ORDINANCE NO. 125

An Ordinance relating to planning and zoning for land use and development in the City of Kent, and rezoning certain lands within said City.

WHEREAS, upon study and recommendation of the Planning Commission of the City of Kent, as provided in Section 10.16.01 of Ordinance No. 1071 of the City of Kent, after application therefor by property owners, the rezoning of certain properties within the City of Kent was proposed; and

WHEREAS, in compliance with said Section 10.16.01 of said ordinance No. 1071, public hearing was had upon said proposed rezones on the 19th day of March, 1962, after proper public notice of said hearing; and

WHEREAS, the City Council, as required by the laws of the State of Washington, and by Ordinance No. 1071 of the City of Kent, has considered the proposed changes in zone in relationship to the Comprehensive Plan of the City of Kent heretofore adopted by Resolution No. 431 of said City, now, therefore,

THE CITY COUNCIL OF THE CITY OF KENT DO ORDAIN as follows:

Section 1. That the properties hereinafter described in the subparagraphs of this section be and they are hereby changed from their existing zoning classifications, as indicated herein, to the new zoning classification, as indicated herein, to-wit:

(a) That portion of the east half of the southwest quarter of the southwest quarter of Section 15, township 22 north, range 4 east W.M., lying southerly of SSH 5A and northerly of Geo. W. Peck Rd. No. 2 less rights of way for state and county highways, in King County, Washington from an R-1 Zone (residential) to a C-1 (neighborhood business).

(b) That portion of the southeast quarter of the southeast quarter of Section 13, township 22 north, range 4 East, W.M., in King County, Washington, described as follows: Beginning at a point on the centerline produced of Central Avenue as laid out in McMullin's Addition to Kent, according to plat recorded in Vol. 7 of Plats, page 58, in King County, Washington, which point is 948.65 feet north from the south line of said Section 13; thence west 30 feet to the west line of said Central Avenue and the True Point of Beginning; thence continuing west 414.8 feet, more or less, to the easterly right of way line of the Northern Pacific Railway; thence southerly along said right of way line a distance of 194.15 feet to the south line of a tract conveyed to A.J. Gray by deed recorded under Auditor's File No. 456634; thence easterly along the south line of said Gray tract 308.8 feet, more or
less, to a point 140 feet west of the centerline of said Central Avenue; thence northerly parallel with said centerline 120 feet; thence easterly parallel with the south line of said Gray tract 25 feet; thence northerly parallel with said centerline 30 feet; thence easterly parallel with the south line of said Gray tract 85 feet to the west line of said Central Avenue; thence northerly along said west line 44.15 feet, more or less, to the true Point of Beginning, except the east 120 feet thereof;

AND

The north 275.89 feet of the south 1321.78 feet, more or less, of the southeast quarter of the southeast quarter lying east of the N. P. right of way and west of Central Avenue in Kent, less portion north of a line beginning on west margin of Central Avenue 1271.78 feet north of south section line; thence north 88°19' west 150 feet; thence north 1942°56" east 50 feet; thence north 88°19' west to the N.P. right of way; except the east 120 feet thereof;

AND

The north 97.23 feet of the south 1045.88 feet of the southeast quarter of the southeast quarter lying east of the N. P. right of way and west of Central Avenue in the Town of Kent, except the east 120 feet thereof;

beginning on the east line of the N. P. right of way 643 feet north of the south line of Section; thence north along right of way 112 feet; thence east to west line of Central Avenue in Kent; thence south along west line of Central Avenue 112 feet; thence west to beginning, except the east 120 feet thereof;

AND

beginning on the east line of N. P. right of way 531 feet north of the south line of Sec.; thence north 112 feet; thence east to Central Avenue in Town of Kent; thence south 112 feet; thence west to beginning, except the east 120 feet thereof;

ALL IN KENT, KING COUNTY, WASHINGTON,

from C-3 Zone (general commercial) to an M-1 Zone (light industrial).

Section 2. That the City Engineer of the City of Kent be and he is hereby authorized and directed to indicate upon the zoning map of the City of Kent the changes in zoning of said properties as provided for in Section 1. hereof.

Section 3. That the City Clerk of the City of Kent be and he is hereby authorized and directed to record this ordinance with the County Auditor of King County.

Section 4. This ordinance shall take effect and be in force five (5) days from and after its passage, approval and publication as by law provided.

Attest: State of Washington
Mayor

Approved as to form: City Attorney

Passed the 2nd day of April, 1962
Approved the 2nd day of April, 1962
Published the 4th day of April, 1962.