

0020.150.014E
JEH/crd
12/07/88

Exotic Motors
DGA-88-5

ORIGINAL

ORDINANCE NO. 1467

AN ORDINANCE OF THE CITY OF REDMOND, WASHINGTON,
AMENDING SECTIONS 20C.10.240(05) AND
20C.20.140(10), AND ADDING A NEW SECTION
20C.20.235(70)(I), TO THE REDMOND MUNICIPAL CODE
AND COMMUNITY DEVELOPMENT GUIDE, DGA-88-5, TO
ALLOW AUTOMOBILE RETAIL SALES IN THE COMMUNITY
BUSINESS ZONE WITH A SPECIAL DEVELOPMENT PERMIT.

WHEREAS, the Planning Commission held a public hearing on August 24, 1988 concerning proposed amendments to the Redmond Municipal Code and Community Development Guide, DGA-88-5, to allow the retail sale of automobiles in the Community Business (CB) zone, and

WHEREAS, at the conclusion of said public hearing, the Planning Commission forwarded its recommendation to the City Council concerning the proposed amendments, and

WHEREAS, the City Council considered the recommendation of the Planning Commission at a regular meeting and determined that the Redmond Municipal Code and Community Development Guide should be amended as set forth hereinafter, now, therefore,

THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, HEREBY ORDAINS AS FOLLOWS:

Section 1. Amendment of Permitted Land Uses Chart. That portion of the chart entitled "Permitted Land Uses," relating to motor vehicle retail sales and incorporated as part of Section 20C.10.240(05) of the Redmond Municipal Code and Community Development Guide, is hereby amended to permit such sales in the Community Business (CB) zone with a special development permit, and to read as set forth on Exhibit A attached hereto and incorporated herein by this reference as if set forth in full.

Section 2. Outdoor Storage Requirements Amended. That portion of the chart entitled "Requirements for Outdoor Storage," relating to storage in the Community Business (CB) zone and incorporated as part of Section 20C.20.140(10) of the Redmond Municipal Code and Community Development Guide, is hereby amended to exempt certain vehicle storage and to read as set forth on

Exhibit B attached hereto and incorporated herein by this reference as if set forth in full.

Section 3. Special Development Criteria. A new Section 20C.20.235(70)(i) is hereby added to the Redmond Municipal Code and Community Development Guide to read as follows:

20C.235(70)(i)

Automobile sales requiring a Special Development Permit shall be subject to the following conditions and criteria:

1. The vehicle display area shall be limited to that area on site remaining after compliance with all parking and landscape requirements. The number of display vehicles allowed per site shall be established by the Technical Committee and shall not displace required parking spaces.
2. Automobile sales shall be located a minimum distance of 300 feet from the nearest residential zoned property.
3. Car washing area shall minimally be an open 200 square foot area which drains to the sewer through a METRO approved vault oil separator.
4. Driveway access to principal arterial streets is discouraged; access shall be via minor arterial or collector street whenever possible.
5. The perimeter arterial street frontage shall have a landscaped buffer to provide a "Type II" visual screen. (See appendix N, Landscape Standards).
6. Prohibition of all illegal signage including, but not limited to: animated signs, off-premise and portable signs, signs within the right-of-way and streamers and pennants. All signage and display advertising on-site shall comply with the Redmond Community Development Guide, Section 20C.20.230 Signs and Street Graphics.

Section 4. Severability. If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

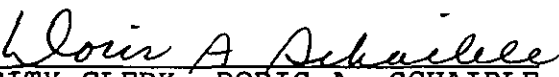
Section 5. Effective Date. This ordinance, being an exercise of a power specifically delegated to the City

legislative body, is not subject to referendum, and shall take effect five (5) days after passage and publication of the attached summary which is hereby approved.

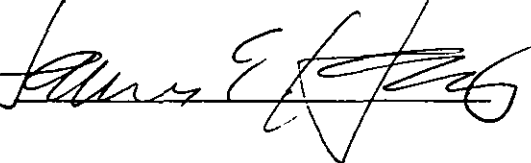
APPROVED


MAYOR, DOREEN MARCHIONE


ATTEST/AUTHENTICATED:


CITY CLERK, DORIS A. SCHAIBLE

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY:

By 

FILED WITH THE CITY CLERK:	2/2/89
PASSED BY THE CITY COUNCIL:	2/7/89
PUBLISHED:	2/12/89
EFFECTIVE DATE:	2/17/89
ORDINANCE NO. <u>1467</u>	

LAND USES	ZONING DISTRICTS																					
	G	A	RE	R-1	R-2	R-3	R-4	R-5	R-6	R-8	R12	R20	R30	PO	NB	CO	CB	GC	BP	LI	HI	U
Farm Equipment, mobile Homes, Recreational Vehicles, Heavy Equipment, Boats (Retail)																		P		P		
General Merchandise: dry goods, variety and department stores (retail).																	P					
Food (Retail)															P	P	P					
Motor Vehicles, Retail																	 S	P				
Auto and Marine Parts and Accessories (Retail)																	P	P				
Auto Service Stations															S		S	S		S		
Apparel, Shoes, Accessories (Retail)																	P					
Furniture and Home Furnishings (Retail)																	P	P				
Restaurant: sit-down, carry-out or combination.																	P	P	P	P ^A	P ^A	
Restaurant: with drive-through operation.																	G	G	G			
Taverns																	P	P	P			
Other Retail Trade: drugs, liquor, antiques, books, sporting goods, jewelry, florist.																P		P				
Photographic Supplies (Retail)																	P					
Farm Supplies: hay, grain, feed, fencing, etc.																		P		P		

LEGEND: P - Permitted Use; S - Special Development Permit see Section 20F.20.030; G - General Development Permit see Section 20F.20.030; 4 - Permitted in multiple tenant building only; not to exceed 50-person seating capacity. Hours of operation between 6:00 a.m. and 10:00 p.m.; on-site parking to be provided for each employee.

A Part of Subsection 20C.20.140(10) Requirements for Outdoor Storage

ZONE	PERMITTED STORAGE	REQUIREMENTS	AREA	SCREENING
CC except Design Area 4	Public Street Furniture Sidewalk Restaurants Seasonal Items Special Public Event			
CB	Bulk Storage of more than 3 days with approval by Technical Committee except vehicle storage except vehicle storage in CC	Maximum height and width of four (4) feet	As Defined in 20C.20.140(35)	May be required by Technical Committee
	Non-Bulk Storage	Non-Bulk must be stored less than 24 hours		(non-bulk exempt)
Design Area 4	Public Street Furniture Sidewalk Restaurants Seasonal Items Special Public Events			
GC	Bulk Storage of more than 3 days with approval by Technical Committee including vehicle storage	Maximum Height ten (10) feet		Required as specified in 20C.20.140(20) & from streets & parks
	Non-Bulk Storage	Non-Bulk must be stored less than 24 hours		(non-bulk exempt)
A, BP, LI, and HI	All types	Maximum Height twenty (20) feet		Required as in 20C.20.140(20)
NB and R	Recreational vehicles as provided in Section 20C.20.150(25) Garden Materials & equipment			