CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 6560

AN ORDINANCE adopting the NE 8th Street Partners (20-102741 AC) 2020 amendment to the Comprehensive Plan of the City of Bellevue pursuant to the Growth Management Act, Chapter 36.70A RCW, and Chapter 35A.63 RCW; and establishing an effective date.

WHEREAS, the City Council adopted the Comprehensive Plan of the City of Bellevue on December 6, 1993, as required by the Growth Management Act of 1990, as amended, and also adopted the Comprehensive Plan pursuant to Chapter 35A.63 RCW; and

WHEREAS, the Growth Management Act authorizes the City to, among other things, amend the Comprehensive Plan on an annual basis; and

WHEREAS, a privately-initiated proposal to amend the Wilburton/NE 8th Street Subarea Plan map from Office (O) to Multifamily-High (MF-H) at 13635 and 13655 NE 8th St. was submitted for consideration with the 2020 annual Comprehensive Plan amendments; and

WHEREAS, the Planning Commission held public meetings and a public hearing pursuant to legally-required notice on the proposed amendment to the Comprehensive Plan and recommended approval to the City Council; and

WHEREAS, the City Council considered and discussed the proposed annual amendment to the Comprehensive Plan; and

WHEREAS, the City of Bellevue has complied with the requirements of the State Environmental Policy Act (Chapter 43.21C RCW) and the City's Environmental Procedures Code (Chapter 22.02 BCC); and

WHEREAS, the City Council desires to amend the Comprehensive Plan consistent with the foregoing; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. The Wilburton/NE 8th Street Subarea Plan map included as Attachment A to this Ordinance and changing the comprehensive plan land use designation of the property located at 13635 and 13655 NE 8th Avenue from Office (O) to Multifamily-High (MF-H) is hereby adopted.

Section 2. The City Council finds that the 2020 NE 8th Street Partners Comprehensive Plan Amendment (CPA) has met the CPA decision criteria contained in the Land Use Code (Part 20.301 LUC); that the amendment is consistent with the Comprehensive Plan and other goals and policies of the City; that the amendment addresses the interests and changed needs of the entire City as identified in its long-range planning and policy documents; that the amendment addresses significantly changed conditions since the last time the pertinent Comprehensive Plan map or text was considered; that if the CPA is a site-specific amendment, then the subject property is suitable for development in general conformance with adjacent land use, the surrounding development pattern, and with zoning standards under the potential zoning classifications; and that the proposed amendment demonstrates a public benefit and enhances the public health, safety and welfare of the City.

Section 3. The City Council finds that public notice was provided for all 2020 amendments to the Comprehensive Plan as required by LUC 20.35.400 through 20.35.435 for Process IV amendments to the Comprehensive Plan.

Section 4. The Comprehensive Plan adopted pursuant to Chapter 35A.63 RCW, to the same extent and in the same respect as the Comprehensive Plan required by the Growth Management Act of 1990, as amended, is amended consistent with Section 1 of this Ordinance and the separate ordinances referenced therein.

Section 5. This Ordinance shall take effect and be in force five (5) days after its passage and legal publication. This Ordinance and the Comprehensive Plan shall be available for public inspection in the office of the City Clerk.

Passed by the City Council this 14th day of December, 2020 and signed in authentication of its passage this 14th day of December, 2020.

(SEAL)

CITY OF BELLEVUE CORPORATE SEAL 1953 WASHINGTON

Lynne Robinson, Mayor

Approved as to form:
Kathryn L. Gerla, City Attorney

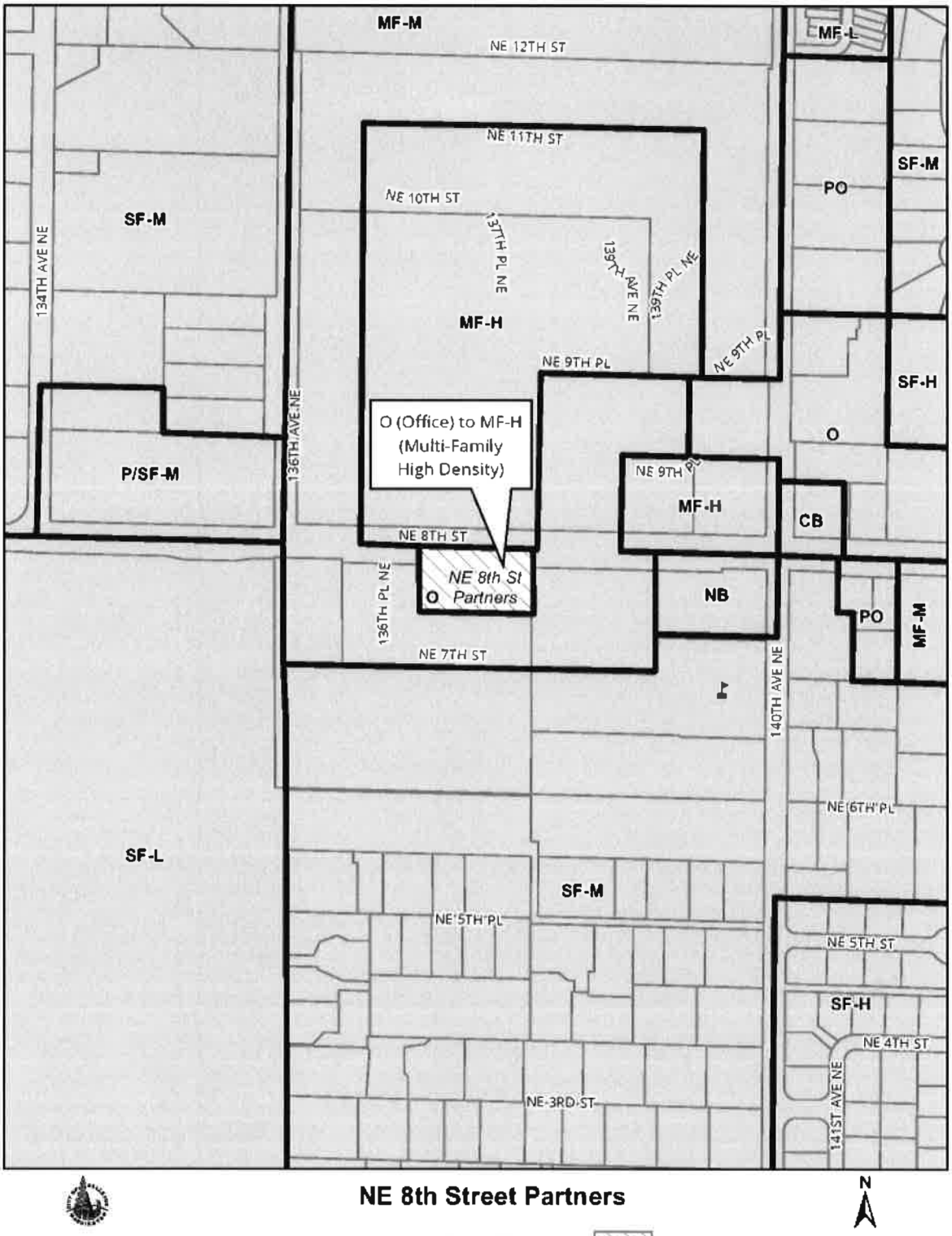
/s/ Matt McFarland
Matthew McFarland, Assistant City Attorney

Attest:

Charmaine Arredondo, City Clerk

Published 12/17/20

NE 8th Street Partners



NE 8th Street Partners

SF	Single Family	PO	Professional Office		Area of Interest
MF	Multi Family	O	Office		Comprehensive Plan
-L	Low Density	CB	Community Business		Parcel
-M	Medium Density	DNTN	Downtown		Public School
-H	High Density	GC	General Commercial		
-UR	Urban Residential	P	Park		