

ORDINANCE NO. 2524

AN ORDINANCE OF THE CITY OF KIRKLAND RELATING TO AMENDING SECTION 23.27.020(12) OF ORDINANCE NO. 2183 AS AMENDED, THE KIRKLAND ZONING ORDINANCE AS IT PERTAINS TO EVERGREEN HOSPITAL - PLANNED AREA 12.

WHEREAS, there has been filed with the City of Kirkland an application for amendment to Section 23.27/020(12) of Ordinance No. 2183 as amended, the Kirkland Zoning Ordinance, and

WHEREAS, said application was made pursuant to the authority and procedures described in Section 23.62 of Kirkland Ordinance 2183 as amended, and

WHEREAS, an Environmental Checklist was prepared and amended and a Final Declaration of Non-Significance was made by the responsible official pursuant to the requirements of the Environmental Policy Act (RCW 43.21C; WAC Chapter 197-10; and Kirkland Ordinance No. 2319) and this was available throughout the entire review process; and

WHEREAS, said environmental information, accompanied by the findings, conclusions and recommendations of the Department of Community Development accompanied said application and was made available to be considered by the Kirkland Planning Commission during the normal review and consideration process; and

WHEREAS, said advisory body held a public hearing on this application on April 3, 1980 and has forwarded to the City Council a report with a recommendation for approval including findings, conclusions and recommendations of the Planning Commission;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Kirkland as follows:


Section 1. Section 23.27.020(12) of Ordinance No. 2183 as amended is hereby amended to read as follows:

| <u>Planned Area</u> | <u>Planned Area Uses</u> | <u>Development Permit Required</u> | <u>Specific Development Requirements</u> | <u>Special Conditions</u> |
|--|---|--|--|--|
| 12) PLANNED AREA #12 (Evergreen Hospital) | 1) The Hospital and hospital administrative facilities no higher than 75 feet above average building elevation. | 1) No development permit required. | For Planned Area uses, see Chapter 23.14 - Professional Office Zone. | See the Land Use Policies Plan. |
| | 2) Hospital and hospital administrative facilities higher than 75 feet above average building elevation. | 2) CUP required for any construction above the 75 foot height measuring from average building elevation. | 1) For structures up to 75 feet in height above average building elevation: a) Six stories maximum with five above grade. b) For other requirements - see Chapter 23.14 - Professional Office Zone. | Development proposals for structures above 75 feet in height shall be heard by the Development Review Committee. In addition see the Land Use Policies Plan. |
| | 3) Related hospital facilities such as, but not limited to the following, dormitories or living units. | 3) PUD or CUP. No development permit required for structures or facilities consistent with an adopted Master Plan. Development proposals requiring a change to the Master Plan will require a CUP. | 2) For structures above 75 feet in height above average building elevation: a) Eight stories maximum with seven above grade. b) For other requirements - see Chapter 23.14 - Professional Office Zone. | Development proposals consistent with an adopted Master Plan shall be reviewed by the Kirkland Development Review Committee. The Committee shall insure that the development is consistent with the approved Master Plan. In addition, see the Land Use Policies Plan. |
| | | | 3) New structures must be specified in a City approved Master Plan. For other requirements see Chapter 23.14 - Professional Office Zone. | |

Section 2. To the extent that they support the above described amendment, the City Council hereby adopts by reference the relevant findings, conclusions, and recommendations of the Planning Commission.

Section 3. This ordinance shall become effective five (5) days from and after its passage, approval and publication.

PASSED by the City Council of the City of Kirkland and signed in authentication thereof by the Mayor at a regular meeting of said Council held this 21st day of April, 1980.



Mayor

ATTEST:



Director of Administration and Finance
(ex officio City Clerk)

APPROVED AS TO FORM:



City Attorney