

CITY OF GIG HARBOR

ORDINANCE NO. 628

AN ORDINANCE OF THE CITY OF GIG HARBOR, WASHINGTON, AMENDING ORDINANCE NO. 611 AMENDING SECTIONS REQUIRING DELINEATION OF WETLANDS AND TO ADOPT CITY OF GIG HARBOR WETLAND MAPS.

WHEREAS, the City of Gig Harbor adopted Ordinance No. 611 on November 12, 1991; and,

WHEREAS, Section 4 of Ordinance No. 611 provided that upon the completion of wetlands mapping for the City, and upon further review by the planning commission and city council, the ordinance would be revised and its current form would expire; and,

WHEREAS, the City retained a consultant to delineate, identify and classify wetlands within the City, which has been accomplished as of April 30, 1992; and,

WHEREAS, the Planning Commission conducted a public hearing on May 19 to accept public testimony on the proposed maps; and,

WHEREAS, the Planning Commission, in a work session on May 28, reviewed the comments received at the hearing and has recommended, by consensus, that the City Council adopt the maps prepared by I.E.S. Associates and affect revisions to certain sections of the City of Gig Harbor Wetland Ordinance (Section 18.08).

NOW THEREFORE the City Council of the City of Gig Harbor, Washington, DO ORDAIN as follows:

Section 1. The following sections are hereby amended:

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Section 18.08.040 Wetlands classification
guidelines/ratings

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4. Category IV III

a. Regulated wetlands which do not meet the criteria of a category I or II wetlands and which are greater than 10,000 square feet in area; and,

- b. Hydrologically isolated wetlands that are greater than 10,000 square feet but less than or equal to one acre in size, and have only one wetland class and have only one dominant plant species.
- c. Hydrologically isolated wetlands less than 10,000 square feet in area which contain a rare or unique species or which have significant biological function and value.

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Section 18.08.070 (H) Permitting Process

Prior to the submittal of a wetlands analysis report or the development of a lot which has a classified wetland as identified on the City Wetland Map, boundaries of wetlands 2,500 square feet or more shall be staked and flagged in the field by a wetland specialist and surveyed by a licensed professional surveyor registered in the State of Washington. Field flagging shall be distinguishable from other survey flagging on the site.

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Section 18.08.090 (A) Wetland Analysis Report Requirements

A wetland analysis report shall be prepared by a qualified wetland specialist and submitted to the department as part of the SEPA review process established by the City of Gig Harbor Environmental Policy Ordinance, Chapter 18. In any case in which a land-use application is submitted prior to a determination that a wetland analysis report is required, the wetland analysis report shall be submitted to the Department and distribution by the Department to appropriate reviewing agencies for environmental review. A wetlands analysis report is not required for those wetlands mapped and classified per the City of Gig Harbor wetlands map. A wetlands analysis report is required with all annexation petitions and land-use applications for properties which do not have wetlands mapped and classified per the City of Gig Harbor wetlands map.

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18.08.100 Buffer Areas

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Wetland Category	Buffer Width
Category I	150 Feet
Category II	100 Feet

Category III II	50 Feet
Category IV III	25 Feet
Category V IV	Type 3 Water-35 Feet
	Type 4 Water-25 Feet
	Type 5 Water-15 Feet

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18.08.230 Designated Wetlands

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3. Areas which have been designated as wetlands per the City of Gig Harbor Wetlands Inventory and Maps, May/June 1992.

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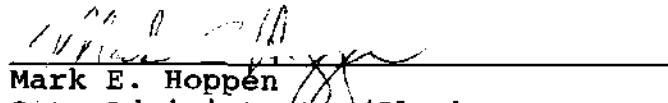
Section 2. Validity. If any section, sentence, clause, or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 3. This ordinance shall take effect and be in full force five (5) days after publication.

PASSED by the City Council of the City of Gig Harbor, Washington, and approved its Mayor at a regular meeting of the council held on this 13th day of July, 1992.


Gretchen A. Wilbert, Mayor

ATTEST:


Mark E. Hoppen
City Administrator/Clerk

Filed with City Clerk: 6/11/92

Passed by City Council: 7/13/92

Date Published: 7/22/92

Date Effective: 7/27/92