



COPY

Resolution No. 2001 - 922

A RESOLUTION TO INITIATE AMENDMENTS TO THE ZONING AND COMMUNITY DEVELOPMENT ORDINANCE

WHEREAS, the council recognizes that several issues need to be addressed in a periodic “clean-up” of the Zoning and Development Code; and

WHEREAS, the city’s Zoning and Development Code is enacted to: encourage the most appropriate use of land, conserve and stabilize the value of property, provide adequate open space for light and air, promote orderly growth of the City of Sherwood, facilitate the provision of community facilities, and enable the implementation of the Comprehensive Plan; and

WHEREAS, the Council has identified specific issues for the Planning Commission to address immediately;

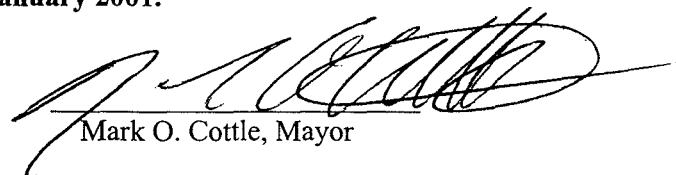
NOW, THEREFORE, THE CITY OF SHERWOOD RESOLVES AS FOLLOWS:

Section 1. Amendments to the Zoning And Community Development Code to address the issues outlined in Section 2 (below) are initiated, and the City Manager is directed to present a staff report and findings to the Planning Commission to address the following:

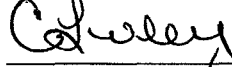
Section 2.

1. Consider that quasi-judicial “Type IV” applications should be further subject to Conditional Use criteria; and that the Conditional Use criteria should be updated to better address potential impacts of development and community needs.
2. Clarify the applicability to residential development of Wetlands Chapter: “8.305.01 Generally”. Change the references in 8.305.02A, which are recognized as “scrivener’s errors”, by directing the reference to 8.305.A.1.a and b; and referring to 8.305.02.A.1 and 2 as *criteria*.
3. Shorten appeal period to 10 days – and require appeals to be on the record.
4. Consider adopting a “Fast Track” site plan review process for expansions or changes less than 20% of original structure, seating capacity, or parking.
5. Add to list of street trees in Appendix j of Chapter 8, a list of trees titled “Street Trees Approved Under Powerlines”, as published by the BPA.
6. Consider whether to make Conditional Uses in the Light Industrial (LI) zone, permitted uses.
7. Establish a minimum 5,000 sf lot size for single family detached residential use in all zones.

Duly passed by the City Council this 23rd day of January 2001.


Mark O. Cottle, Mayor

ATTEST:



C.L. Wiley, Recorder