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10-17-86

## CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 3726

AN ORDINANCE reclassifying approximately 4.82 acres of property in the City of Bellevue at 14408 and 14504 N.E. 20th Street, directly west of the Fred Meyer shopping center, on application of Melco Labs/J.J. Welcome; and entering findings of fact and conclusions of the City Council, HE-A 85-6.

WHEREAS, Melco Labs and J.J. Welcome filed an application for reclassification of two adjacent properties totalling approximately 9.32 acres from General Commercial (GC) to Community Business (CB) located at 14408 and 14504 N.E. 20th Street, directly west of the Fred Meyer shopping center; and

WHEREAS, the matter was heard before the Hearing Examiner on January 9, 1986 and at a continued public hearing on January 16, 1986; and

WHEREAS, on February 19, 1986 the Hearing Examiner denied reclassification of the properties from General Commercial (GC) to Community Business (CB); and

WHEREAS, on February 24, 1986 the Hearing Examiner issued an order correcting clerical error; and

WHEREAS, on March 3, 1986 the applicants moved for reconsideration of the Hearing Examiner's denial; and

WHEREAS, on March 3, 1986 Pamela Toelle representing the Chevy Chase Community Club moved for reconsideration of the Hearing Examiner's denial; and

WHEREAS, on March 7, 1986 the Hearing Examiner issued separate responses to the two respective motions for reconsideration clarifying his earlier decision denying the application; and

WHEREAS, on March 11, 1986 the applicants Melco Labs/J.J. Welcome filed a notice of appeal of the Hearing Examiner's denial; and

WHEREAS, on July 7, 1986 the applicants requested that a proposed partial rezone alternative be remanded to the Hearing Examiner for a public hearing and consideration; and

WHEREAS, on July 7, 1986 Pamela Toelle representing the Chevy Chase Community Club joined the applicant in requesting that a proposed partial rezone alternative be remanded to the Hearing Examiner for public hearing and consideration; and

2018c  
10-17-86

WHEREAS, on July 14, 1986 the City Council remanded the matter to the Hearing Examiner for consideration of a proposed partial rezone alternative; and

WHEREAS, on August 4, 1986 a public hearing was held upon the proposed partial rezone alternative before the Hearing Examiner upon proper notice to all interested persons; and

WHEREAS, on September 15, 1986 the Hearing Examiner entered a recommendation to approve reclassification of a portion of the properties for which the initial application was filed from General Commercial (GC) to Community Business (CB); and

WHEREAS, the City Council has determined that the reclassification as requested in the proposed partial rezone alternative be granted; and desires to enter findings of fact and conclusions with regard thereto; and

WHEREAS, the City has complied with the requirements of the State Environmental Policy Act and the City Environmental Procedures Ordinance; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. The City Council adopts the findings of facts and conclusions entered by the Hearing Examiner on September 15, 1986, and his recommendation to approve the application of Melco Labs and J.J. Welcome to reclassify the hereinafter described property from General Commercial (GC) to Community Business (CB) as contained in "Findings and Recommendations of the Hearing Examiner of the City of Bellevue In the Matter of the Application of Melco Labs/J.J. Welcome For a Reclassification of the south one-half of the property at 14408 and 14504 N.E. 20th Street from GC to CB," File Number HE-A 85-6.

Section 2. The City Council hereby finds and concludes that the Hearing Examiner's recommendation to reclassify said property from General Commercial (GC) to Community Business (CB) be approved.

Section 3. The following described properties are hereby reclassified from General Commercial (GC) to Community Business (CB):

- A. The South 309.00 feet of Lot 1 of City of Bellevue Short Plat No. 78-92, recorded under King County Auditor's File No. 7812270837, being a portion of the Northeast quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington.

2018c  
10-17-86

B. The South 122.00 feet of Lot 3 and all of Lot 2 of City of Bellevue Short Plat No. 78-92, recorded under King County Auditor's File No. 7812270837, being a portion of the Northeast quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington.

Section 4. This ordinance shall take effect and be in force five (5) days after its passage and legal publication.

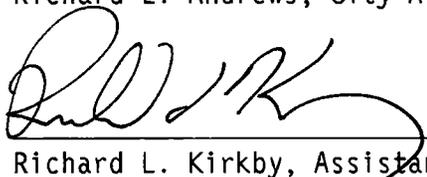
PASSED by the City Council this 10<sup>th</sup> day of November, 1986, and signed in authentication of its passage this 10<sup>th</sup> day of November, 1986.

(SEAL)

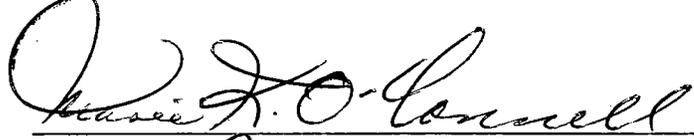
  
Cary E. Bozeman, Mayor

Approved as to form:

Richard L. Andrews, City Attorney

  
Richard L. Kirkby, Assistant City Attorney

Attest:

  
Marie K. O'Connell, City Clerk

Published November 16, 1986