

**ATTACHMENT D: ORDINANCE FOR BURNT BRIDGE CREEK WEST MAP
DESIGNATION CHANGE**

12/04/23

12/18/23

ORDINANCE NO. M_____

AN ORDINANCE relating to zoning for the City of Vancouver and Vancouver Municipal Code (VMC) Title 20; amending the Vancouver Zoning map designation for tax lot 159112000 at 6103 NE 152nd Avenue; providing for severability; and providing for an effective date.

WHEREAS, an application for a property-specific change to a zoning map designation was submitted to the City of Vancouver to change the designation on said property from Office Commercial Industrial (OCI) to Light Industrial (IL); and

WHEREAS, the Vancouver Planning Commission reviewed the proposed map designation changes at duly advertised workshops on March 14, 2023, June 13, 2023, and July 25, 2023 and a duly advertised public hearing on September 12, 2023, and at which the Planning Commission voted 4-2 to recommend approval of the map designation change; and

WHEREAS, the City Council conducted duly advertised workshops on October 23, 2023 and November 20, 2023, and a duly advertised Council Communications discussion on November 6, 2023, and duly advertised first ordinance reading on December 4, 2023 and public hearing on December 18, 2023 following which the Council wishes to adopt the Planning Commission recommendation for approval; and

WHEREAS, the cumulative impacts of proposal have been reviewed in conjunction with other Comprehensive Plan change applications under consideration in 2023; and

WHEREAS, the cumulative environmental impacts of the proposed zoning change have been reviewed and determined to be nonsignificant pursuant to the State Environmental Policy Act. A Notice of Determination of Non-significance (DNS) was issued on March 24, 2023, with one comment submitted by the Washington Department of Fish and Wildlife expressing concerns about potential

impacts to Oregon White Oak habitat on the rezone site; and

WHEREAS, the City Council finds and concludes, and the Planning Commission found and concluded, that the proposed change is consistent with the balance of relevant criteria for Comprehensive Plan and Zoning Map Amendments (VMC 20.285) and is consistent with the policies and provisions of the Comprehensive Plan and Strategic Plan that encourage orderly development within the community and the Growth Management Act pursuant to the requirements of Chapter 36.70A. RCW.

NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF VANCOUVER:

Section 1. Findings and Conclusions. The Planning Commission findings and conclusions as set forth in the staff report for the September 12, 2023, public hearing, and subsequent deliberation, are hereby adopted as the City Council's findings of fact.

Section 2. Zoning Code Map Amendments. The City of Vancouver Zoning Map established under VMC 20.130.020 is hereby amended to change the Zoning Map designation at tax lot 159112000 at 6103 NE 152nd Avenue, from OCI to IL.

Section 3. Severability. If any clause, sentence, paragraph, section, or part of this ordinance or the application thereof to any person or circumstances shall be adjudged by any court of competent jurisdiction to be invalid, such order or judgment shall be confined in its operation to the controversy in which it was rendered and shall not affect or invalidate the remainder of any parts thereof to any other person or circumstances and to this end the provisions of each clause, sentence paragraph, section or part of this law are hereby declared to be severable.

Section 4. Effective Date. This ordinance shall go into effect 30 days after the date of final passage.

Section 5. Instruction to City Clerk. The City Clerk shall transmit a copy of the revised development code to the Washington Department of Commerce.

DATE OF FINAL PASSAGE by the Vancouver City Council: _____.

SIGNED this _____ day of _____, 2023.

Anne McEnery Ogle, Mayor

Attest:

Natasha Ramras, City Clerk

Approved as to form:

Jonathan Young, City Attorney

SUMMARY

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AN ORDINANCE relating to zoning for the City of Vancouver and Vancouver Municipal Code (VMC) Title 20; amending the Vancouver Zoning map designation for tax lot 159112000 at 6103 NE 152nd Avenue; providing for severability; and providing for an effective date.

The full text of this ordinance will be mailed upon request. Contact Raelyn McJilton, Records Officer at 487-8711, or via www.cityofvancouver.us (Go to City Government and Public Records).