

CITY OF MAPLE VALLEY, WASHINGTON

ORDINANCE NO. O-16-598

AN ORDINANCE OF THE CITY OF MAPLE VALLEY, WASHINGTON, ADOPTING THE UPDATED OFFICIAL ZONING MAP, ZONING CODE AND SEPA POLICIES AND PROCEDURES

WHEREAS, the City of Maple Valley is required to plan under RCW 36.70A.040; and

WHEREAS, the City of Maple Valley completed updates to the Comprehensive Plan on January 25, 2016; and

WHEREAS, the City of Maple Valley recognizes the need to update the official zoning map and code to reflect the changes to the City's Comprehensive Plan; and

WHEREAS, the City of Maple Valley considers yearly updates to the zoning code as necessary; and

WHEREAS, the Planning Commission held a public hearing on the proposed yearly amendments and updates to the code on October 7, 2015; and

WHEREAS, on and October 7, 2015 the Planning Commission voted unanimously to forward a recommendation to the City Council to adopt the proposed yearly updates to the municipal code

WHEREAS, the Planning Commission held a public hearing on the proposed amendments to the City's official zoning map and proposed zoning amendments to implement the Comprehensive Plan on May 18, 2016; and

WHEREAS, on and June 1, 2016 the Planning Commission voted unanimously to forward a recommendation to the City Council to adopt the proposed amendments to the official zoning map and proposed zoning amendments to implement the Comprehensive Plan

WHEREAS, the City of Maple Valley issued a SEPA threshold determination of non-significance (DNS) and adoption of existing environmental documents for the yearly updates on October 10, 2015 and for the zoning amendments to implement the Comprehensive plan on July 18, 2016; and

WHEREAS, the City Council held a public hearing on the proposed amendments to the official zoning map and updates to the zoning code to implement the Comprehensive Plan on August 1, 2016; and

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MAPLE VALLEY, WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Zoning Code Amendments.

- A. The City of Maple Valley hereby amends the Official Zoning Map of the City of Maple Valley as set forth in **Exhibit A**, which is attached hereto and incorporated herein by this reference as if set forth in full.
- B. The City of Maple Valley hereby adopts the updated municipal code of the City of Maple Valley as set forth in **Exhibit B**, which is attached hereto and incorporated herein by this reference as if set forth in full.
- C. Copies of Exhibits A and B will be filed with the City Clerk and referenced under Clerk's Receiving Nos. _____ and _____, respectively.

Section 2. Severability. If any section, paragraph, sentence, clause or phrase of this ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this ordinance be preempted by state or federal law or regulation, such decision or preemption shall not affect the validity of the remaining portions of this ordinance or its application to other persons or circumstances.

Section 3. Effective Date. A summary of this ordinance shall be published in the official newspaper of the City, and shall take effect and be in full force five days after adoption and publication.

Section 4. Corrections by City Clerk or Code Reviser. Upon approval of the City Attorney, the City Clerk and the code reviser are authorized to make necessary corrections to this ordinance, including the correction of clerical errors; references to other local, state or federal laws, codes, rules, or regulations; or ordinance numbering and section/subsection numbering.

ADOPTED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON THIS 1st DAY OF AUGUST, 2016.

Sean P. Kelly, Mayor

ATTEST:

Shaunna Lee-Rice, City Clerk

APPROVED AS TO FORM:

Patricia Taraday, City Attorney

Date of Publication: August 9, 2016
Effective Date: August 13, 2016