



BENTON COUNTY PLANNING COMMISSION

Regular Meeting, 4/7/2026

6:00 p.m. Commissioners' Hearing Room, 3rd floor
7122 W. Okanogan Place, Kennewick WA Building E. Room 303

THESE MINUTES ARE SUMMARIZED AND ARE NOT A VERBATIM TRANSCRIPT.

ROLL CALL

	PRESENT	ABSENT
Martin Sheeran	☒	☐
Robert Mendez	☒	☐
Brian Skeels	☒	☐
Lloyd Coughlin	☒	☐
Kelly Hanson	☒	☐
Vacant	☐	☐
Vacant	☐	☐

STAFF: Brittany Merrill, Greg Wendt and Damien Hooper

Approval of Minutes: It was moved by Lloyd Coughlin and seconded by Brian Skeels, that the March 3, 2026, minutes be approved as written.

	FOR	AGAINST	ABSTAIN	ABSENT
Martin Sheeran	☒	☐	☐	☐
Robert Mendez	☒	☐	☐	☐
Brian Skeels	☒	☐	☐	☐
Lloyd Coughlin	☒	☐	☐	☐
Kelly Hanson	☒	☐	☐	☐
VACANT	☐	☐	☐	☐
VACANT	☐	☐	☐	☐

Motion passed unanimously

NEW BUSINESS:

2026 Comprehensive Plan Workshop - A workshop to discuss the 2025-2026 Benton County Comprehensive Plan Update. Mr. Ben Floyd, of White Bluffs Consulting and Adam Cares with AC Geo will be presenting the upcoming County planning process including transportation element, Housing element, Critical areas code/Flood Damage Prevention Code and shrub-steppe mitigation program, WUI memo and intro to the draft EIS.

Ben Floyd with White Bluffs Consulting and Adam Cares with AC Geo gave a presentation on the Comprehensive Plan elements listed in the agenda. Spencer Montgomery presented his presentation on the transportation element.

The Benton County Planning Commissioner members made a motion to move forward with the public notice process in the comprehensive plan update.

We discussed adding our new member Dana Dollarhyde onto the Planning Commission board.

Debbie Berkowitz- 544 Franklin St. Richland WA made a public comment regarding numerous areas of the Comprehensive plan; she was going to email these comments over to our consultant Ben Floyd.

Laurie Ness- 2253 Davison Ave, Richland WA, made a public comment regarding the wildfires in Benton County.

There being no further business before the planning commission the meeting was adjourned.

Martin Sheeran, Chairman DATE
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