

CITY OF GIG HARBOR
RESOLUTION NO. 494

WHEREAS, application was made to Pierce County in 1992 for a 12 lot subdivision, located on real property within unincorporated Pierce County, legally described as being within a portion of the northwest quarter of the northwest quarter of Section 7, Township 21 North, Range 2 East W.M.; and,

WHEREAS, the Pierce County Hearing Examiner granted preliminary plat approval for a 12 lot subdivision for single family residences to be served by on-site septic systems, subject to conditions stipulated in a report dated July 21, 1992; and,

WHEREAS, the property was subsequently annexed to the City of Gig Harbor on July 27, 1992; and,

WHEREAS, condition of approval No.4 required compliance with applicable city of Gig Harbor standards respective to zoning, fire flow, transportation and streets, storm water and other applicable public works construction standards; and,

WHEREAS, BHKW Group, which has ownership interest of the subject property, presented a final plat to the City of Gig Harbor on March 25, 1997 for a subdivision of 15-lots for single family residences, to be served by the City of Gig Harbor sewer system; and,

WHEREAS, the final plat submitted meets the minimum requirements of the City of Gig Harbor Zoning Code respective to maximum density and minimum lot width; and,

WHEREAS, the final plat submitted conforms to the requirements of 16.06.005 in that:

- A. It meets all general requirements for plat approval as set forth in Chapter 16.08 GHMC, General requirements for subdivision approval;
- B. It conforms to all terms of the preliminary plat approval; and
- C. It meets the requirements of Chapter 58.17 RCW.

WHEREAS, the plat contains appropriate provisions for the public health, safety and general welfare, by providing for open spaces, drainage ways, public streets, potable water supplies, sanitary wastes, including sidewalks which assure safe walking conditions for students who only walk to and from school; and

WHEREAS, the Planning Director has certified that the final plat meets all of the requirements of the city of Gig Harbor Zoning and Subdivision Ordinance; and,

WHEREAS, the Public Works Director has certified that the plat meets the applicable standards of the City of Gig Harbor Public Works Construction Standards respective to streets, sidewalks, curbs and gutters, storm drainage, connection to City of Gig Harbor water and the City of Gig Harbor sewer system;

WHEREAS, the City Clerk has certified that there are no delinquent special assessments on the property.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Gig Harbor, Washington, as follows:

The final plat of Newport Ridge Subdivision is hereby approved.

PASSED by the City Council of the City of Gig Harbor, Washington, and approved by its Mayor at a regular meeting of the Council held on this 28th day of April, 1997.

Gretchen A. Wilbert, Mayor

ATTEST:

Mark E. Hoppen
City Administrator/Clerk

Filed with City Clerk: 4/21/97
Passed by City Council: 4/28/97