

GARIBALDI ORDINANCES

ORDINANCE NO. 157

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN AND ZONING ORDINANCE OF THE CITY OF GARIBALDI BY ESTABLISHING A HILLSIDE OVERLAY ZONE.

THE CITY OF GARIBALDI ORDAINS AS FOLLOWS:

Section 1. The Land Use and Zoning Map contained in the Comprehensive Plan is amended to incorporate the Hillside Overlay Zone as described in Attachment "A".

Section 2. Comprehensive Plan Community Pattern Policy 5 is amended to read as follows:

5. Where development is proposed for areas with a slope of 20% or greater, a site investigation report by a registered geologist shall be required prior to the approval of a building permit, land division or other proposed development.

Section 3. Comprehensive Plan Community Pattern Policy 8 is amended to read as follows:

8. The maintenance of natural terrain and vegetation shall be encouraged throughout the City. In areas with a slope exceeding 20%, the City shall require a grading plan and an erosion control plan, prior to grading activities, to ensure that adverse impacts are minimized.

Section 4. Comprehensive Plan Residential Policy 8 is amended to read as follows:


8. Where development is proposed for areas with a slope of 20% or greater, a site investigation report by a registered geologist shall be required prior to the approval of a building permit, land division or other proposed development.

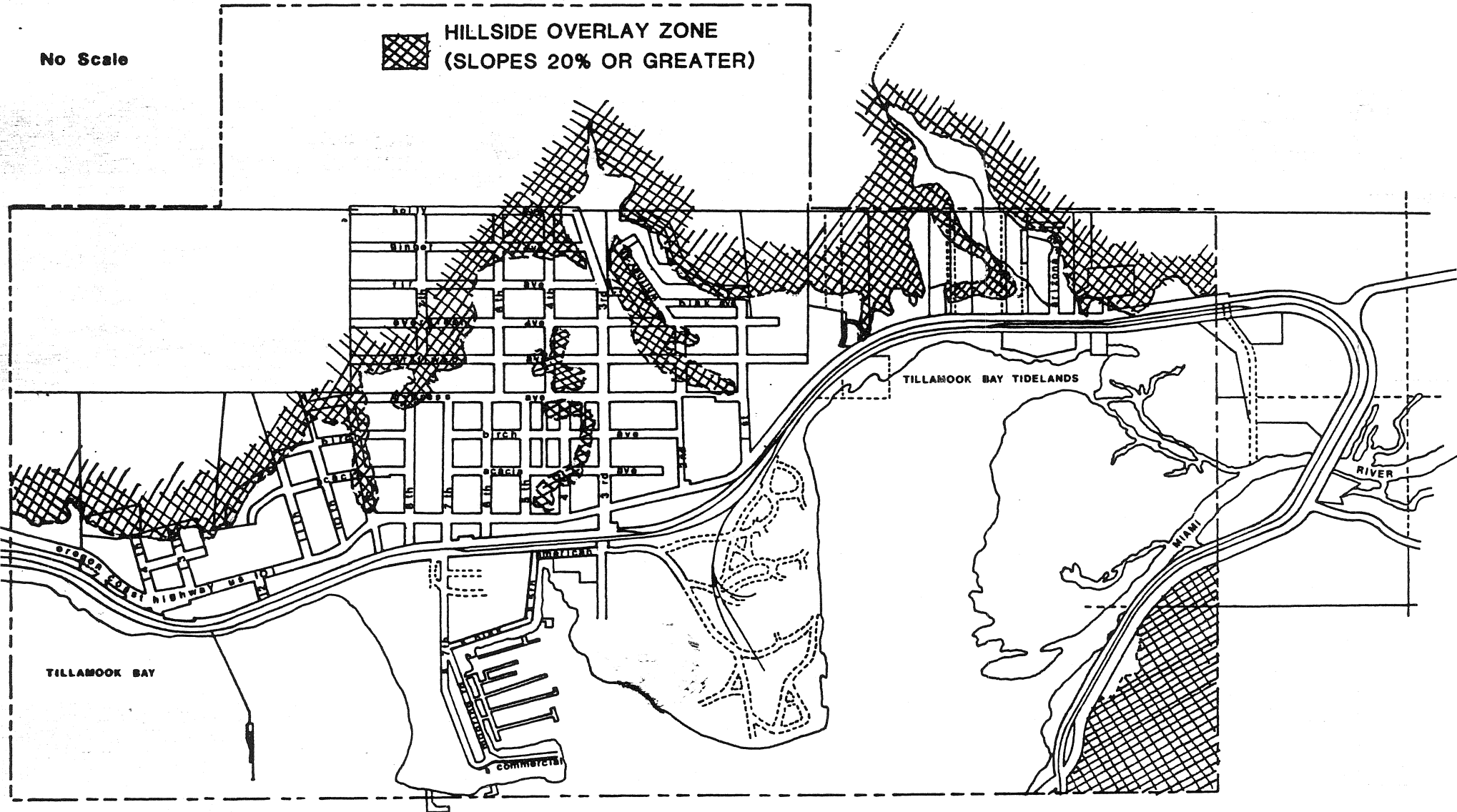
Section 5. Comprehensive Plan Coastal Shoreland Area I, Policy 4 is amended to read as follows:

4. Where development is proposed for areas with a slope of 20% or greater, a site investigation report by a registered geologist shall be required prior to the approval of a building permit, land division or other proposed development.

CITY OF GARIBALDI

No Scale

 HILLSIDE OVERLAY ZONE
(SLOPES 20% OR GREATER)



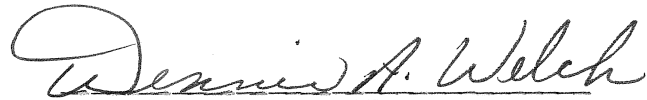
ATTACHMENT "A"

Section 6. The Land Use and Zoning Map contained in the Zoning Ordinance is amended to incorporate the Hillside Overlay Zone as described in Attachment "A".

Section 7. Amend the Zoning Ordinance by incorporating a new section, Section 3.120 Hillside Overlay Zone. Section 3.120 to read as described in Attachment "B".

Section 8. Amend the Zoning Ordinance by deleting Section 4.041, Hillside Development Criteria.

PASSED by the City Council and APPROVED by the Mayor this 13th day of June, 1988.


DENNIS A. WELCH, MAYOR

ATTEST:


SAUNDRA JONES, CITY RECORDER