

CITY OF WOODINVILLE, WASHINGTON

ORDINANCE NO. 289

AN ORDINANCE OF THE CITY OF WOODINVILLE, WASHINGTON, AMENDING THE OFFICIAL FUTURE LAND USE AND ZONING MAPS TO INCLUDE THE PROPERTY OWNED BY BERNIE CONLEY AND LOCATED AT 15029 WOODINVILLE-REDMOND ROAD WITHIN THE TOURIST DISTRICT OVERLAY (TDO)

WHEREAS, Mr. Bernie Conley, applicant, is the owner of certain property located at 15029 Woodinville-Redmond Road, and

WHEREAS, Mr. Bernie Conley applied for a Comprehensive Plan Future Land Use and Zoning Maps amendment to expand the Tourist Overlay District to include the property located at 15029 Woodinville-Redmond Road, and

WHEREAS, the City conducted the required Environmental Review under the State Environmental Policy Act (SEPA), and

WHEREAS, the Planning Commission held Public Hearings on the proposed Comprehensive Plan Future Land Use and Zoning Maps Amendments on May 16th, 2001, and forwarded its Findings and Recommendation of Approval to the City Council, and

WHEREAS, the City Council has received and reviewed the Planning Commission's report, findings and recommendations, and

WHEREAS, the City Council has approved the Comprehensive Plan Future Land Use and Zoning Maps Amendments to expand the Tourist Overlay District to include the property located at 15029 Woodinville-Redmond Road, and

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

Section 1. The City Council hereby adopts the Findings of Fact and Conclusions of the Planning Commission set forth as Attachment A, attached hereto and incorporated herein by this reference as if set forth in full.

Section 2. The City's official Comprehensive Plan Future Land Use and Zoning Maps are hereby amended to designate and rezone the property set forth on Attachment A to be within the Tourist District Overlay.

Section 3. The Planning Director is hereby authorized and directed to make the necessary changes to the City's Comprehensive Plan Future Land Use and Zoning Maps as set forth in this ordinance.

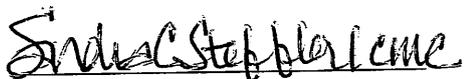
Section 4. Severability. If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 5. Effective Date. This ordinance or a summary thereof consisting of the title shall be published in the official newspaper of the City, and shall take effect and be in full force five (5) days after publication.

PASSED BY THE CITY COUNCIL OF THE CITY OF WOODINVILLE THIS 2nd DAY OF July, 2001.


RANDOLPH L. RANSOM, MAYOR

ATTEST:

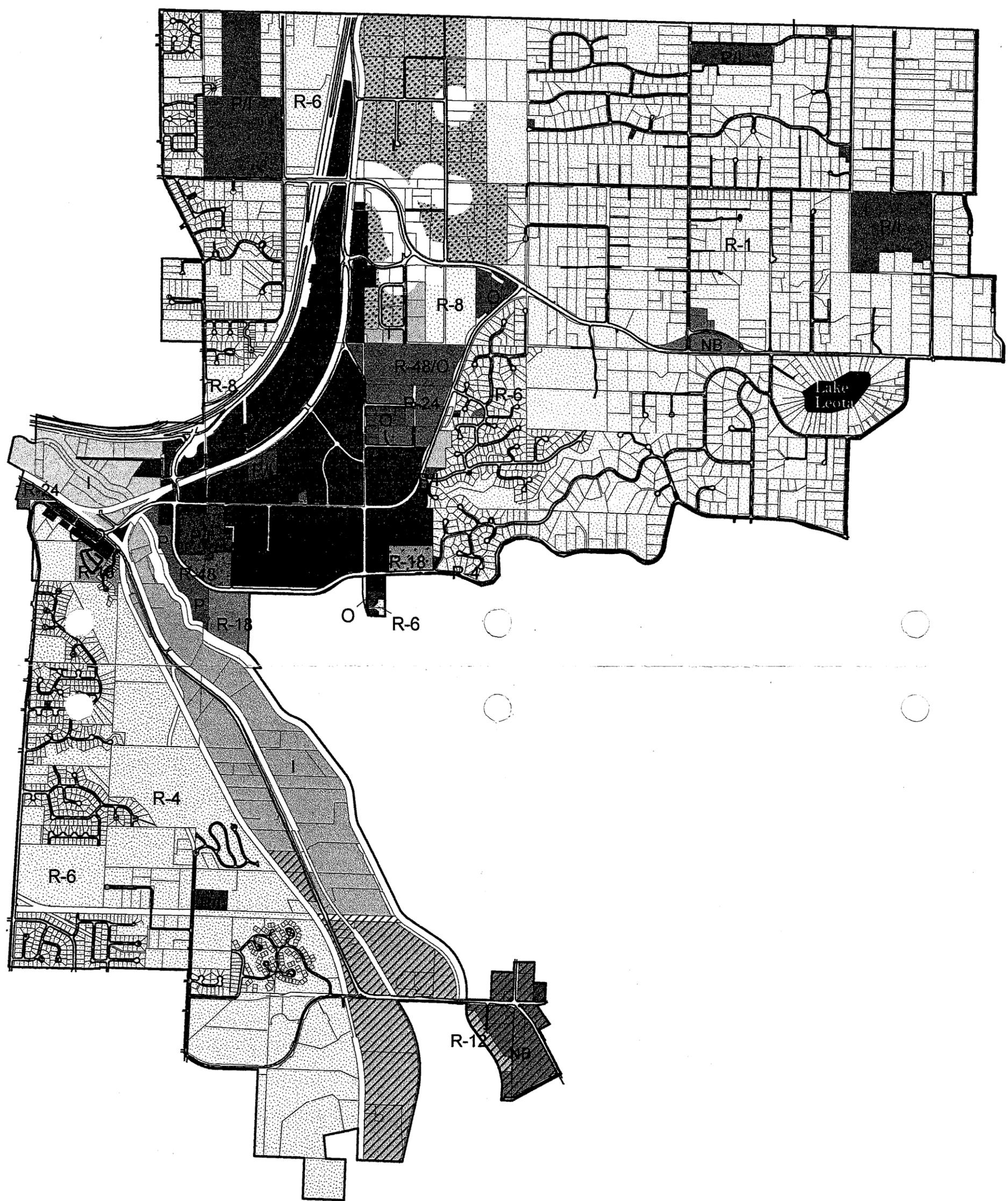

Sandra C. Steffler/CMC
City Clerk

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY

By: 
Jeff Taraday
City Attorney

FILED WITH THE CITY CLERK:
PASSED BY THE CITY COUNCIL: 7-2-2001
PUBLISHED: 7-9-2001
EFFECTIVE DATE: 7-14-2001
ORDINANCE NO. 289

City of Woodinville Zoning Map

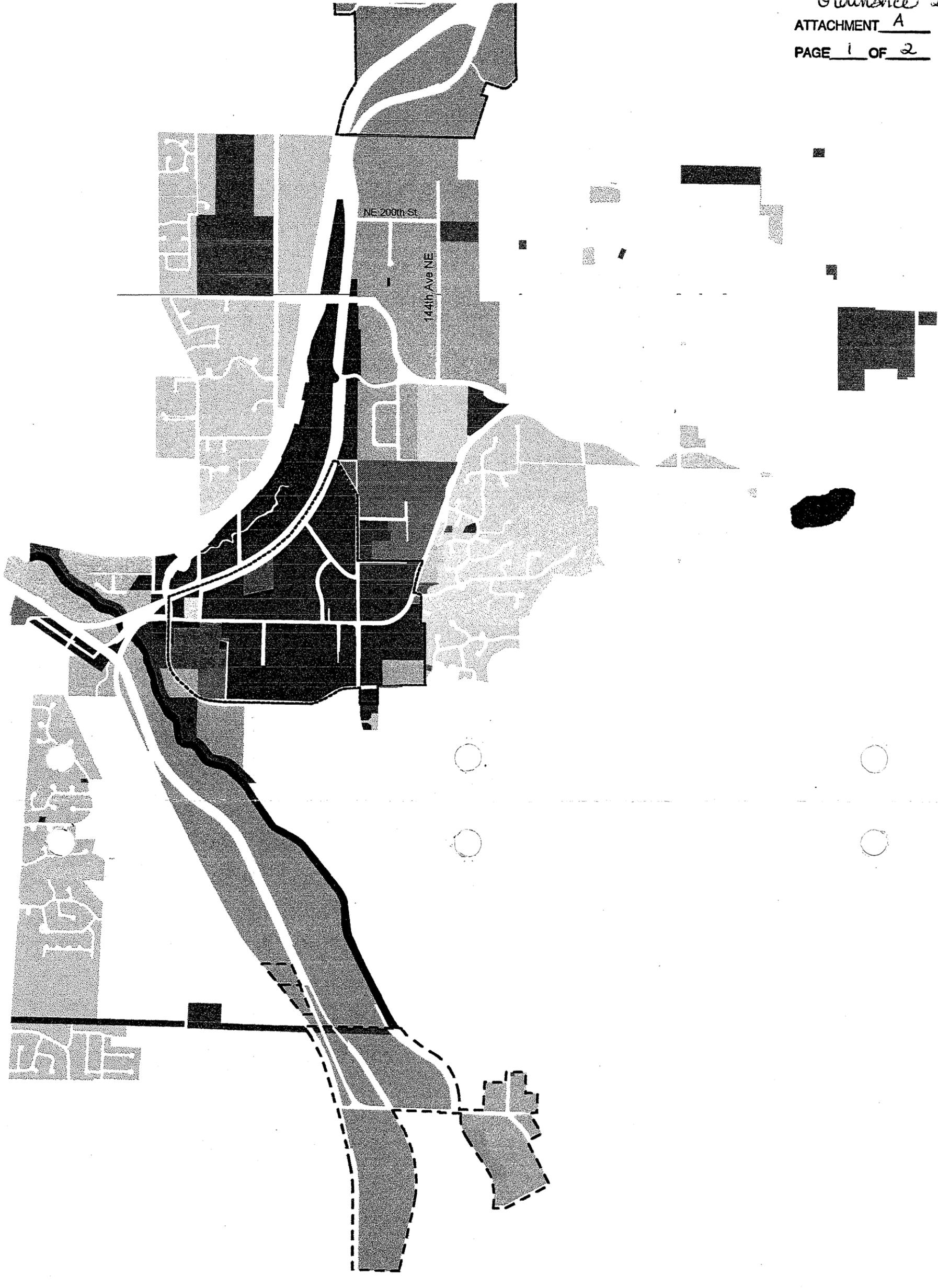


Zoning Map Legend			
	R-1 Residential - 1 Unit Per Acre		R-48 Residential - 48 Units Per Acre
	R-4 Residential - 4 Units Per Acre		R-48/O - Residential 48 Units Per Acre/Office
	R-6 Residential - 6 Units Per Acre		O - Office
	R-8 Residential - 8 Units Per Acre		I - Industrial
	R-12 Residential - 12 Units Per Acre		GB - General Business
	R-18 Residential - 18 Units Per Acre		NB - Neighborhood Business
	R-24 Residential - 24 Units Per Acre		CBD - Central Business District
			P/I - Public Institution
			P - Public Park/Open Space
			TDO - Tourist District Overlay
			SOB - Sexually Oriented Business
			MUO - Mixed Use Overlay

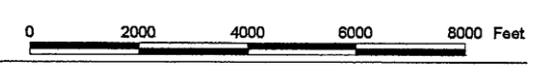
NOTE: This zoning map is a pictorial representation and the City does not warrant its accuracy or precision. The official map is on file with the City of Woodinville Department of Planning and Community Development.

0 2000 4000 Feet

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Source: City of Woodinville and EDAW, Inc. 1997. Updated 26 July, 1998.



LEGEND:

Low Density Res.	Auto/General Commercial	High-Density Res./Office
Mod. Density Res.	Openspace	Industrial
Med. Density Res.	Public/Institutional	Tourist District
High Density Res.	Public Parks	Mixed-Used Area
Central Business	Office	Joint Planning Area
Neighborhood Bus.		

**Future Land Use Map for
 The City of Woodinville**