ORDINANCE NO. 3628

AN ORDINANCE of the City Council of the City of Kent, Washington, relating to land use and zoning, rezoning property comprised of approximately 4.78 acres located at 2635 South 260th Street, from Single Family eight (8) units per acre (SR-8), to Multifamily Residential Townhouse (MR-T16), (Klouzal Rezone, # RZ-2002-2)

WHEREAS, an application to rezone property comprised of approximately 4.78 acres located at 2635 South 260th Street, from Single Family eight (8) units per acre (SR-8), to Multifamily Residential Townhouse (MR-T16), was filed on June 3, 2002, (Klouzal Rezone, # RZ-2002-2), and

WHEREAS, on August 26, 2002, the city’s State Environmental Policy Act (SEPA) responsible official issued a notice that she proposed to adopt an existing Determination of Nonsignificance (DNS), (#ENV-2001-54(C)), for the proposed rezone and on September 9, 2002, she adopted the DNS; and

WHEREAS, a public hearing on the Klouzal Rezone was held before the hearing examiner on October 2, 2002; and

WHEREAS, the hearing examiner issued findings that the Klouzal Rezone is consistent with the city of Kent’s Comprehensive Plan, that the proposed rezone and
subsequent development activity would be compatible with the development in the vicinity, that the proposed rezone will not unduly burden the transportation system in the vicinity of the property with significant adverse impacts which cannot be mitigated, that circumstances have changed since the establishment of the current zoning district to warrant the proposed rezone, and that the proposed rezone will not adversely affect the health, safety and general welfare of the citizens of the city of Kent; and

WHEREAS, the findings are consistent with the standards for rezone set forth in sections 15.09.050(A)(3) and 15.09.050(C) of the Kent City Code; and

WHEREAS, the Kent hearing examiner recommended approval of the Klouzal Rezone on October 16, 2002, as submitted by the applicant, and

WHEREAS, on November 19, 2002, the City Council moved to accept the findings of the hearing examiner and the hearing examiner's recommendation for approval of the Klouzal Rezone from Single Family eight (8) units per acre (SR-8), to Multifamily Residential Townhouse (MR-T16), (Klouzal Rezone, # RZ-2002-2); NOW, THEREFORE,

THE CITY COUNCIL OF THE CITY OF KENT, WASHINGTON, DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. Rezone. The property located at 2635 South 260th Street, consisting of approximately 4.78 acres depicted in Exhibit A, attached and incorporated herein by this reference is rezoned as follows:

   King County tax parcel number 2822049107 located in Kent, Washington, shall be rezoned from Single Family eight (8) units per acre (SR-8), to Multifamily Residential Townhouse (MR-T16)
SECTION 2. **Severability.** If any one or more sections, sub-sections, or sentences of this Ordinance are held to be unconstitutional or invalid, such decision shall not affect the validity of the remaining portion of this Ordinance and the same shall remain in full force and effect.

SECTION 3. **Effective Date.** This Ordinance shall take effect and be in force five (5) days from and after its passage, approval and publication as provided by law.

ATTEST:

BRENDA JACOBER, CITY CLERK

APPROVED AS TO FORM.

TOM BRUBAKER, CITY ATTORNEY

PASSED 10 day of December, 2002

APPROVED 10 day of December, 2002

PUBLISHED 14 day of December, 2002.

I hereby certify that this is a true copy of Ordinance No. 3628, passed by the City Council of the City of Kent, Washington, and approved by the Mayor of the City of Kent as hereon indicated.

BRENDA JACOBER, CITY CLERK
KLOUZAL REZONE
SURROUNDING ZONING

City of Kent Planning Services-GIS
September 12, 2002
WASHINGTON STATE COUNTY AUDITOR/RECORDER'S COVER SHEET

Document Title: City of Kent Ordinance No. 3628 authorizing the rezoning of approximately 4.78 acres of property located at 2635 South 260th Street, from Single Family eight (8) units per acre (SR-8) to Multifamily Residential Townhouse (MR-T16), per the Application for Rezone filed by Alex T. Klouzal.

Reference Number(s): N/A

Grantor(s): City of Kent, a Washington municipal corporation

Grantee(s): The Public

Abbreviated Legal Description: STR 282204 Tax Lot 107 W ¼ of NE ¼ of SW ¼ of NE ¼ Less Cty. Rd., W.M. King County, Washington

Assessor's Property Tax Parcel/Account Number(s): 2822049107

Project Name: Klouzal Rezone