

MOTION NO. 0004417

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2 A MOTION granting the appeal of NEWPORT  
3 HILLS ASSOCIATION and reclassifying  
4 property petitioned in Building and Land  
Development File No. 138-79-R from RS 7200  
to RM 900-P.

5 WHEREAS, the Deputy Zoning and Subdivision Examiner, by report  
6 dated June 6, 1979, has recommended that the property subject to  
7 the appeal of NEWPORT HILLS ASSOCIATION, designated Building and  
8 Land Development Division File No. 138-79-R, remain classified  
9 RS 7200, and

10 WHEREAS, the Deputy Zoning and Subdivision Examiner's  
11 recommendation to the King County Council has been appealed by  
12 the applicant, and

13 WHEREAS, the southerly portion of the subject property is  
14 improved with a building that has been used as a real estate  
15 office pursuant to King County Resolution No. 18801 (King County  
16 Code Section 21.46.110) which allows for a temporary real estate  
17 office for the initial sale of lots and residences within a  
18 development, and

19 WHEREAS, the said property is bounded on the east and north  
20 by Newport Hills Association recreation facilities and parking,  
21 and is not presently suitable for single family residential use, and

22 WHEREAS, reclassification of the subject property to RM 900-P  
23 limited to business and professional office use, will comply with  
24 the goals and objectives of the King County Comprehensive Plan,  
25 other official policies and objectives for the growth of King  
26 County, and will not be unreasonably incompatible with or  
27 detrimental to affected properties and the general public, and

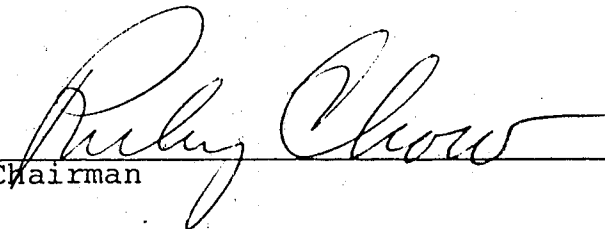
28 WHEREAS, the King County Council does not intend by this  
29 action to establish a precedent for other reclassifications of  
30 property north of S. E. 56th Street in the vicinity of the subject  
31 property, but the prior use and unique characteristics of the  
32 subject property require this reclassification for the public  
33 necessity, convenience and general welfare, and

1 WHEREAS, the recommendation of the Deputy Zoning and Subdivi-  
2 sion Examiner in the report dated June 6, 1979, is based on an  
3 error in judgement,

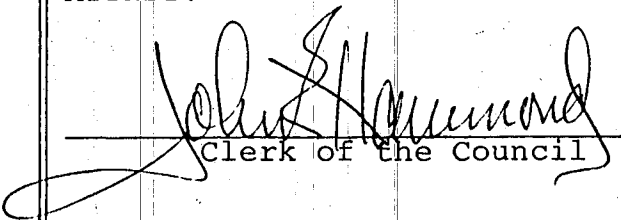
4 NOW THEREFORE, BE IT MOVED by the Council of King County:  
5 The property petitioned by NEWPORT HILLS ASSOCIATION, as described  
6 in Building and Land Development File No. 138-79-R, is reclassified  
7 from RS 7200 to RM 900-P, subject to the condition that use of  
8 the subject property shall be limited to business and professional  
9 office uses permitted by King County Code Sections 21.16.020 (8)  
10 and (16).

11 PASSED this 13<sup>th</sup> day of August, 1979.

12 KING COUNTY COUNCIL  
13 KING COUNTY, WASHINGTON

14   
15 \_\_\_\_\_  
16 Chairman

17 ATTEST:

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19 \_\_\_\_\_  
20 Clerk of the Council

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