

ORDINANCE # \_\_\_\_\_

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AN ORDINANCE ADOPTING THE 2010 COMPREHENSIVE PLAN AMENDMENT DOCKET, COMPRISING THE ANNUAL UPDATES TO THE CITY OF FERNDALE COMPREHENSIVE PLAN

WHEREAS, on May 3, 2010, the Ferndale City Council extended the deadline for submitting Comprehensive Plan Amendments to the City from May 1, 2010 to June 3, 2010; and

WHEREAS, the City of Ferndale received six Comprehensive Plan Amendments by the close of business June 3, 2010, including a proposal to update the City's Transportation Element; and

WHEREAS, City of Ferndale staff and the City's transportation consultants the Transpo Group initiated the process to update the City's Transportation Element in 2008; and

WHEREAS, the City initiated a fourteen day SEPA comment period for the various draft amendments on September 29, 2010, concluding on October 13, 2010; and

WHEREAS, the City initiated a mandatory sixty day review by the State of Washington on September 13, 2010, as required by RCW 36.70A.106; and

WHEREAS, the Ferndale Planning Commission held an open record public hearing on December 1, 2010; and

WHEREAS, the Ferndale City Council held an open record public hearing on December 20, 2010; and

WHEREAS, the Ferndale City Council continued the public hearing to January 5, 2011 for a subsequent community meeting concerning transportation; and

WHEREAS, the Ferndale City Council continued the public hearing to January 18, 2011; and

NOW, THEREFORE, the City Council of the City of Ferndale does ordain as follows:

**Section 1:** The land use designation of property addressed as 1467 Sunset Avenue shall be changed from Medium Density Residential to Industrial, and rezoned from Residential Office to Manufacturing, as shown on Exhibits 1 and 2.

**Section 2:** The land use designation of properties at the northwest intersection of Slater Road and Rural Avenue, south of the Silver Creek stream channel and owned by Cleo and Maria Callen shall be changed from Industrial to Commercial and rezoned from Manufacturing to Mixed Use Commercial, as shown on Exhibits 1 and 2.

**Section 3:** The land use designation of properties known as Griffintown Park, located west of the Second Avenue Right of Way and east of the Burlington Northern Railroad Tracks shall be changed from Commercial to Public, and rezoned from Mixed Use Commercial to Public/ Institutional, as shown on Exhibits 1 and 2.

**Section 4:** The Transportation Element of the Comprehensive Plan shall be replaced in its entirety with Exhibit 3, including any associated appendices or exhibits.

**Section 5:** The land use designation for properties on north of Main Street, and approximately one hundred thirty (130) feet south of the west sides of Hamlin and Sterling Avenues shall be changed from High Density Residential to Commercial and rezoned from Residential Office to City Center, as shown on Exhibits 1 and 2.

**Section 6:** This ordinance shall become effective on the January 31, 2011, or the sixth day after publication, whichever is later, as set forth by state law.

Approved by City Council and signed by the Mayor this \_\_\_\_\_ day of January, 2011.

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Gary Jensen, Mayor

ATTEST:

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Sam Taylor, City Clerk

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Publication Date