

ORDINANCE NO. 7265

1 AN ORDINANCE repealing Ordinance 7204 and
2 concurring with the recommendation of the
3 Zoning and Subdivision Examiner, amending
4 King County Zoning Resolution No. 25789,
5 as amended, by reclassifying certain property
6 upon the application of W.E. RUTH REAL ESTATE,
7 designated Building and Land Development File
8 No. 210-83-R, and deleting and modifying
9 findings and conditions.

10 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY.

11 SECTION 1. Ordinance no. 7204 is hereby repealed.

12 SECTION 2. This ordinance adopts and incorporates the
13 findings and conclusions of the April 22, 1983 report of the
14 zoning and subdivision examiner, filed with the clerk of the
15 council on May 12, 1983 on the application of W.E. Ruth Real
16 Estate to reclassify certain property described in building and
17 land development file no. 210-83-R, with the following change:

18 Finding no. 22 is deleted and replaced with:

19 22. The standards for roads to and within mobile home
20 parks call for a 22 foot paved section. Parts of
21 102nd Avenue S.E. already meet this standard, and
22 condition 2 will assure that the necessary road surface
23 is provided. Site plan review of the park layout will
24 assure that internal roads meet the code standards.

25 SECTION 3. The recommendation by the zoning and subdivision
26 examiner to reclassify the subject property from SR (7200) to
27 RMHP-P, subject to conditions is hereby adopted by the council of
28 King County with condition 2 modified to read as indicated
29 below. Those conditions, if any, which must be satisfied before
30 this ordinance becomes effective must be satisfied within one
31 year of council approval, or all authority granted by this
32 ordinance shall expire and this ordinance shall be of no
33 further force or effect. (If none, the effective date shall be
ten days after enactment.) Upon this ordinance becoming
effective, the building and land development division shall amend
the official zoning maps of King County to reflect this action.

1 Condition 2. The development shall be limited to a
2 maximum of 4.5 dwelling units per acre excluding that
3 area established to be a part of the ravine. In no
4 case shall the site be developed with more than 62 units.
5 The applicant shall improve the immediate road frontage
6 on 102nd Avenue SE to county standards for a half street and
7 shall assure that a 22 foot paved section is provided from
8 the north property line of the subject property to
9 SE 192nd St.

10 INTRODUCED AND READ for the first time this 1st day of
11 July, 1985.

12 PASSED this 8th day of July, 1985.

13 KING COUNTY COUNCIL
14 KING COUNTY, WASHINGTON

15 Gary Grant
16 Chairman

17 ATTEST:

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19 Dorothy M. Ruess
20 Clerk of the Council

21 APPROVED this 15th day of July, 1985.

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23 Randy Revell
24 King County Executive
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