

ORDINANCE #409

AN ORDINANCE ESTABLISHING A PARK ZONING DISTRICT, AMENDING SECTION 3 AND ADDING SECTION 3.9 TO ORDINANCE #371.

WHEREAS: The Town Council of Yacolt, Washington, is in regular session this 2nd day of April; and

WHEREAS: All members of the Town Council have had notice of time, place and purpose of said meeting; and

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF YACOLT, WASHINGTON DOES ORDAIN AS FOLLOWS:

SECTION 3: ESTABLISHMENT OF ZONE DISTRICTS AND MAPS

A. Classification of zoning districts. For the purposes of this ordinance, the town is divided into zoning districts designated as follows:

<u>Zoning District</u>	<u>Map Symbol</u>
Park	PO
Single-Family Residential	R1-12.5, R1-10, R-6, R-5
Neighborhood Commercial	C1
Community Commercial	C2
Light Industrial	ML
Heavy Industrial	MH

C. Original maps. The designations, locations and boundaries of the districts set forth in this ordinance shall be shown on the zoning maps of the Town of Yacolt, Washington. Said maps and all notations, references, data and other information shown thereon shall be and are hereby adopted and made a part of this ordinance. The signed copies of the zoning maps containing the zoning districts designated at the time of adoption of the ordinance, shall be maintained in Town Hall and the office of the Clark County Department of Assessment and GIS. Any land or property not specifically identified with a zone designation shall be considered to be zoned as is the most restrictive zone classification designated on adjacent and/or abutting properties, until such time as it is determined otherwise by a rezone action.

D. Revised maps. The Town Council may cause official zoning maps to be revised, or portions thereof, with a map or maps, or portions thereof, which include all lawful changes of zone to date. Such maps, or portions thereof, filed as replacements, shall bear dated, authenticating signatures of the Town Council and maintained on file at Town Hall and Clark County Department of Assessment and GIS.

- E. **Copies of maps.** The Mayor shall maintain in his or her office up-to-date copies of the zoning maps. The Mayor shall cause the copies of the zoning maps to be revised so that they accurately portray changes of zone boundaries and the location of conditional use permits.
- F. **Interpretation of the district boundaries.** The district boundary lines are indicated on the zoning maps. Where uncertainty exists as to the boundaries of any district as shown on the zoning maps, the following rules shall apply:
1. Wherever the zone boundary is indicated as being along or approximately along a street, alley, the centerline of a block, or a property line, then, unless otherwise definitely indicated on the maps, the centerline of the street, alley, or block, or the property line, shall be construed to be the boundary of the zone.
 2. Where the location of a zone boundary line is not determined by the above rule, and is not indicated by a written dimension, the boundaries shall be located by the use of the scale appearing on the maps.
 3. Whenever any street, alley, or other public way is vacated in the manner authorized by law, the zoning district adjoining each side of such street, alley, or public way shall be automatically extended to the center of the former right-of-way and all of the area included in the vacation shall then and henceforth be subject to all regulations of the extended districts.
 4. Where the application of the above rule does not clarify the zone boundary location, the Mayor shall interpret the maps, and by written decision, determine the location of the zone boundary. Said written decision shall be kept on file with the Town Clerk.

SECTION 3.9: PARK DISTRICTS

A. Park

1. **Purpose.** These districts are intended to provide for the following:
 - a. Recognize the need for both passive and active forms of recreation.
 - b. Establish areas dedicated to recreational, aesthetic, educational or cultural use.
2. **Permitted uses.** The following uses are permitted:
 - a. Public parks and recreational facilities.

3. **Conditional uses.** The following are conditional uses in these districts in accordance with the provisions of section 7 of this ordinance.

- a. Private recreational facilities, including baseball fields, soccer fields, softball fields, and golf courses, but not including such intensive commercial recreation uses as a golf driving range (unless within a golf course), race track, amusement park or gun club.

This Ordinance shall take effect immediately upon adoption and publication according to law.

Passed by the Town Council of the Town of Yacolt, Washington on this 2nd day of April, 2001.

AYES Roberts, Case, Smith, Mason

NAYS None

ABSENT Messer

MAYOR *Jim Roberts* ATTEST *Brenda Finnegan*

I hereby certify that this is a true and correct copy of Ordinance #409 as read before the Council and passed on the date herein mentioned and passed according to law.

ATTEST *Brenda Finnegan*
Brenda Finnegan, Clerk/Treasurer