



CITY OF KIRKLAND
PLANNING & COMMUNITY DEVELOPMENT
123 5th Avenue, Kirkland, WA 98033
425.587.3225 ~ www.kirklandwa.gov

NOTICE OF PUBLIC HEARING BEFORE KIRKLAND CITY COUNCIL INTERIM REGULATIONS

Interim Ordinance for properties adjoining the Cross Kirkland Corridor or Eastside Rail Corridor

The City of Kirkland is considering adoption of an interim zoning ordinance that would apply to properties adjoining the Cross Kirkland railbanked rail corridor and Eastside Rail Corridor (the "corridors"). An interim ordinance would establish temporary regulations for a period of six months while the City considers permanent regulations. The proposed interim ordinance would not apply to single family zones. The attached map illustrated the corridors and zones potentially affected by the interim ordinance.

The following is a summary of the proposed regulations for inclusion in the interim ordinance:

1. Allow expanded restaurant or tavern uses for Totem Lake properties located within 150' of the corridor(s).
These regulations would apply to properties in Totem Lake zones TL 7, TL 9A, TL 10B, TL 10C, TL 10D, and TL 10E. These zones either do not currently allow restaurant/tavern use or the use is limited to percentage of another allowed use.
2. Prohibit new Retail Storage facilities on properties adjoining the corridor(s).
This regulation would apply to properties adjoining the corridor located in the BC, LIT, PLA 6G, TL 4A, TL 4C, TL 5, TL 7, TL 9A, TL 10B, and YBD 2 zones.
3. Establish a 10' wide setback from the corridor(s) in all commercial, office, and industrial zones.
This regulation would apply to properties located in the BC, LIT, PLA 6G, PR, TL 4A, TL 4C, TL 5, TL 7, TL 9A, TL 10B, TL 10C, TL 10D, TL 10E, and YBD 2 zones.
4. Establish a 25' wide "set aside" from the corridor(s) to preclude new construction in the set aside while the City works with Puget Sound Energy on alignment of the new Sammamish-Juanita 115kV project.
This regulation would apply to properties in the Totem Lake zones TL 4A, TL 4C, TL 7, TL 9A, and TL 10B.
5. Establish basic design regulations for properties adjoining the corridor(s) to ensure site planning and building design orient appropriately to the corridor.
These regulations would apply to all properties along the corridor, with the exception of single family zones.

PUBLIC HEARING: Will be held before the Kirkland City Council on October 15, 2013 at 7:30 p.m. (or as soon thereafter as possible) in the City Hall Council Chamber at 123 5th Avenue.

PUBLIC COMMENT: During the hearing anyone may speak or submit written comments. Before the hearing, written comments may be submitted to the City Council in care of Jeremy McMahan, City of Kirkland Planning Department, 123 5th Avenue, Kirkland WA 98033-6189. Please refer to Cross Kirkland Corridor Interim Ordinance, File No. PLN13-01667 and include your name, mailing address and email address.

FOR MORE INFORMATION: Contact Planning Supervisor, Jeremy McMahan, City of Kirkland Planning Department at (425) 587-3229 or jmcmahan@kirklandwa.gov. More information is also available at www.mybuildingpermit.com.

Any person requiring a disability accommodation should contact the City in advance at (425) 587-3000 or for TTY service call (425) 587-3111.

Publishing Date: October 1, 2013



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HOW TO PARTICIPATE IN A PUBLIC HEARING

You may participate in the public hearing process in either or both of the following ways:

- Submit written comments to the appropriate hearing body either by:
 - a. Delivering these comments to the Kirkland Planning Department, 123 5th Avenue, Kirkland 98033, by the deadline date; or
 - b. Giving your written comments directly to the hearing body at the public hearing.

For the Planning Commission and Houghton Community Council, the Planning Department encourages you to submit any written comments at least 8 days before the hearing date so they will be able to receive and read the comments prior to the meeting.

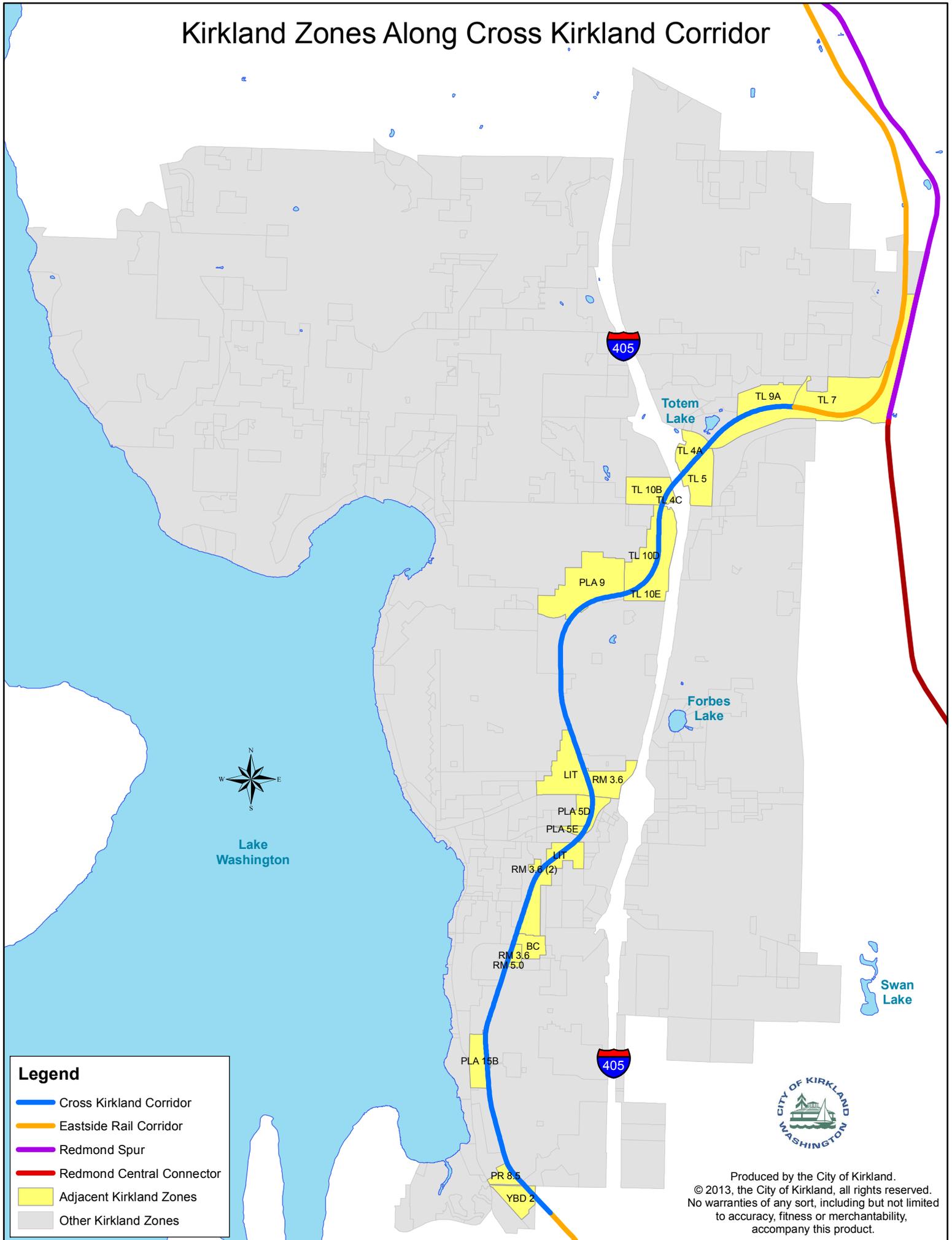
- Appear in person, or through a representative, at the hearing and giving oral comments directly to the hearing body.

To find out more:

1. Contact the City staff planner whose name and telephone number appears on the public notice and/or;
2. Come to the Kirkland Planning Department between 8:00 a.m. and 5:00 p.m. and request to see the project file (the project file number is noted in the public notice). The file will contain proposed site plans and building elevations (if applicable) and other information.

Should you have additional questions, please contact the Planning Department: (425) 587-3225.

Kirkland Zones Along Cross Kirkland Corridor



Legend

- Cross Kirkland Corridor
- Eastside Rail Corridor
- Redmond Spur
- Redmond Central Connector
- Adjacent Kirkland Zones
- Other Kirkland Zones



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