

**CITY OF GIG HARBOR  
ORDINANCE NO. 695**

**AN ORDINANCE TO AMEND THE CITY'S ZONING MAP BY REZONING FROM R-1 TO RB-2 TWO PARCELS OF LAND LOCATED AT 7715 SKANSIE AVENUE**

**WHEREAS, Howard Dahl has requested that his property located at 7715 Skansie Avenue, tax assessor's parcel 02-21-07-1-114 & 115 be rezoned from R-1 to RB-2; and**

**WHEREAS, a public hearing was held on June 21, 1995 at which time no public input was given; and**

**WHEREAS, Section 17.100.040 of the Gig Harbor Municipal Code outlines specific findings for considering amendments to the City's zoning map; and**

**WHEREAS, the Hearing Examiner has considered information contained in the staff report dated June 21, 1995 and the statement of the applicant who finds that his property is no longer suitable for single family use; and**

**WHEREAS, the Hearing Examiner has made the following specific findings contained in his report dated June 21, 1995 and which reflect the findings contained in the staff report, to wit:**

A. That the subject parcel is designated as Employment Center on the City's Comprehensive Land Use Plan Map and the request for reclassification is consistent with this designation and would therefore further the goals, policies and objectives of the comprehensive plan;

B. That there has been a change in conditions, upon which the existing zoning classification is based, sufficient to demonstrate that the current classification does not meet the public's interest. Changed conditions include development of both the St. John's and Chapel Hill churches, and the commercial development of parcels to the north and east. Said conditions constitute a substantial and material change which was not anticipated nor foreseen since the adoption of the comprehensive plan or the last area zoning.

C. That the requested classification will further the public's health, safety and general welfare; and

**WHEREAS, the Gig Harbor City Council has reviewed the record of the Hearing Examiner's decision on July 24, August 14th and August 28th; and**

**WHEREAS, the Council agrees with the findings and recommendation of the Hearing Examiner;**

**NOW, THEREFORE, the City Council of the City of Gig Harbor, Washington, ORDAINS that the following described property be rezoned from R-1 (single family) to RB-2 (residential**

business):

**PARCEL 0221071114 -- E 115 FT OF S 636 FT OF W 1/2 OF W 1/2 OF NW OF NE OF SEC 7  
SEG G 6021 TP.**

**PARCEL 0221071115 -- COM AT 1/4 MON ON N LI OF SEC TH S 01 DEG 06 MIN W ALG  
C/L OF SEC 550 FT TO POB TH CONT S 01 DEG 06 MIN W ALG C/L OF SEC TO SW  
COR OF W 1/2 OF W 1/2 OF NW OF NE TH ELY ALG SLY LI OF SD SUBD TO SE COR  
THEREOF TH ALG E LI OF SD SUBD N TO A PT 175 FT S OF S LI OF STATE HWY # 14  
APPR RD TH N 88 DEG 54 MIN W TO A PT 143 FT E OF C/L OF SEC TH N 01 DEG 06  
MIN E TO A PT S 88 DEG 54 MIN E 145 FT FROM POB TH N 88 DEG 54 MIN W 145 FT  
TO POB EXC S 531 FT THEREOF & EXC THAT POR LY N OF A LI 660 FT S OF N LI OF  
SEC ALSO EXC E 115 FT OF N 105 FT OF S 636 FT OF W 1/2 OF W 1/2 OF NW OF NE  
EXC RDS EASE OF RECORD SEG G 6021 TP.**

**PASSED this 28th day of August, 1995.**

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**GRETCHEN A. WILBERT, MAYOR**

**ATTEST:**

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**Mark E. Hoppen, City Administrator**

Filed with City Clerk: 8/2/95  
Ordinance Adopted: 8/28/95  
Date Published: 9/6/95  
Effective Date: 9/11/95