

11653

ATTACHMENT/APPENDIX P

AMENDMENTS CONSIDERED BY THE FULL COUNCIL

ON JANUARY 9, 1995

Because of the way the amendment document was presented, all amendments whether passed, withdrawn or failed have been included.

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11653

Consensus Amendments

This package contains the following amendments:

1 through 16

NOTE:

Existing P-suffix conditions whether adopted through reclassifications of community plan area zoning are retained by Ordinance 11653 except as amended in Appendices B through N.

Mr. Vance moved Amendments No. 1 through 16. The motion passed 11 to 0, Mr. von Reichbauer and Mr. Sims excused.

These amendments were incorporated into the ordinance.

December 12, 1994

Introduced By: VanceProposed By: Development Reg Team

1 Executive Proposed Ordinance 94-737 -
 2 to Adopt Zoning and Convert Zoning to Title 21A

3
 4
 5 AMENDMENT TO EXECUTIVE PROPOSED ORDINDANCE 94-737 TO
 6 ADOPT ZONING AND CONVERT ZONING TO TITLE 21A - AS
 7 PRESENTED IN LEGISLATIVE FORMAT

8
 9 Page 3, lines 23 to Page 5 line 18

10 Amend text as follows:

11
 12
 13 **SECTION 6.** Ordinance 7178, Section 2, and K.C.C. 20.12.015 are
 14 hereby amended to read as follows:

15 ~~((Relationship to previously adopted plans. Relationship of comprehensive~~
 16 ~~plan to previously adopted plans, policies and land use regulations. King~~
 17 ~~County recognizes the need for time to implement the comprehensive plan,~~
 18 ~~and the need for specifying which prevails if the adopted comprehensive~~
 19 ~~plan conflicts with any previously adopted plans, policies and land use~~
 20 ~~regulations, until any conflicting portions of those plans, policies and~~
 21 ~~regulations are amended to conform to the comprehensive plan. When~~
 22 ~~adopted, the King County Comprehensive Plan((1985))1994 shall relate to~~
 23 ~~previously adopted plans, policies and land use regulations as follows:~~
 24 ~~-----~~ A. ~~Previously adopted community plans ((and area zoning)) shall~~
 25 ~~continue ((in effect until)) to remain in effect until revised to be consistent~~
 26 ~~with the comprehensive plan.((, and until such revisions~~

1
2 are adopted shall govern in accordance with the provisions of subsection
3 C.) ~~In the case of conflict or inconsistency, the comprehensive plan shall~~
4 ~~govern.~~

5 ~~—— B. ((Pending or proposed community plans, community plan~~
6 ~~revisions, amendments to the Sewerage General Plan and its local service~~
7 ~~areas, and))((a))Amendments to adopted land use regulations, which are~~
8 ~~adopted on or after the effective date of this Ordinance ((7178)) _____, shall~~
9 ~~conform to all applicable policies of the comprehensive plan.~~

10 ~~—— C. ((Unclassified)) Special use permits and zone reclassifications,~~
11 ~~which are pending or proposed on or after the effective date of this~~
12 ~~Ordinance ((7178)) _____, shall conform to the comprehensive plan ((and~~
13 ~~applicable adopted community plans)) as follows:~~

14 ~~—— 1. For aspects of proposals where both the comprehensive plan~~
15 ~~and a previously adopted community plan have applicable policies ((or plan~~
16 ~~map designations)) which do not conflict, ((both)) the comprehensive plan~~
17 ~~((and community plan)) shall govern.~~

18 ~~—— 2. For aspects of proposals where both the comprehensive plan~~
19 ~~and a previously adopted community plan have applicable policies ((or plan~~
20 ~~map designations)) which conflict, ((the community plan shall govern until~~
21 ~~revised to conform to)) the comprehensive plan shall govern.~~

22 ~~—— ((3. For aspects of proposals where either the comprehensive plan~~
23 ~~or a previously adopted community plan, but not both, has applicable~~
24 ~~policies or plan map designations, the plan with the applicable policies or~~
25 ~~designations shall govern.))~~

1
2 ~~———— D. Proposed subdivisions, and short subdivisions, conditional uses~~
3 ~~for which significant adverse environmental impacts have not been~~
4 ~~identified, may rely on existing zoning to govern proposed uses and~~
5 ~~densities; subdivisions, short subdivisions and conditional uses also may rely~~
6 ~~on specific facility improvement standards adopted by Ordinance (including~~
7 ~~but not limited to street improvement, sewage disposal, and water supply~~
8 ~~standards) which conflict with the comprehensive plan, but shall be~~
9 ~~conditioned to conform to all applicable comprehensive plan policies on~~
10 ~~environmental protection, open space, design, site planning, and adequacy~~
11 ~~of on-site and off-site public facilities and services, in cases where specific~~
12 ~~standards have not been adopted.~~

13 ~~———— E. Permit applications for proposed buildings and grading, and~~
14 ~~applications for variances, when categorically exempt from the procedural~~
15 ~~requirements of the State Environmental Policy Act, may rely on existing~~
16 ~~zoning and specific facility improvement standards adopted by Ordinance.~~

17 ~~———— ((F. Nothing in this section shall limit the county's authority to~~
18 ~~approve, deny or condition proposals in accordance with the State~~
19 ~~Environmental Policy Act.))~~

20 ~~———— F. Functional plans adopted prior to the adoption of the 1994~~
21 ~~Comprehensive Plan are not hereby adopted as part of the plan, however,~~
22 ~~in the case of conflict or inconsistency, the comprehensive plan shall~~
23 ~~govern.))~~

24
25 **Rationale:**

26 The Section was already amended by Ordinance 11575 which
27 adopted the 1995 King County Comprehensive Plan.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 5, lines 22 -36

Amend text as follows:

NEW SECTION. SECTION 7. There is hereby added to K.C.C. 20.12 a new section to read as follows:

~~Adoption of land use atlas to implement the 1994 King County Comprehensive Plan - Adoption of zoning to convert zoning to Title 21A. Adoption of potential zoning and P-suffix conditions, as amended.~~

~~A. The 1994 King County Comprehensive Plan Land Use Atlas, Attachment 1 of Ordinance _____ is hereby adopted as the official land use map for King County in accordance with the provisions of RCW 36.70A.))~~

~~B. The 1994 King County Comprehensive Plan Zoning Atlas, Attachment A of Ordinance _____ is hereby adopted in accordance with K.C.C. 21A.01.070 and the 1994 Comprehensive Plan. In addition, the text and P-suffix conditions and potential zones for those areas represented on the 1994 Comprehensive Plan Zoning Atlas by Attachment 2 of Ordinance _____~~

Adoption of area zoning to implement the 1994 King County Comprehensive Plan and conversion to K.C.C. Title 21A.

A. Ordinance _____ adopts area zoning to implement the 1994 King County Comprehensive Plan pursuant to the Washington State Growth Management Act, RCW 36.70A. Ordinance _____ also converts existing zoning in unincorporated King County to the new zoning classifications in the 1993 Zoning Code, codified in Title 21A, pursuant to the area zoning conversion guidelines in KCC 21A.01.070. The following are adopted as attachments to Ordinance _____:

Appendix A: 1994 Zoning Atlas, dated November 1994, as amended December 19, 1994.

Appendix B: Amendments to Bear Creek Community Plan P-Suffix Conditions

Appendix C: Amendments to Federal Way Community Plan P-Suffix Conditions

Appendix D: Amendments to Northshore Community Plan P-Suffix Conditions

Appendix E: Amendments to Highline Community Plan P-Suffix Conditions

Appendix F: Amendments to Soos Creek Community Plan P-Suffix Conditions

Appendix G: Amendments to Vashon Community Plan P-Suffix Conditions

Appendix H: Amendments to East Sammamish Community Plan P-Suffix Conditions

Appendix I: Amendments to Snoqualmie Valley Community Plan P-Suffix Conditions

Appendix J: Amendments to Newcastle Community Plan P-Suffix Conditions

Appendix K: Amendments to Tahoma/Raven Heights Community Plan P-Suffix Conditions

Appendix L: Amendments to Enumclaw Community Plan P-Suffix Conditions

Appendix M: Amendments to West Hill Community Plan P-Suffix Conditions

Appendix N: Amendments to Resource Lands P-Suffix Conditions

Appendix O: 1994 Parcel List, as amended December 19, 1994.

B. Area zoning adopted by Ordinance _____, including potential zoning, is contained in

1 Appendices A and O. Amendments to area-wide P-suffix conditions adopted as part of community
2 plan area zoning are contained in Appendices B through N. Existing P-suffix conditions, whether
3 adopted through reclassifications or community plan area zoning, are retained by Ordinance
4 except as amended in Appendices B through N.

5 C. The department is hereby directed to correct the official zoning map in accordance with
6 Appendices A through O of Ordinance.

7
8 Rationale: The land use atlas has already been adopted under Ordinance 11575, therefore it does
9 not have to be adopted by this ordinance. This section clarifies the zoning being adopted
10 and the existing P-suffix conditions being carried forward. The corrections to the names of
11 the appendices of this ordinance are needed to assure that the proper documents are being
12 adopted.
13

December 12, 1994

Introduced By: Vance

Proposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

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AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 6, lines 1 - 24

Amend text as follows:

SECTION 8 Ordinance 8846 and K.C.C. 20.12.170 are each amended to read as follows:

A. The Bear Creek Community Plan, attached to Ordinance 8846 as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. The Bear Creek Community Plan Area Zoning, attached to Ordinance 8846 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein. ~~((repealed in part and amended in part as follows: The text and P-suffix conditions of the Bear Creek area zoning document are hereby amended by Attachment B of Ordinance. The zoning map of the Bear Creek area zoning document is hereby repealed and replaced by Attachment A of Ordinance, in accordance with K.C.C. Title 21A. The Department is hereby directed to correct the official zoning map in accordance with Appendices A and B of Ordinance.))~~

C. Ordinance 4035, previously adopting the King County sewerage general plan, is hereby amended in accordance with 20.12.170 A.

~~((C. Ordinance 4035, previously adopting the King County sewerage general plan, is hereby amended in accordance with 20.12.170 A.))~~

D. The Bear Creek Community Area Zoning, attached to Ordinance 8846 as Appendix B, is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and Q of Ordinance. Existing P-suffix conditions are retained except as amended by Appendix B of Ordinance.

Rationale: This is clarifying language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 6, lines 25 to Page 7, line 9

Amend text as follows:

SECTION 9. Ordinance 7746 and K.C.C. 20.12.180 are each amended to read as follows:

A. The Federal Way community plan update, attached to Ordinance 7746, as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County.

B. The Revised Federal Way community plan area zoning, attached to Ordinance 7746 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein. ~~((repealed in part and amended in part as follows. The text and P-suffix conditions of the Federal Way area zoning document are hereby amended by Attachment C of Ordinance . The zoning map of the Federal Way area zoning document is hereby repealed and replaced by Attachment A of Ordinance , in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and C of Ordinance .))~~

C. The Federal Way Plan Amendment Study at Redondo Beach, attached as Appendix A to (Ordinance 10426) is adopted ~~((recognized))~~ as an amendment to the Federal Way Community Plan and to the Federal Way area zoning as the official zoning control for that portion of unincorporated King County defined therein.

~~D. The Revised Federal Way area zoning, adopted by Ordinance 7746, as amended by Ordinance 10426 is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replace by the zoning and potential zoning contained in Appendices A and O of Ordinance . Existing P-suffix conditions are retained except as amended by Appendix C of Ordinance .~~

Rationale:

The language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: Vance

Proposed By: Development Reg. Team

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Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 7, lines 11 to Page 8, line 9. Amend text as follows:

SECTION 10. Ordinance 10703 and K.C.C. 20.12.210 are each amended to read as follows:

A. The Northshore Community Plan Update attached to Ordinance 10703 as Appendix A** as amended by the Northshore Community Plan Update Review Panel's amendments dated September 30, 1992 and attached hereto as Appendix E**, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. The Northshore Community Plan Update Area Zoning, attached to Ordinance 10703 as Appendix B as amended by the Northshore Community Plan Update Review Panel's amendments dated September 30, 1992 and attached thereto as Appendix E**, is **adopted as the official zoning control for that portion of unincorporated King County defined therein.** ~~((repealed in part and amended in part as follows. The text and P-suffix conditions of the Northshore area zoning document are hereby amended by Attachment D of Ordinance _____. The zoning map of the Northshore area zoning document is hereby repealed and replaced by Attachment A of Ordinance _____, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and D of Ordinance.))~~

C. Ordinance No. 4035, previously adopting the King County Sewerage General Plan, is hereby amended in accordance with Subsection A.

D. The King County Comprehensive Plan Map, adopted by Ordinance 7178, is amended within the Northshore community planning area to redesignate the transitional area, to redesignate portions of resource lands, and to redesignate portions of urban areas, as indicated on the map attached hereto as Appendix C.** Justification for the amendments are contained in an issue paper attached hereto as Appendix D.** These designations shall be implemented by the adoption of the Northshore Community Plan Update and Area Zoning.

E. The Northshore area zoning adopted by Ordinance 10703 as Appendices B and E is hereby repealed in part as follows: The text and P-suffix conditions of the Northshore area zoning document are hereby amended by Appendix D of Ordinance _____. The potential zoning and P-suffix designations are hereby amended by Appendix O of Ordinance _____. The zoning map of the Northshore area zoning document is hereby repealed and replaced by Appendix A of Ordinance _____, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Appendices A and D of Ordinance.

Rationale:

The language for adopting zoning and carrying forward P-suffix conditions has been developed in close consultation with the Prosecuting Attorney.

December 12, 1994

Introduced By: VanceProposed By: Development Reg. Team

1 Executive Proposed Ordinance 94-737 -
2 to Adopt Zoning and Convert Zoning to Title 21A

3
4 AMENDMENT TO EXECUTIVE PROPOSED ORDINDANCE 94-737 TO ADOPT
5 ZONING AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN
6 LEGISLATIVE FORMAT

7
8 Page 8, lines 11 to Page 11, line 32

9
10 Amend text as follows:

11
12 SECTION 11. Ordinances 2883, 7490, 7640, 8138, 8863, 8922, and 8996, and
13 K.C.C. 20.12.240 are each amended to read as follows:

14 A. The "Highline communities plan," attached to Ordinance 3530, is adopted as an
15 addendum to the comprehensive plan for King County. The Highline communities plan is
16 amended by those changes identified in the "Highline area zoning," to Ordinance 5453 as
17 inconsistent with the plan pursuant to Ordinance 5401. As an amplification and
18 augmentation of the comprehensive plan and the Sea-Tac communities plan, it constitutes
19 official county policy for the Highline area.

20 ~~((B. The text and P suffix conditions of the Highline area zoning document
21 and its amendments set forth below are hereby amended by Attachment E of
22 Ordinance _____. The zoning map of the Highline area zoning document and its
23 amendments is hereby repealed and replaced by Attachment A of Ordinance
24 in accordance with K.C.C. Title 21A. The department is hereby directed to correct
25 the official zoning map in accordance with Attachments A and E of Ordinance
26 _____))~~

27 B.~~((C.))~~ Any further changes and amendments to the plan initiated by King County
28 which relate to the Sea-Tac Airport and its vicinity **shall correspondingly change and**
29 **amend the Sea-Tac communities plan. All proposed changes and amendments**
30 **shall be transmitted to ((the City of Sea Tac)) and Port of Seattle for review and official**
31 **consideration by the Port of Seattle Commission prior to council approval.**

32 C.~~((D.))~~ In adopting the Highline communities plan, the council recognizes that
33 cooperation and action by others, including but not limited to citizens, state and local
34 agencies, is essential for proper implementation.

35 D.~~((E.))~~ The land use plan amendment attached to Ordinance 7291 as Appendix A,
36 is adopted as an amendment to the Highline communities plan.

37 E.~~((F.))~~ An amendment to the Highline area zoning, attached to Ordinance 7291 as
38 Appendix B is adopted as the official zoning control for that portion of unincorporated King
39 County defined therein.

40 ~~((F. An amendment to the Highline Area Zoning, attached to Ordinance 7640 as
41 Appendix A is adopted as the official zoning control for that portion of unincorporated King
42 County defined therein.~~

43 ~~G. The McMicken Heights Land Use Study, attached to Ordinance 7490 as
44 Appendix A, is adopted as an amplification of the Highline communities plan.~~

1
2 ~~H. The McMicken Heights Area Zoning, attached to Ordinance 7490 as Appendix~~
3 ~~B, is adopted as an amplification of the Highline communities plan.~~

4 ~~I. The Highline Plan Revision Study - Highline Community Hospital attached to~~
5 ~~Ordinance 8138 as Appendix A, is adopted as an amendment to the Highline Community~~
6 ~~Plan.~~

7 ~~J. An amendment to the Highline Area Zoning, attached to Ordinance 8138 as~~
8 ~~Appendix B, is adopted as the official zoning control for that portion of unincorporated King~~
9 ~~County defined therein.))~~

10 ((K)) ~~((G.))~~ F. The Highline Plan Revision Study - Olde Burien attached to
11 Ordinance 8251 as Appendix A, is adopted as an amendment to the Highline Plan.

12 ((L)) ~~((H.))~~ G. An amendment to the Highline Area Zoning, attached to Ordinance
13 8251 as Appendix B is adopted as the official zoning control for that portion of
14 unincorporated King County defined therein.

15 ((M)) ~~((I.))~~ H. The "Sea-Tac communities plan," attached to Ordinance 2883, is
16 adopted as an addendum to the comprehensive plan for King County. ~~As an amplification~~
17 ~~and augmentation of the comprehensive plan, it constitutes official county policy for the~~
18 ~~vicinity of Sea-Tac International Airport.))~~

19 ((N)) ~~((J.))~~ I. The Highline Plan Revision Study - Beverly Park, attached to
20 Ordinance 8822 as Appendix A, is adopted as an amendment to the Highline Plan and to
21 the Highline area zoning as the official zoning control for that portion of unincorporated
22 King County defined therein.

23 ~~((O. The Highline Plan Revision Study - Strom, attached to Ordinance 8863 as~~
24 ~~Appendix A, is adopted as an amendment to the Highline Plan and to the Highline Area~~
25 ~~zoning as the official zoning control for that portion of unincorporated King County defined~~
26 ~~therein.~~

27 ~~P. The Highline Plan Revision Study - Terrace View attached to Ordinance 8922~~
28 ~~as Appendix A, is adopted as an amendment to the Highline Plan and to the Highline area~~
29 ~~zoning as the official zoning control for that portion of unincorporated King County defined~~
30 ~~therein.~~

31 ((Q.)) ~~((K.))~~ J. The Sea-Tac Area Update and Area Zoning, attached to Ordinance
32 8996 as Attachment A is adopted as an amplification and augmentation of the
33 Comprehensive Plan ~~((and as such constitutes official county policy for the geographic~~
34 ~~area defined therein.))~~

35 ((R)) ~~((L.))~~ K. The Burien Activity Center update policies list, attached to
36 Ordinance 10430 as Appendix A, ~~((is adopted in its entirety to))~~ will provide future
37 guidance to the new City of Burien government and is recognized as ~~((an amplification and~~
38 ~~augmentation of))~~ a detailed local land use plan predating the 1994 comprehensive plan
39 for King County and as such ~~((constitutes official county policy for the geographic area~~
40 ~~defined therein))~~ provides historical context for zoning decisions implementing the 1994
41 comprehensive plan.

42 ((S)) ~~((M.))~~ L. The Burien Activity Center Area Zoning attached to Ordinance
43 10430 as Appendix B, is adopted as the official zoning control for that portion of
44 unincorporated King County defined therein.

45 1. Amend Highline Community Plan Land use map by designating the south
46 360 feet of tax lot 70 from Community Facilities to Neighborhood Business.

2. Amend Highline Plan Area zoning by reclassifying the south 360 feet of Tax lot 70 from Single family residential, RS-7200 to Neighborhood Business BN-P.

3. Amend Highline Community Plan Land use map by designating the northern portion of the Puget Sound Jr. High School site from Community Facility to Park and Recreation.

4. Amend Highline Plan Area zoning by reclassifying the Northern portion of the Puget Sound Jr. High School site from RS-7200 and RM-900 to RS-7200-P.

5. Both portions of Puget Sound Jr. High School site are subject to the following P-suffix conditions:

a. The existing structure on the site (the abandoned school) shall be demolished before final approval for redevelopment of any portion of the site may be granted; for the purposes of this provision "final approval" shall mean prior to commencement of construction of any commercial structure, or final plat or short plat approval for any plat or short plat for residential or commercial purposes.

b. Landscaping adjacent to existing residential areas shall meet the Type II (Visual buffer) standards of the zoning code. On street frontages, landscaping shall meet Type IV (Open Area Landscaping) standards.

c. Enclosed/roofed truck loading bays;

d. No more than four access points to the site (two for auto, two for service/delivery);

e. A transit information station on the site;

f. Bicycle racks to be provided on the site;

g. Exterior lights should be directed away from and shrouded from residential areas to minimize glare.

M. The Highline Area Zoning attached to Ordinance 3530, as amended by Ordinance 5453, Appendix B of Ordinance 7291, Appendix B of Ordinance 8251, Appendix A of Ordinance 8822, Attachment A of Ordinance 8996, Appendix B of Ordinance 10430 is repealed in part as follows: The text and P-suffix conditions of the Highline area zoning and its amendments are hereby amended by Appendix E of Ordinance _____. The potential zoning and P-suffix designations are hereby amended by Appendix O of Ordinance _____. The zoning map of the Highline area zoning and its amendments is hereby repealed and replaced by Appendix A of Ordinance _____, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Appendices A and E of Ordinance _____.

Rationale:

Clarifies the language for adopting zoning and carrying forward P-suffix conditions

December 12, 1994

Introduced By: Vance

Proposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

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AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 11, lines 33 to Page 12, line 28

Amend text as follows:

SECTION 12 Ordinance 10197 and K.C.C. 20.12.270 are each amended to read as follows:

A. The Soos Creek Community Plan Update attached to Ordinance 10197 as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. The Soos Creek Community Plan Update Area Zoning, attached to Ordinance No. 10197 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein with the following Soos Creek Community Plan Update and Area Zoning recommended changes: (Attachment A to Ordinance 10336^{am}), with an additional P-suffix condition to be applied in the Covington Master Drainage Plan area prohibiting any land uses involving hazardous waste recycling or treatment, solid waste landfills, petroleum pipelines, businesses maintaining open storage of toxic substances, and all new businesses that use or propose to use septic tank drainfield systems. ~~((repealed in part and amended in part as follows. The text and P-suffix conditions of the Soos Creek area zoning document are hereby amended by Attachment F of Ordinance _____ The zoning map of the Soos Creek area zoning document is hereby repealed and replaced by Attachment A of Ordinance _____ in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Appendices A and F of Ordinance _____))~~

C. The King County Comprehensive Plan Map, adopted by Ordinance 7178, is amended within the Soos Creek community planning area to redesignate the transitional area, to redesignate portions of rural lands, and to redesignate portions of urban areas, as indicated on Map A attached to Ordinance 10198, as implemented by the Soos Creek Community Plan Update and Area Zoning adopted by Ordinance 10197.

D. The Soos Creek Community Plan Update Area Zoning, adopted by Ordinance 10197, Appendix B, as amended, is hereby amended by Ordinance _____ as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and O of Ordinance _____. Existing P-suffix conditions are retained except as amended by Appendix F of Ordinance _____.

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 12, lines 29 to Page 13, line 21

Amend text as follows:

SECTION 13. Ordinance 5080 and K.C.C. 20.12.300 are each amended to read as follows:

A. The Shoreline community plan, attached to Ordinance 5080 as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

The Shoreline community plan area zoning, attached to Ordinance 5080 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein ~~((repealed in part and amended in part as follows: The zoning map of the Shoreline area zoning document and its amendments is hereby repealed and replaced by Attachment A of Ordinance in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachment A of Ordinance))~~.

B. The North City business district development guide, attached to Ordinance 6337, is adopted as an amplification of the Shoreline community plan. The purpose of the North City business district development guide is to provide recommendations for capital improvement projects and development guidelines to aid in improving the function and appearance of the North City business district ~~((and to provide guidance to the new City of Shoreline government))~~.

C. The land use plan amendment attached to Ordinance 7804 as Appendix A, is adopted as an amendment to the Shoreline community plan. An amendment to the Shoreline community plan area zoning, attached to Ordinance 7804 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein.

D. The Shoreline community plan area zoning, attached to Ordinance 5080 as Appendix B, as amended by Appendix B of Ordinance 7804, is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and Q of Ordinance . Existing P-suffix conditions are retained by Ordinance

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: Vance

Proposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

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AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 13, lines 23 to Page 14, line 7

Amend text as follows:

SECTION 14. Ordinance 7837 and K.C.C. 20.12.320 are each amended to read as follows:

A. The Vashon community plan update, together with revised local service area boundaries for sewer service, attached to Ordinance 7837 as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County.

B. The revised Vashon community plan area zoning, attached to Ordinance 7837 as Appendix B, as amended, is adopted as the official zoning control for that portion of unincorporated King County defined herein (~~repealed in part and amended in part as follows. The text and P-suffix conditions of the Vashon area zoning document are hereby amended by Attachment C of Ordinance . . . The zoning map of the Vashon area zoning document is hereby repealed and replaced by Attachment A of Ordinance . . . in accordance with K.C.C. Title 21A. The department is hereby directed to convert the official zoning map in accordance with Appendices A and C of Ordinance . . .~~)

C. Ordinance No. 4035, previously adopting the King County sewerage general plan, is hereby amended in accordance with Subsection A. The town of Vashon business district development guide, attached to Ordinance 6386, is adopted as an amplification of the Vashon community plan.

D. The revised Vashon community plan area zoning, attached to Ordinance 7837 as Appendix B, as amended, is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and O of Ordinance . . . Existing P-suffix conditions are retained except as amended in Appendix G of Ordinance . . .

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 14, lines 8 to Page 15, line 4

Amend text as follows:

SECTION 15. Ordinance 10848 and K.C.C. 20.12.340 are each amended to read as follows:

A. The East Sammamish Community Plan Update, as revised in Appendix A' attached to Ordinance 10847, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. The East Sammamish Community Plan Update Area Zoning, as revised in Appendix B' attached to Ordinance 10847, is adopted as the official zoning control for that portion of unincorporated King County defined therein. ~~((repealed in part and amended in part as follows: The text and P-suffix conditions of the East Sammamish area zoning document are hereby amended by Attachment H of Ordinance . . . The zoning map of the East Sammamish area zoning document is hereby repealed and replaced by Attachment A of Ordinance . . . in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and H of Ordinance . . .))~~

C. Ordinance 4035, previously adopting the King County Sewerage General Plan, is hereby amended in accordance with Subsection A.

D. Should any section, subsection, paragraph, sentence, clause or phrase of this section be declared unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining portion of this section.

E. The King County Comprehensive Plan Map, adopted by Ordinance 7178, is amended within the East Sammamish community planning area to redesignate the transitional areas, to redesignate portions of rural areas, and to redesignate portions of urban areas, as indicated on the map attached to Ordinance 10847 as Map A. These designations shall be implemented by the adoption of the East Sammamish Community Plan Update and Area Zoning.

F. The East Sammamish Community Plan Update Area Zoning, as revised in Appendix B attached to Ordinance 10847, is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and Q of Ordinance . . . Existing P-suffix conditions are retained except as amended in Appendix H of Ordinance . . .

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

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AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 15, lines 5 to 33

Amend text as follows:

SECTION 16. Ordinances 9110 and 9118, and K.C.C. 20.12.345 are each amended to read as follows:

A. The Snoqualmie Valley Community Plan and Area Zoning, a bound and published document attached to Ordinance 9118 as Appendix A*, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. Pursuant to Ordinance 7178, Section 3(D) and King County Comprehensive Plan policy PI-105; the King County Comprehensive Plan map is hereby amended as shown in Appendix A*.

C. The King County Sewerage General Plan attached as an addendum to Ordinance 4035 is hereby amended as shown in Appendix A* attached to Ordinance 9118.

D. Ordinance 1913, Ordinance 1992 and Ordinance 3503 which previously adopted zoning for the Snoqualmie Valley planning area are each hereby repealed.

E. The zoning and "P" suffix conditions contained in the executive proposed Snoqualmie Community Plan and area zoning for the properties shown on Attachment A and as further amended by Attachment B (~~to Ordinance 9118~~) are hereby adopted. (~~repealed in part and amended in part as follows. The text and P suffix conditions of the Snoqualmie Valley area zoning document are hereby amended by Appendix I of Ordinance. The zoning map of the Snoqualmie Valley area zoning document is hereby repealed and replaced by Attachment A of Ordinance, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and I of Ordinance.~~)

F. The Snoqualmie Community Plan area zoning, Attachment A and as amended by Attachment B of Ordinance 9118 are hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and O of Ordinance. Existing P-suffix conditions are retained except as amended by Appendix I of Ordinance.

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: Vance

Proposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

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AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 15, lines 35 to Page 16, line 35

Amend text as follows:

SECTION 17. Ordinance 6422, Ordinance 10191, Section 1, and K.C.C. 20.12.350 are each amended to read as follows:

A. The Newcastle Community Plan, attached to Ordinance 6422 as Appendix A*, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein .

B. The Newcastle Community Plan Area Zoning, attached to Ordinance 6422 as Appendix B*, is ~~((repealed in part and amended in part as follows))~~ adopted as the official zoning control for that portion of unincorporated King County defined therein. ~~((The text and P-suffix conditions of the Newcastle area zoning document and its amendments set forth below are hereby amended by Appendix S of Ordinance . The zoning map of the Newcastle area zoning document and its amendments set forth below is hereby repealed and replaced by Appendix T of Ordinance . In accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Appendices S and T of Ordinance .))~~

C. Ordinance No. 4035, previously adopting the King County Sewerage General Plan, is hereby amended in accordance with K.C.C. 20.12.350A.

D. Resolution No. 31816, previously adopting area zoning for Newcastle on May 9, 1966, is hereby amended in accordance with K.C.C. 20.12.350B ~~((repealed))~~.

E. ~~((C))~~ Amendment to the Newcastle Community Plan, attached to Ordinance 7845 as Attachment A*, is adopted as an amplification of the Comprehensive Plan for King County ~~((Newcastle Community Plan))~~. An amendment to the Newcastle Community Plan Area Zoning, attached to Ordinance 7845 as Attachment B*, is adopted as the official zoning control for that portion of unincorporated King County defined therein.

F. The Newcastle Plan Revision Study - Primark, attached to Ordinance 10191 as Appendix A*, is adopted as an amendment to the Newcastle Community Plan and to the Newcastle area zoning as the official zoning control for that portion of unincorporated King County defined therein.

G. The Newcastle Community Plan Area Zoning, attached to Ordinance 6422 as Appendix B, as amended by Attachment B to Ordinance 7845 is hereby amended by Ordinance as follows:
Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and O of Ordinance . Existing P-suffix conditions are retained except as amended by Appendix J of Ordinance

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 16, lines 36 to Page 18, line 20

Amend text as follows:

SECTION 18. Ordinance 6986 and K.C.C. 20.12.360 are each amended to read as follows:

A. The Tahoma/Raven Heights Community Plan, attached to Ordinance 6986 as Appendix A, is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

B. The Tahoma/Raven Heights Community Plan Area Zoning, attached to Ordinance 6986 as Appendix B, is ~~((repealed in part and amended in part as follows))~~ adopted as the official zoning control for that portion of unincorporated King County defined therein. ~~((The text and P-suffix conditions of the Tahoma/Raven Heights area zoning document and its amendments set forth below are hereby amended by Attachment K of Ordinance _____ The zoning map of the Tahoma/Raven Heights area zoning document and its amendments set forth below is hereby repealed and replaced by Attachment A of Ordinance _____, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and K of Ordinance _____))~~

C. Ordinance 4035, previously adopting the King County Sewerage General Plan, is hereby corrected in accordance with subsection A.

D. Ordinance 1913, previously adopting area zoning for Tahoma/Raven Heights on February 4, 1974, is hereby corrected in accordance with subsection B ~~((repealed))~~.

E. ~~((D.))~~ The King County planning division, as directed by Motion 7121, has studied the Lake Webster area of the Tahoma/Raven Heights Community Plan and Area Zoning pursuant to K.C.C. 20.12.070 - 20.12.080 and determined the need to amend the area zoning. The amendment to the area zoning as described in the Lake Webster Plan Amendment Report, attached to Ordinance 8732 as Appendix A, is consistent with the intent of the Tahoma/Raven Heights Community Plan and King County Comprehensive Plan policies. The amendment to the Tahoma/Raven Heights Area Zoning, attached to Ordinance 8732 as Appendix B, is adopted as the official zoning control for that portion of unincorporated King County defined therein.

F. The King County Comprehensive Plan map as adopted by Ordinance 7178 is hereby amended in accordance with K.C.C. 20.12.030, subsection C as follows:

The Lake Webster area as described in the Lake Webster Plan Amendment Report, attached to Ordinance 8738 as Appendix A, is designated Rural consistent with the intent of King County Comprehensive Plan policies.

G. ~~((E.))~~ The Tahoma/Raven Heights Communities Plan Amendment and Area Zoning attached to Ordinance 10200 as Appendix A are adopted as an amendment to the Tahoma/Raven Heights Communities Plan and to the Tahoma/Raven Heights Area Zoning as official zoning control for that portion of unincorporated King County defined therein.

H. The King County Comprehensive Plan Map, adopted by Ordinance 7178, is amended within the Tahoma/Raven Heights community planning area to redesignate portions of urban areas

1 to rural, as indicated on the map attached to Ordinance 10201 as Map A.* These designations
2 shall be implemented by the adoption of the Executive Proposed Tahoma/Raven Heights
3 Communities Plan Amendment and Area Zoning.

4 G. The Tahoma/Raven Heights Community Plan Area Zoning, attached to Ordinance 6986
5 as Appendix B, as amended by Appendix B to Ordinance 8732 and by Map A and Appendix A to
6 Ordinance 10200 is hereby amended by Ordinance _____ as follows: Existing zoning and potential
7 zoning are replaced by the zoning and potential zoning contained in Appendices A and O of
8 Ordinance _____ . Existing P-suffix conditions are retained except as amended by Appendix K of
9 Ordinance _____ .

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Rationale: Clarifies language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 18, lines 22 to Page 19, line 13

Amend text as follows:

SECTION 19. Ordinance 8848, Sections 1, 6-8, and K.C.C. 20.12.390 are each amended to read as follows:

A. The resource lands area zoning, attached to Ordinance 8848 as Appendix A, the King County Resource Lands Proposed Area Zoning, as amended by Attachment 1, which is to be made a part of Appendix A, is adopted as an amplification and augmentation of ~~((a detailed local land use plan predating))~~ the comprehensive plan in East King County and ~~((as such constitutes official county policy for the geographic area defined therein for land use, development, services and infrastructure decisions, insofar as it does not conflict with the 1994 King County Comprehensive Plan and provides historical context for zoning decisions implementing the 1994 comprehensive plan.))~~ The resource lands area zoning, attached to Ordinance 8848 as Appendix A, the King County Resource Lands Proposed Area Zoning, as amended by Attachment 1, which is to be made a part of Appendix A, is adopted as the official zoning control for that portion of unincorporated King County shown on the maps on pages 9-37 and pages 83-119 of Appendix A: The King County Resource Lands: Proposed Area Zoning. ~~((The zoning map of the resource lands area zoning document is hereby repealed and replaced by Attachment A of Ordinance _____, in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachment A of Ordinance _____))~~

B. The resource lands area zoning is further adopted as the official zoning control for the designated resource areas of unincorporated King County in Soos Creek, Northshore and Lower Green River until such time as those community plans are next reviewed and updated.

C. The resource lands area zoning, adopted by Ordinance 8848, is hereby amended by Ordinance _____ as follows: Existing zoning and potential zoning are replaced by Appendices A and O of Ordinance _____. Any existing P-suffix conditions are retained by Ordinance _____.

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 19, lines 15 to Page 20, line 7

Amend text as follows:

SECTION 20. Ordinance 9499 and K.C.C. 20.12.440 are each amended to read as follows:

A. The Enumclaw community plan and area zoning attached to Ordinance 9499 is adopted as an amplification and augmentation of the comprehensive plan for King County and as such constitutes official county policy for the geographic area defined therein.

~~((B.)) The Enumclaw Area Zoning text and maps constitute an official control for the geographic area defined herein. ((The text and P-suffix conditions of the Enumclaw area zoning document are hereby amended by Attachment L of Ordinance . . . The zoning map of the Enumclaw area zoning document is hereby repealed and replaced by Attachment A of Ordinance . . . in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and L of Ordinance . . .))~~

B. The King County Comprehensive Plan map, adopted by Ordinance 7178 is amended within the Enumclaw community planning area to redesignate portions of the forest production district as rural area, as discussed in Exhibit A" and as indicated on the map attached hereto as Exhibit B." These designations shall be implemented by the adoption of the Enumclaw Community Plan and Area Zoning.

C. The King County Comprehensive Plan map, adopted by Ordinance 7178 is amended within the Enumclaw community planning area to redesignate portions of the rural area as forest production district, as discussed in Exhibit A" and as indicated on the map attached hereto as Exhibit B." These designations shall be implemented by the adoption of the Enumclaw Community Plan and Area Zoning.

D. The Enumclaw Community Plan Area Zoning attached to Ordinance 9499 is hereby amended by Ordinance as follows: Existing zoning and potential zoning are replaced by the zoning and potential zoning contained in Appendices A and O of Ordinance . Existing P-suffix conditions are retained except as amended by Appendix L of Ordinance .

Rationale: Clarifies language for adopting zoning and carrying forward P-suffix conditions.

December 12, 1994

Introduced By: VanceProposed By: DDES

Executive Proposed Ordinance 94-737 -
to Adopt Zoning and Convert Zoning to Title 21A

AMENDMENT TO EXECUTIVE PROPOSED ORDINANCE 94-737 TO ADOPT ZONING
AND CONVERT ZONING TO TITLE 21A - AS PRESENTED IN LEGISLATIVE FORMAT

Page 20, lines 8 to 18

Amend text as follows:

~~NEW SECTION. SECTION 21. There is hereby added to K.C.C. 20.12 a new section to read as follows:~~

~~Area Zoning and Area Zoning P-Suffix Conditions for West Hill Community Plan Area. The text and P-suffix conditions of the West Hill area zoning document are hereby amended by Attachment M of Ordinance _____. The zoning map of the West Hill area zoning document is hereby repealed and replaced by Attachment A of Ordinance _____ in accordance with K.C.C. Title 21A. The department is hereby directed to correct the official zoning map in accordance with Attachments A and M of Ordinance _____.~~

Ordinance 11166 and K.C.C. 20.12.337 are each amended to read as follows:

A. The West Hill Community Plan and Area Zoning, a bound and published document (Attachment I), as revised in the Attachments hereto enumerated below is adopted as an amplification and augmentation of the Comprehensive Plan for King County and as such constitutes official county policy for the geographic area of unincorporated King County defined therein:

- Attachment II. West Hill Community Plan and Area Zoning Matrix (November 2, 1993)
- Attachment III. Amendment to West Hill Policy #21 (October 29, 1993)
- Attachment IV. Revised Chapters X (Implementation) XI (Proposed Area Zoning) with Revised Area Zoning Map (October 29, 1993).

B. The West Hill Community Plan Area Zoning adopted in Ordinance 11116 is amended by Ordinance _____ as follows: Zoning and potential zoning are amended by the zoning and potential zoning contained in Appendices A and O of Ordinance _____. Existing P-suffix conditions are retained except as amended by Appendix M of Ordinance _____.

Rationale: Clarifies the language for adopting zoning and carrying forward P-suffix conditions.