

August 26, 1987  
2372B:MMc:clt

Introduced by: RON SIMS

Proposed No.: 87 - 526

MOTION NO. 6945

A MOTION requesting the department of parks, planning and resources to prepare a community plan revision study in the Highline Community Plan area pursuant to K.C.C. 20.12.070C.

WHEREAS, economic development is a high priority of King County, and

WHEREAS, the economic well being of King County encompasses a range of options from neighborhood business centers to urban and rural activity centers, and

WHEREAS, the Highline Community Plan was adopted in 1977 before economic development was declared to be an important public policy goal by Motion 6012, and

WHEREAS, the Riverton area is being developed with significant amounts of new manufacturing and industrial uses, and

WHEREAS, the land available for these uses is limited and there is currently a demand for more industrially zoned land, and

WHEREAS, certain residential and commercial areas are having their character impacted by the manufacturing and industrial uses, and now may be suitable for redevelopment to more intensive uses, and

WHEREAS, the 1977 Highline Community Plan identified a majority of the subject area as having landslide hazards and wetlands, and

WHEREAS, the SR(15000) zone classification was placed in this area due to the development hazards identified in the 1977 Highline Community Plan, and

WHEREAS, the 1980 Sensitive Area Map folio adopted by Ordinance 4365 indicates that no Class III landslide hazards or Class I or Class II wetlands actually existing in the area, and

WHEREAS, the Riverton community believes that the 1980 Sensitive Area Map folio is in error, and wishes a review of the Wetlands in the area, and

1 WHEREAS, the impact of the industrial and manufacturing  
2 development in the area is greater than anticipated by the  
3 Highline Community Plan and new information has been developed  
4 showing that no development hazards exist, and

5 WHEREAS, these changed circumstances support consideration of  
6 a plan revision study pursuant to K.C.C. 20.12.070C;

7 NOW, THEREFORE, BE IT MOVED by the Council of King County:

8 A. A community plan revision study is hereby initiated  
9 pursuant to K.C.C. 20.12.060-20.12.080 for the area of Riverton  
10 bounded on the north and east by SR 599, on the west by SR 99,  
11 and on the south by South 138th Street west of I-5.

12 B. The study shall evaluate the appropriateness of keeping  
13 or changing the present single family designation; the  
14 relationship of this area to the adjacent manufacturing area and  
15 the Cities of Seattle and Tukwila, designated activity center;  
16 and the need, if any, for additional high density residential,  
17 office, commercial or industrial land in this portion of the  
18 Highline Planning Area.

19 C. On completion of the study, the executive shall recommend  
20 a course of action to the council.

21 PASSED this 31st day of August, 1987.

22 KING COUNTY COUNCIL  
23 KING COUNTY, WASHINGTON  
24 Gary Grant  
25 Chair

26 ATTEST:

27 Dorothy M. Owens  
28 Clerk of the Council  
29  
30  
31  
32  
33