

City of Lynnwood

DEC 13 2000

SCANNED

CITY OF LYNNWOOD

ORDINANCE NO. 1628

AN ORDINANCE AMENDING SECTION 18.20 OF THE LYNNWOOD MUNICIPAL CODE AND THE COMPREHENSIVE PLAN AND AMENDING THE OFFICIAL MAP OF THE COMPREHENSIVE PLAN OF THE CITY OF LYNNWOOD AND MAKING CERTAIN CHANGES IN THE USE DESIGNATIONS SHOWN THEREON

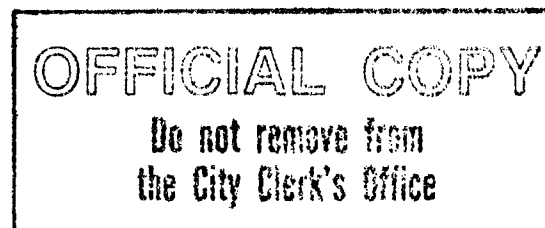
WHEREAS, the City received an application for a comprehensive plan map amendment from Medium Density Residential to Multiple Family to allow the property owner to seek approval of an assisted care facility planned unit development on property located on the east side of 60th Ave. West, approximately 250 feet north of the intersection of 60th and 188 Street Southwest.

WHEREAS, after proper notice, due hearing was held by the City Planning Commission to consider an amendment to the official map of the Comprehensive Plan of the City of Lynnwood; and

WHEREAS, after due deliberation, the Planning Commission found the following:

1. The proposed use would meet a public need in the community for senior housing.
2. The subject property is located to the north and west of property which is currently designated Multiple Family on the comprehensive plan map and south of a two acre site occupied by a church, putting the subject property between other properties which are or which have the potential for non-single family development.
3. The applicant has demonstrated that it would be possible to develop the subject property in such a way that the site design, building scale and architecture would be compatible with nearby residential uses.
4. One wing of the nursing home located to the south extends approximately 25 feet into the subject property and the subject property is also used by that nursing home for parking and material storage.
5. Some of the traffic impacts of development of the subject property could be mitigated by access through the existing nursing home to the south.

WHEREAS, based on the above findings, the Planning Commission recommended to the City Council that an amendment to Multiple Family (Restricted Use) was desirable, and



WHEREAS, the City Council duly considered the Planning Commission recommendation of such amendment; and

WHEREAS, upon motion duly made the City Council of the City of Lynnwood has determined to amend the official map of the Comprehensive Plan of the City of Lynnwood;

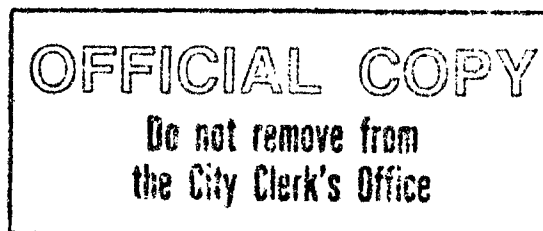
NOW, THEREFORE THE CITY COUNCIL OF THE CITY OF LYNNWOOD DO ORDAIN AS FOLLOWS:

SECTION 1. That Chapter 18.20 of the Lynnwood Municipal Code and the official map of the Comprehensive Plan of the City of Lynnwood and the Comprehensive Plan of the City of Lynnwood should be and the same are hereby amended as set forth in this ordinance and that insofar as the Comprehensive Plan map of the City of Lynnwood conflicts with the maps hereafter adopted by this ordinance, the same should be and is hereby repealed.

SECTION 2. That the official map of the Comprehensive Plan of the City of Lynnwood is hereby amended by changing the planned uses from Medium Density Residential to Multiple Family (Restricted Use) in accordance with the areas delineated upon that certain map attached hereto and by this reference incorporated herein and the official Comprehensive Plan and the Comprehensive Plan map of the City of Lynnwood should be and the same are hereby amended in accordance with the planned uses as set forth in said attached map. In accordance with the findings of the Planning Commission, the use of the property is to be restricted to a senior housing or care facility of no more than 54 units or 84 beds (including caretakers quarters). There shall be no more than seven new principal buildings and no building shall exceed 6,000 square feet in area. The buildings shall be constructed in a style compatible with single family residential architecture including pitched roofs, residential type siding, and compatible colors and shall have a maximum height of two stories. Vehicular access to the site shall be coordinated with the existing nursing home facility to the south. The maximum density of the site shall be 1.5 residents per unit, not including caretakers quarters.

SECTION 3. Severability. If any section, subsection, sentence, clause, phrase or word of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality thereof shall not affect the validity or constitutionality of any other section, subsection, sentence, clause, phrase or word of this ordinance.

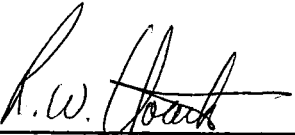
SECTION 4. This ordinance shall take effect and be in force five (5) days after its passage, approval and publication.



PASSED THIS 23rd day of May, 19 88, and signed in authentication of its passage this 23rd day of May, 19 88.


M. J. HRDLICKA, Mayor

ATTEST:


R. W. NOACK, City Clerk

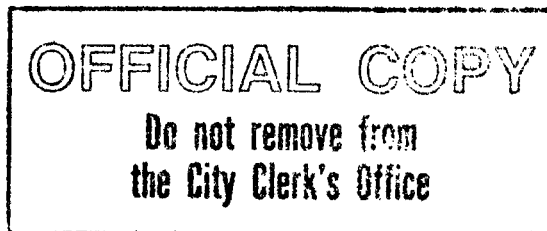
APPROVED AS TO FORM:



File Name: Lynnwood Manor Comprehensive Plan Amendment
File Number: 88-CPL-0001

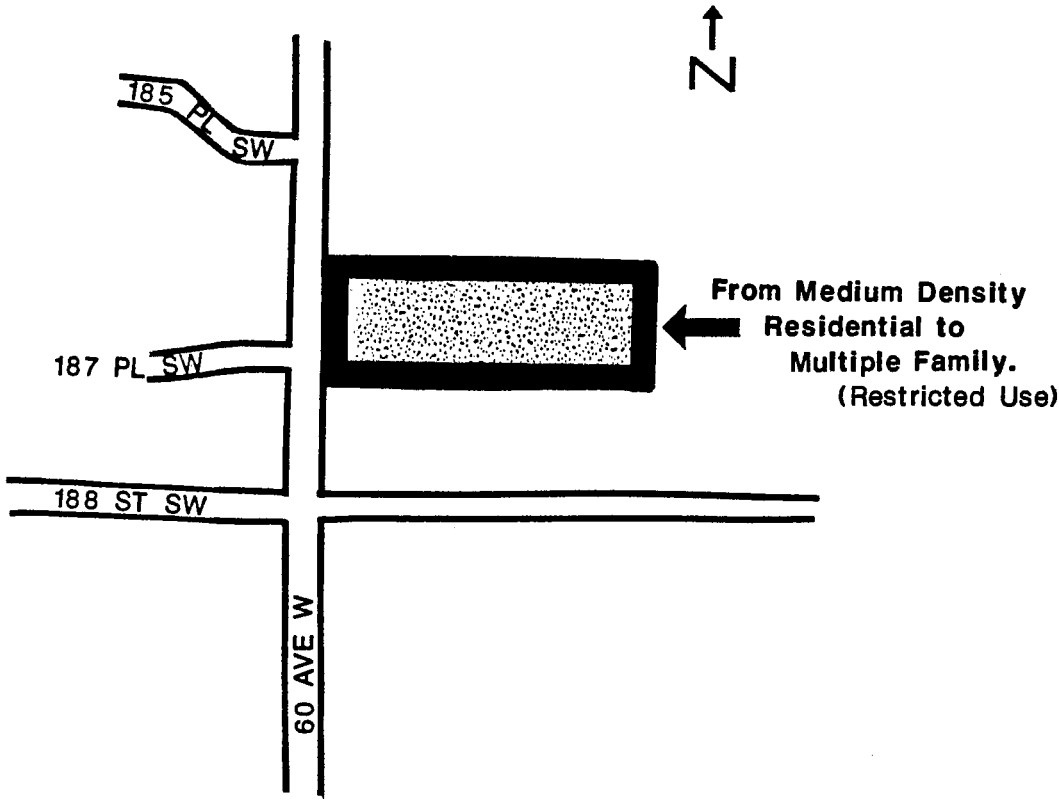
BH/ams

Published: May 27, 1988



LYNNWOOD MANOR
COMP. PLAN AMENDMENT

ORD. # _____



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