Main Street NE, Duvall, WA 98019
Includes Optional Virtual Attendance via [Zoom](#)
By Phone: (253) 215-8782 Meeting ID: 89911723301

1. **Call to Order & Flag Salute**

2. **Roll Call**

3. **Approval of the Agenda**

4. **Good of the Order**

- a) Planning Commission Introductions & Warmup Activity
- b) City Department Introductions

5. **Approval of Minutes**

- a) Minutes from the November 12, 2025 Planning Commission Meeting

6. **City Staff Announcements**

7. **Public Comment**

Individuals providing public comment must be physically present in the meeting as no comments are accepted from those in attendance virtually; however, anyone can submit written comments which are accepted until noon the day of the meeting. To submit, e-mail cityclerk@duvallwa.gov, mail to PO Box 1300, or deposit in the City Hall drop box at 15535 Main Street NE.

8. **Presentations**

- a) Planning Commission 101

Presentation by Troy Davis, Senior Planner & Maddie Lorentsen, Associate Planner

- b) Introduction to the Comprehensive Plan

Presentation by Niomi Montes de Oca, Senior Planner

~5 minute recess~

- c) Planning Department & 2026 Planning Work Plan

Presentation by Cynthia McNabb, City Administrator

- d) Co-Living & Residential Parking Code Amendment Overview

Presentation by Maddie Lorentsen, Associate Planner

9. **New Business**

- a) PC Agenda Bill 26-1: Election of the 2026 Planning Commission Chair & Vice Chair

Facilitated by Troy Davis, Senior Planner

10. **Unfinished Business**

11. **Adjournment**

Next Meeting: January 28, 2026

Chair: TBD Vice-Chair: TBD

www.duvallwa.gov/176/Planning-Commission