

ORDINANCE NO. 8419

AN ORDINANCE granting the applicant's appeal in part, and approving the reclassification of certain property upon the application of WILLIAM E. RUTH, designated Building and Land Development File No. 222-86-R.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. This ordinance adopts and incorporates findings 1 through 21 and conclusions 1 and 3 through 8 of the March 25, 1987 report of the zoning and subdivision examiner, filed with the clerk of the council on May 21, 1987 on the application of William E. Ruth to reclassify certain property described in building and land development file no. 222-86-R. The council does not adopt the findings and conclusions set forth in the examiner's May 6, 1987 report and recommendation, also filed with the clerk of the council on May 21, 1987.

SECTION 2. A. The examiner erred in judgment by concluding that the SEPA regulations are more stringent than those provided in King County ordinance no. 7544 or its successor ordinances.

B. The council concludes that recommended post-effective condition no. 7 on page 9 of the building and land development division preliminary report and recommendation dated August 14, 1986 properly implements King County ordinance no. 7544 road adequacy standards and requirements in effect at the time of the subject William E. Ruth reclassification application.

1 SECTION 3. A. The King County council hereby adopts the recommendations
2 of the zoning and subdivision examiner in his report of May 6, 1987, filed
3 with the clerk of the council on May 21, 1987, except that recommended
4 condition no. 7 from the August 24, 1986 building and land development
5 division preliminary report to the zoning and subdivision examiner is
6 substituted for examiner's recommended condition no. 6:

7 The applicant shall phase the development so as not to create a level of
8 service "F" at the intersection of SR 169 and 140th Place S.E. The King
9 County department of public works, traffic and planning division, shall
10 ascertain compliance with this condition at the time of building permit
11 application review.

12 B. The appeal of William E. Ruth is granted in part. The appeals of Fairwood
13 Greens homeowners association and Candlewood Ridge homeowners association are
14 each denied. The subject property, described in building and land development
15 division file 222-86-R, is reclassified from SR (potential RM 1800) to RM
16 1800-P, subject to the conditions set forth in the examiner's May 6, 1987
17 report except as modified by this ordinance.

18 INTRODUCED AND READ for the first time this 7th day
19 of July, 1986.
20 PASSED this 16th day of February, 1988.

21 KING COUNTY COUNCIL
22 KING COUNTY, WASHINGTON

23 Gary Grant
24 Chair

24 ATTEST:

25 Dorothy M. Owens
26 Clerk of the Council

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