

ORDINANCE NO. 4354

AN ORDINANCE AMENDING ORDINANCE NO. 2050,
THE DEVELOPMENT CODE, CHAPTER 20 (LAND USE)
AND CHAPTER 90 (DEFINITIONS); TA 2005-0003 (Self
Storage Text Amendment)

WHEREAS, the Beaverton Community Development Department has proposed a text amendment to: Development Code Chapter 20 and Chapter 90 to allow “self storage facilities” in the General Commercial (GC) land use district. For consistency, Chapter 20 will also be amended to identify all uses currently described as “mini storage” as “self storage facilities”. In addition, the amendment will include an amendment to Chapter 90 for the addition of a definition for the term “self storage”.

WHEREAS, pursuant to Section 50.50.2-4 of the Development Code, the Beaverton Community Development Department conducted required public noticing for the Text Amendment application; and,

WHEREAS, pursuant to Section 50.50.5 of the Development Code, the Beaverton Community Development Department, on April 13, 2005, published a written staff report and recommendation a minimum of seven (7) calendar days in advance of the scheduled public hearing before the Planning Commission on April 20, 2005; and,

WHEREAS, on April 20, 2005, the Planning Commission conducted a public hearing for TA 2005-0003 (Self Storage Text Amendment) at the conclusion of which the Planning Commission voted to recommend the Beaverton City Council adopt the proposed amendments to the Development Code as summarized in Planning Commission Land Use Order No. 1791; and,

WHEREAS, no written appeal pursuant to Section 50.75 of the Development Code was filed by persons of record for TA 2005-0003 (Self Storage Text Amendment) following the issuance of the Planning Commission Land Use Order No. 1791; and,

WHEREAS, in accordance with City Council Rules of Procedure, the Council conducted a first reading of the ordinance on June 6, 2005; and,

WHEREAS, specific to the proposed amendments to Chapter 20 and Chapter 90 of the Development Code as summarized in Planning Commission Land Use Order No. 1791, the Council adopts as to facts and findings for this Ordinance the materials described in Land Use Order No. 1791 dated April 27, 2005, all of which the Council incorporates by their reference herein and finds constitute an adequate factual basis for this Ordinance; now, therefore,

THE CITY OF BEAVERTON ORDAINS AS FOLLOWS:

Section 1. Ordinance No. 2050, effective through Ordinance No. 4332, the Development Code, Chapter 20 (Land Uses), is amended as follows:

Section 1: The Development Code, Ordinance No. 2050, Ordinance 4302, Chapter 20 District Standards and Uses, Sections 20.05.35.2.B.3, 20.05.40.2.B.2, 20.15.10.2.B.9, 20.15.15.2.A.18, 20.20.05.2.C.11, 20.20.10.2.C.12, 20.20.15.2.C.13, 20.20.20.2.B.C.14, 20.20.25.2.C.16, 20.20.25.2.C.17, 20.20.30.2.C.9, 20.20.35.2.C.13, 20.20.40.2.C.13, 20.20.43.2.B.16, 20.20.45.2.C.12, and 20.20.47.2.C.12 will be amended to read as follows:

X. Self Storage Facilities

An insertion to Section 20.10.15.2.A will be added to read as follows:

20. Self Storage Facilities

Section 2: The Development Code, Ordinance No. 2050, Ordinance 4302, Chapter 90 Definitions, will be amended to read as follows:

Self Storage Facilities. A business that provides individual storage spaces for customers to store personal or business goods. This term is often used synonymously with "mini-storage" and "mini-warehouse".

Section 2. Severance Clause.

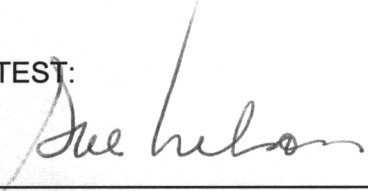
The invalidity or lack of enforceability of any terms or provisions of this Ordinance or any appendix or part thereof shall not impair or otherwise affect in any manner the validity, enforceability or effect of the remaining terms of this Ordinance and appendices and said remaining terms and provisions shall be construed and enforced in such a manner as to effect the evident intent and purposes taken as a whole insofar as reasonably possible under all of the relevant circumstances and facts.

First reading this 6th day of June, 2005.

Passed by the Council this 13th day of June, 2005.

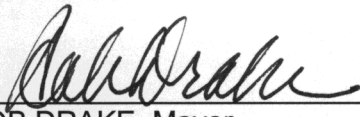
Approved by the Mayor this 14th day of JUNE, 2005.

ATTEST:



SUE NELSON, City Recorder

APPROVED:



ROB DRAKE, Mayor