

ORDINANCE NO. 2227

ORDINANCE REZONING TWO PROPERTIES LOCATED AT 203 AND 205 WEST NACHES AVENUE FROM BUSINESS, PROFESSIONAL (B-1) TO THE BUSINESS, GENERAL (B-2) ZONING DISTRICT; DIRECTING THE CITY'S OFFICIAL LAND USE ZONING MAP BE AMENDED TO REFLECT THE SAME; AND, ESTABLISHING AN EFFECTIVE DATE

WHEREAS, by the application dated March 20, 2024, David and Lisa Gordon requested a rezone of two properties Yakima County Assessor's Parcel Nos. 181435-41530 and 181435-41408, located at 203 and 205 W. Naches Ave., Selah, Washington (hereinafter "Subject Properties"), from Business, Professional (B-1), to Business, General (B-2), processed as File Nos. RZ-2024-001 and SEPA-2024-002; and

WHEREAS, on May 1, 2024, the Hearing Examiner for the City of Selah conducted an open-record public hearing regarding the requested rezone; and

WHEREAS, on May 15, 2024 the Hearing Examiner issued his written Recommendation regarding File No. RZ-2024-001 and SEPA-2024-002, (the "recommendation") recommending to the City Council that the Subject Properties be rezoned from Business, Professional (B-1) to Business, General (B-2); and

WHEREAS, at a closed-record public hearing held on June 11, 2024, the City Council considered the requested rezone, the record presented to the Hearing Examiner, including the documents and other evidence which comprise the record developed before the Hearing Examiner, the Hearing Examiner's written Recommendation, and the statements and comments of interested persons; and

WHEREAS, the City Council finds that the Findings and Conclusions of the Hearing Examiner in his review of the record and in applying the requirements and criteria of Selah Municipal Code ("SMC") § 10.40.050(c) are correct and appropriate, and that the same should be adopted by the City Council as its Findings and Conclusions herein; and

WHEREAS, the City Council finds that it is in the best interest of the City to enact the following to approve the requested rezone.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF SELAH, WASHINGTON, DOES ORDAIN AS FOLLOWS:

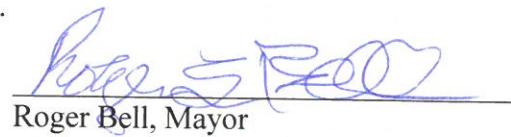
Section 1. Property Rezoned. The properties located at 203 and 205 W. Naches Ave., Selah, Washington (Yakima County Assessor's Parcel Nos. 181435-41530 and 181435-41408), legally described in Exhibit "A", attached hereto and incorporated herein by this reference, are hereby rezoned from Business, Professional (B-1) to Business, General (B-2).

Section 2. Adoption of Hearing Examiner Findings. The findings within the May 15, 2024, Hearing Examiner's Recommendation (RZ-2024-001) regarding this rezone are hereby adopted by the City Council as its findings in support hereof pursuant to SMC § 10.40.050(c), and are incorporated herein by this reference as if fully set forth herein.

Section 3. Modification of Zoning Map. The Official City of Selah Zoning Map and all other zoning, land use, and other similar maps maintained by the City of Selah shall be amended or modified, subject to the conditions stated below, to reflect this rezone.

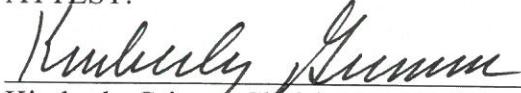
Section 4. Effective Date. This ordinance shall be in full force and effect 5 days after its passage and publication as required by law.

PASSED AND ORDAINED BY THE CITY COUNCIL OF THE CITY OF SELAH,
WASHINGTON THIS 11TH DAY OF JUNE, 2024.



Roger Bell, Mayor

ATTEST:



Kimberly Grimm, Clerk/Treasurer

APPROVED AS TO FORM:



Rob Case, City Attorney