

QUASI JUDICIAL PROCEEDING – PROCESS III

Consideration of the Hearing Examiner's recommendation approving rezone application Permit File No. 18-103926-LQ (Red Town Rezone); rezone of a 1.56-acre site in the Newcastle subarea from R-3.5 (Single-Family Residential) to R-7.5 (Single-Family Residential).

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City Clerk's Office

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City Attorney's Office

EXECUTIVE SUMMARY**FINAL
ACTION**

This matter came before the Council for initial consideration on June 3. Tonight staff seek final action from the Council on the Hearing Examiner's recommendation to approve the rezone.

HEARING EXAMINER RECOMMENDATION

The Hearing Examiner recommends approval. See the attached Hearing Examiner Summary for background information.

CONSIDERATIONS

This is a Process III quasi-judicial land use matter in which the Hearing Examiner issues a recommendation to Council. Council's role is to consider and take final action on each Process III application. No appeal of the Hearing Examiner recommendation was filed in this case.

Therefore, the Council does not accept new information, written or oral, on the application, but is to consider the complete record developed before the Hearing Examiner and the recommendation of the Hearing Examiner in deciding upon the application.

At its Regular Session meeting on June 3, Council considered the rezone application for Red Town. Staff have provided a proposed Ordinance approving the rezone application in tonight's packet, in the event the Council votes to approve the application. In the alternative, if Council decides to modify or set conditions on the approval of the application, or to deny the application, staff will prepare a new proposed Ordinance memorializing the Council's decision, to be presented at a future Council meeting for adoption.

For further information see BCC 20.35.355.

OPTIONS

1. Approve the application and adopt Ordinance No. 6468 approving rezone application Permit File No.18-103926-LQ (Red Town Rezone); rezone of a 1.56-acre site in the Newcastle subarea from R-3.5 (Single-Family Residential) to R-7.5 (Single-Family Residential).
2. Approve the application with modifications and/or conditions and direct staff to bring back an Ordinance for approval at a future meeting.
3. Remand the application back to the Hearing Examiner and the Director for an additional hearing limited to specific issues identified by Council.
4. Deny the application and direct staff to bring back an Ordinance for approval at a future meeting.

ATTACHMENTS & AVAILABLE DOCUMENTS

- A. Hearing Examiner Summary
Proposed Ordinance No. 6468

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N/A