

ORIGINAL

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 5819

AN ORDINANCE approving the rezone application of Investment Group of Kirkland to rezone a 4.79 acre tract of land at 12627 SE Coal Creek Parkway, from R-2.5 to R-20, subject to one condition.

WHEREAS, Investment Group of Kirkland filed an application to rezone a 4.79 acre tract of land at 12627 SE Coal Creek Parkway, from R-2.5 to R-20; and

WHEREAS, on April 17, 2008, a public hearing was held before the Hearing Examiner for the City of Bellevue pursuant to notice required by law; and

WHEREAS, on April 29, 2008 the Hearing Examiner recommended approval of the rezone application, subject to one condition, and made and entered findings of fact and conclusions based thereon in support of that recommendation, and no timely appeal thereof has been filed; and

WHEREAS, the City Council concurs in the findings of fact and conclusions of the Hearing Examiner and has determined that the public use and interest will be served by approving the rezone of a 4.79 acre tract of land at 12627 SE Coal Creek Parkway, from R-2.5 to R-20; and

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

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

Section 1. The City Council adopts the findings of fact and conclusions based thereon, made and entered by the Hearing Examiner in support of the recommendation to the City Council with regard to the hereinafter described property located at 12627 SE Coal Creek Parkway as set forth in "Findings of Fact, Conclusions of Law, and Recommendation In re the Matter of the Application of Investment Group of Kirkland COAL CREEK REZONE For Property Located at 12627 SE Coal Creek Parkway, File NO: 07-142729-LQ," subject to one condition.

Section 2. The property described below is hereby rezoned from R-2.5 to R-20:

That portion of the East half of the West two-thirds of the Northwest quarter of the Southeast quarter of Section 16, Township 24 North, Range 5 East, W.M., lying Southerly of the centerline of Newport-Issaquah Road as conveyed to King County

by deed recorded under Recording No. 5667279 and lying Southerly of the centerline of Coal Creek Parkway S.E.;

Situate in the County of King, State of Washington

Section 3. This rezone shall be subject to the following condition:

Applicant for a development proposal will be required to submit all relevant critical areas documentation relating to the site at any preapplication conference.

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

Passed by the City Council this 2nd day of June, 2008, and signed in authentication of its passage this 2nd day of June, 2008.

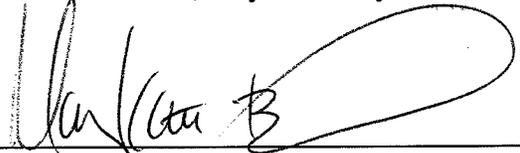
(SEAL)



Grant S. Degginger, Mayor

Approved as to form:

Lori M. Riordan, City Attorney



Mary Kate Berens, Deputy City Attorney

Attest:



Myrna L. Basich, City Clerk

Published JUNE 5, 2008