

ORIGINAL

ORDINANCE NO. 276

AN ORDINANCE OF THE CITY OF SHORELINE, WASHINGTON AMENDING THE LAND USE ELEMENT INCLUDING FIGURE LU-1 LAND USE DESIGNATIONS, SHORELINE MASTER PROGRAM ELEMENT, PARKS, OPEN SPACE AND RECREATION SERVICES PLAN, AND TRANSPORTATION CAPITAL FACILITIES ELEMENT OF THE COMPREHENSIVE PLAN; AND AMENDING ORDINANCE NO. 178.

WHEREAS, Shoreline's first Comprehensive Plan adopted on November 23, 1998 includes Policy LU7 – "Ensure that the Shoreline City Council can amend the Comprehensive Plan once a year, as established in the Growth Management Act, through an amendment process..."; and

WHEREAS, the City adopted Title 20, the Development Code, on June 12, 2000 which is generally consistent with the Comprehensive Plan adopted in 1998; and

WHEREAS, the City in accordance with the Washington State Growth Management Act (GMA) RCW36.70A.130 which states "Each comprehensive land use plan and development regulations shall be subject to continuing review and evaluation by the county or city that adopted them" developed an annual Comprehensive Plan review process; and

WHEREAS, the City in accordance with GMA is proposing to reconcile inconsistencies between the Comprehensive Plan adopted in 1998 and the Development Code adopted in 2000 including the reconciliation of all parcels in the City that currently have zoning that is not consistent with the Comprehensive Plan land use designations by amending the Title 20: Zoning Map and the Comprehensive Plan Figure LU-1: Land Use Designations; and

WHEREAS, the City received six (6) complete applications from the public and four (4) from staff to amend the following sections of the Comprehensive Plan: Land Use including Figure LU-1 Land Use Designations, Shoreline Master Program, Parks, Open Space and Recreation Services Plan, and Transportation Capital Facilities; and

WHEREAS, an extensive public participation process was conducted to develop and review amendments to the Comprehensive Plan as part of the annual review including:

- Staff presented the Planning Commission with a report on the process for the annual amendment cycle and review of the application for amendments at the July 20, 2000 Planning Commission meeting.
- Comprehensive Plan amendment applications were made available at the October 5, 2000 Planning Commission Open House.
- Staff and the Planning Commission developed the methodology and criteria for addressing the amendments to the Comprehensive Plan land use map and Zoning map at Planning Commission Workshops on November 16, 2000 and December 7, 2000.
- Customized written notices were mailed to all property owners and occupants of parcels that were proposed for either a change in Comprehensive Land Use designations and/or zones.

- Staff conducted three Workshops with the Planning Commission to review the proposed amendments on March 15, 2001, April 5, 2001, and April 19, 2001;
- The Planning Commission held a Public Hearing on the proposed amendments on May 17, 2001.
- The Planning Commission held a Special Meeting on May 24, 2001 to make its recommendation to Council on the proposed amendments.
- The City Council conducted a Workshop on June 18, 2001 to review the Planning Commission recommendation on the proposed amendments; and

WHEREAS, a SEPA Determination of Nonsignificance was issued on May 3, 2001 in reference to the proposed amendments to the Comprehensive Plan and Development Code; and

WHEREAS, the Planning Commission unanimously recommended approval of the proposed amendments at the May 24, 2001 Special Meeting; and

WHEREAS, the City Council conducted a Public Hearing on this Ordinance on July 9, 2001; and

WHEREAS, the proposed amendments were submitted to the State Department of Community Development for comment pursuant WAC 365-195-820 and its comments have been received and are favorable; and

WHEREAS, the Council finds that this ordinance complies with the adoption requirements of the Growth Management Act, Chapter 36.70A. RCW; and

WHEREAS, the Council finds that the amendments adopted by this ordinance meet the criteria in Title 20 for adoption of amendments to the Comprehensive Plan;

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF SHORELINE, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. Amend the Comprehensive Plan. The Shoreline Comprehensive Plan as adopted by Ordinance No. 178, is hereby amended as follows:

- a) Land Use Elements are amended as set forth in Exhibit A attached hereto and incorporated herein;
- b) Figure LU-1: Land Use Designations are amended to reflect changes described in Exhibit B, a copy of which has been filed with the City Clerk and identified with Clerk's Receiving No. 1521 ; Provided, however, amendment to the land use classification of the 1.22 parcel located at the southeast corner of Fremont and 182nd identified on Bundle 3B of Exhibit B shall be continued for further Council deliberation at a meeting to be set by the City Manager no more than sixty (60) days from passage of this ordinance.

Section 2. Severability. Should any section, paragraph, sentence, clause or phrase of this ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this ordinance be pre-empted by state or federal law or regulation, such decision or preemption shall not affect the validity of the remaining portions of this ordinance or its application to other persons or circumstances.

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Section 3. Effective Date and Publication. A summary of this ordinance consisting of the title shall be published in the official newspaper and the ordinance shall take effect five days after publication.

PASSED BY THE CITY COUNCIL ON July 23, 2001.



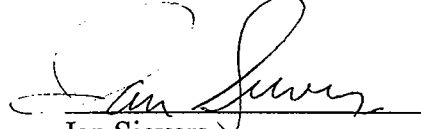
Mayor Scott Jepsen

ATTEST:



Sharon Mattioli, CMC
City Clerk

APPROVED AS TO FORM:



Ian Sievers
City Attorney

Date of Publication: July 26, 2001
Effective Date: July 31, 2001