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ORDINANCE NO. 3430

AN ORDINANCE OF THE CITY OF EDMONDS, WASHINGTON, AMENDING THE COMPREHENSIVE PLAN TO IDENTIFY CERTAIN PROPERTIES LOCATED BETWEEN EDMONDS WAY AND 228TH STREET SOUTHWEST AND BETWEEN 95TH PLACE WEST AND 96TH PLACE WEST AS MULTI-FAMILY/HIGH DENSITY; DENYING A REQUEST TO REZONE CERTAIN PROPERTY LOCATED AT 9521 TO 9531 EDMONDS WAY FROM RS-8 TO RM-1.5; REFERRING THE ISSUE TO THE PLANNING BOARD, AND FIXING A TIME WHEN THE SAME SHALL BECOME EFFECTIVE.

WHEREAS, the City Council has received the recommendation of its Planning Board dated November 13, 2002 recommending a Comprehensive Plan amendment for certain property located between Edmonds Way and 228th Street Southwest and between 95th Place West and 96th Place West, all as shown on the attached Exhibit A, from single-family/small lot to multi-family/high density, and

WHEREAS, the Planning Board recommended denial of an application to rezone certain property located at 9521 to 9531 Edmonds Way from RS-8 to RM-1.5, and

WHEREAS, on December 3, 2002, the City Council held an open public hearing regarding the legislative action for changing a Comprehensive Plan designation and a closed record review of the recommendation to rezone the property at 9521 to 9531 Edmonds Way, and

WHEREAS, based upon the evidence deduced, the City Council finds that it is in the public interest to change the Comprehensive Plan in order to identify the property described

in the application, File No. CDC-01-215 from single-family/small-lot to multi-family/high density, and

WHEREAS, the City Council determines that the rezone of the property located at 9521 to 9531 Edmonds Way and described in File No. R-01-216 fails to meet the criteria for rezone in that the potential impacts from development of the property in isolation would potentially detrimentally impact the surrounding neighborhood and the traffic flow along the adjacent right-of-way of SR 104, under current code and Comprehensive Plan provisions, NOW, THEREFORE,

THE CITY COUNCIL OF THE CITY OF EDMONDS, WASHINGTON, DO
ORDAIN AS FOLLOWS:

Section 1. Certain property described in File No. CDC-01-215 located between Edmonds Way and 228th Street Southwest and between 95th Place West and 96th Place West, as shown on the attached Exhibit A is and shall be identified on the Edmonds Comprehensive Plan as “multi-family/high density.” The Planning Director is hereby authorized to change the designations of such property on the City’s Comprehensive Plan documents and maps.

Section 2. A rezone application as shown in File No. R-01-216 for real property located at 9521 to 9531 Edmonds Way and shown on the attached Exhibit B from RS-8 to RM-1.5 is denied. In addition to the findings contained herein, the City Council adopts the Planning Board’s recommendation of November 13, 2002 as its findings and conclusions in regard to such application. Because the zoning designation of the properties is now inconsistent with the Comprehensive Plan, the City Council refers the zoning of this site, along with the zoning of any adjacent parcel within the area for which the Comprehensive Plan designation has been changed pursuant to Section 1 above to the Planning Board for consideration in conjunction with a review

of the provisions of the Comprehensive Plan for the “multi-family/high density” designation in order to address the issue of traffic access in the corridor during its Comprehensive Plan and zoning amendment reviews for calendar year 2003.

Section 3. Effective Date. This ordinance, being an exercise of a power specifically delegated to the City legislative body, is not subject to referendum, and shall take effect five (5) days after passage and publication of an approved summary thereof consisting of the title.

APPROVED:

MAYOR GARY HAAKENSEN

ATTEST/AUTHENTICATED:

CITY CLERK, SANDRA S. CHASE

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY:

BY _____
W. SCOTT SNYDER

FILED WITH THE CITY CLERK: 12/13/2002
PASSED BY THE CITY COUNCIL: 12/17/2002
PUBLISHED: 12/25/2002
EFFECTIVE DATE: 12/30/2002
ORDINANCE NO. 3430

SUMMARY OF ORDINANCE NO. 3430

of the City of Edmonds, Washington

On the 17th day of December, 2002, the City Council of the City of Edmonds, passed Ordinance No. 3430. A summary of the content of said ordinance, consisting of the title, provides as follows:

AN ORDINANCE OF THE CITY OF EDMONDS, WASHINGTON, AMENDING THE COMPREHENSIVE PLAN TO IDENTIFY CERTAIN PROPERTIES LOCATED BETWEEN EDMONDS WAY AND 228TH STREET SOUTHWEST AND BETWEEN 95TH PLACE WEST AND 96TH PLACE WEST AS MULTI-FAMILY/HIGH DENSITY; DENYING A REQUEST TO REZONE CERTAIN PROPERTY LOCATED AT 9521 TO 9531 EDMONDS WAY FROM RS-8 TO RM-1.5; REFERRING THE ISSUE TO THE PLANNING BOARD, AND FIXING A TIME WHEN THE SAME SHALL BECOME EFFECTIVE.

The full text of this Ordinance will be mailed upon request.

DATED this 18th day of December, 2002.

CITY CLERK, SANDRA S. CHASE