

ORDINANCE No. 2022-04

**AN ORDINANCE AMENDING THE ZONING MAP
FOR 1.89 ACRES ON WIND RIVER HIGHWAY, SOUTH OF METZGER ROAD,
IN CARSON, WASHINGTON**

WHEREAS, RCW 36.70 authorizes Skamania County (the County) to adopt or amend zoning regulations and a zoning map; and

WHEREAS, the Planning Commission initiated amendments to the Carson Community Subarea Plan map and Carson zoning map on April 19, 2022; and

WHEREAS, a SEPA Mitigated Determination of Non-Significance (DNS) was issued on May 4, 2022, after environmental review of the proposed amendments was completed; and

WHEREAS, the Planning Commission, after holding a public hearing on May 17, 2022, recommended amendments to the zoning map; and

WHEREAS, the Board of County Commissioners was informed of the Planning Commission's recommendation at its meeting on May 24, 2022; and

WHEREAS, the map amendments are consistent with the Carson Community Subarea Plan and existing nearby uses and will provide employment and economic development opportunities; and

WHEREAS, the map amendments protect the general health, safety, and welfare of the public; and

WHEREAS, the Board of County Commissioners approved Ordinance No. 2022-04 on June 7, 2022;

NOW THEREFORE BE IT HEREBY ORDAINED AND ESTABLISHED the Board of County Commissioners adopts Ordinance No. 2022-04, amending the Carson Zoning Map from Carson - Rural Residential (RR) to Carson - Industrial (I) for the following tract of land, a portion of parcel no. 03-08-20-1-1-0200-00:

A tract of land located in the Northeast Quarter of the Northeast Quarter of Section 20, Township 3 North, Range 8 East of the Willamette Meridian, Skamania County and State of Washington, being more particularly described as:

Commencing at a brass plug monumenting the northeast corner of Section 20; thence North 89°34'29" West a distance of 610.50 feet to a point; thence South 00°12'27" West a distance of 528.00 feet to the northeast corner of Deed Book 163, Page 667; thence North 89°34'29" West along said north line a distance of 278.13 feet to the point of beginning of beginning of the adjusted tract.

Thence South 32°46'45" West a distance of 319.23 feet to a point; thence North 89°34'29" West parallel and 75 foot offset northerly from the north line of Book 65, Page 930 a distance of 219.78 feet to the east right of way of Wind River Highway (Secondary State Highway No. 8-C); thence North 00°35'44" East along said right of way a distance of 269.67 feet to the northwest corner of property described on Deed Book 163, Page 667; thence South 89°34'29" East along the north line of said Deed Book 163, Book 667 a distance of 389.91 feet to the point of beginning.

Contains 82,193 Sq. Ft. (1.89 Acres)

ORDINANCE NO. 2022-04 PASSED INTO LAW THIS 7th DAY OF June 2022.

ATTEST:



Abbie Dow
Clerk of the Board

**BOARD OF COMMISSIONERS
SKAMANIA COUNTY, WASHINGTON**

[Signature]
Richard Mahar, Chairman

[Signature]
T. W. Lannen, Commissioner

[Signature]
Robert Hamlin, Commissioner

Approved as to form only:

[Signature]
Skamania County Prosecuting Attorney

Aye 3
Nay 0
Abstain 0
Absent 0