

**CITY OF YAKIMA  
NOTICE OF PUBLIC HEARING  
2012 Proposed Amendments to the  
Yakima Urban Area Comprehensive Plan, 2025**

NOTICE IS HEREBY GIVEN that the Yakima City Council will conduct a Closed Record public hearing to consider the 2012 Comprehensive Plan amendment and concurrent rezone applications. *Closed Record Hearing* means the public is invited to testify on the existing Yakima Planning Commission's records but will not be allowed to introduce any new information.

The Washington State Growth Management Act requires cities and counties to adopt land use regulations that are consistent with and implement their comprehensive plan. For 2012, the City of Yakima received a total of five requests to amend the Future Land Use Map.

The Planning Commission is recommending the concurrent rezone requests that would be supported by the requested changes to the Future Land Use Map and recommends approval of four of the five requests to the Future Land Use Map. The Commission has recommended the denial of the request at 1021 S 31<sup>st</sup> Avenue.

The public hearing will be held on **Tuesday, October 2, 2012 at 7:00 p.m.** or as soon thereafter as possible, in the Council Chambers at Yakima City Hall, 129 North 2<sup>nd</sup> Street, Yakima, Washington. All interested parties are invited to attend this hearing.

The following amendments to the Future Land Use Map are under consideration:

Applicant: Washington Fruit and Produce Co.  
Site Address: Property in the Vicinity of the 1500 block of N 6<sup>th</sup> Avenue  
Request: Future Land Use Map change from Regional Commercial to Industrial and zoning changed to M-1, Light Industrial

Applicant: Donna Lockhart and Gary Rookstool  
Site Address: 1021 S 31<sup>st</sup> Avenue  
Request: Future Land Use Map change from Low-Density Residential to Neighborhood Commercial and zoning changed to B-2, Local Business

Applicant: West Valley Nursing Homes, Inc.  
Site Address: Property in the Vicinity of the 300 block of N 40<sup>th</sup> Avenue  
Request: Future Land Use Map change from Medium Density Residential to High Density Residential and zoning changed to R-3, Multi-family Residential

Applicant: Yakima Venture Capital, LLC  
Site Address: 714 S 6<sup>th</sup> Street  
Request: Future Land Use Map change from Low Density Residential to Neighborhood Commercial and zoning changed to B-2, Local Business

Applicant: Wayne Clasen and Apple Land Investments, LLC  
Site Address: Property in the Vicinity of the 8400 block of Occidental Road  
Request: Future Land Use Map change from Low Density Residential to High Density Residential and zoning changed to R-3, Multi-Family Residential

For further information on these applications you may contact Bruce Benson, Supervising Planner, at (509) 575-6042. Any citizen wishing to comment on these requests is welcome to attend the public hearing or contact the City Council in the following manner: 1) Send a letter via regular mail to "Yakima City Council, 129 N. 2<sup>nd</sup> Street, Yakima, WA 98901", or 2) E-mail your comments to [ccouncil@ci.yakima.wa.us](mailto:ccouncil@ci.yakima.wa.us). Include in the e-mail subject line, "Comp Plan Amendments Hearing." Please also include your name and mailing address.

Dated this 12<sup>th</sup> day of September, 2012

Sonya Claar Tee  
City Clerk

E-mailed September 12, 2012