

**CITY OF BUCKLEY, WASHINGTON**

**ORDINANCE NO. 09-20**

**AN ORDINANCE OF THE CITY OF BUCKLEY, PIERCE COUNTY, WASHINGTON, REPEALING AND REPLACING BUCKLEY MUNICIPAL CODE TITLE 18 SUBDIVISIONS; PROVIDING FOR SEVERABILITY; AND ESTABLISHING AN EFFECTIVE DATE**

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**WHEREAS**, Buckley Municipal Code (BMC) Title 18 Subdivisions is a system of regulations that periodically needs to be updated; and

**WHEREAS**, it was necessary to review BMC Title 18 to ensure consistency with Buckley's development regulations and comprehensive plan, ensure compliance with state law, identify and fix any anomalies, and identify and address any other inefficiencies or improvements that are needed in Buckley's Subdivisions code; and

**WHEREAS**, the City of Buckley Planning Commission conducted a thorough review of BMC Title 18 and proposed numerous updates to specific subdivision standards, review criteria, and review processes that are necessary for consistency with development regulations and state law, to fix code anomalies, and to address inefficiencies and lack of clarity within Buckley's existing subdivision code; and

**WHEREAS**, the 60-day notice of intent to adopt these subdivision code amendments was sent to the Washington State Department of Commerce on April 24, 2020; and

**WHEREAS**, environmental review was completed and a determination of non-significance was issued, published and posted on May 27, 2020; and

**WHEREAS**, a public hearing notice was published and posted on May 27, 2020; and

**WHEREAS**, the Buckley City Council discussed this updated Title 18 Subdivision code at the June 2, 2020 Council Study Session; and

**WHEREAS**, the Planning Commission conducted a public hearing on this proposal on June 15, 2020; and

**WHEREAS**, the Planning Commission received two written public comments that were considered during the June 15, 2020 hearing and, based in part on these comments, made a few text changes to the updated Title 18 during the hearing; and

**WHEREAS**, at the June 15, 2020 hearing the Planning Commission recommended the City Council adopt the proposed ordinance repealing and replacing BMC Title 18 with the attached BMC Title 18;

NOW THEREFORE THE CITY COUNCIL OF THE CITY OF BUCKLEY, PIERCE COUNTY, WASHINGTON, DO ORDAIN AS FOLLOWS:

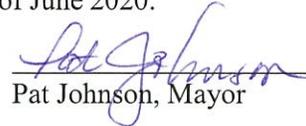
**Section 1.** BMC Title 18 Subdivisions is repealed in its entirety and replaced with the updated BMC Title 18 Subdivisions as attached to and considered with this Ordinance.

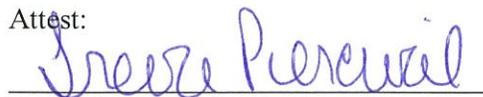
**Section 2.** Copy to the Department of Commerce. Pursuant to RCW 36.70A.106, the City Administrator is hereby authorized and directed to provide a copy of this ordinance to the State Department of Commerce within 10 days of adoption.

**Section 3.** Severability. If any section, sentence, clause or phrase of this Ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

**Section 4.** Effective Date. This Ordinance or a summary thereof consisting of the title shall be published in the official newspaper of the City, and shall take effect and be in full force five (5) days after publication.

Introduced, passed, and approved this 23rd day of June 2020.

  
Pat Johnson, Mayor

Attest:  
  
Treva Percival, City Clerk

APPROVED AS TO FORM:  
  
Phil Olbrechts, City Attorney

PUBLISHED: July 1, 2020

EFFECTIVE: July 6, 2020