



2016 & 2017

*We are Yakima*  
comprehensive plan 2040

# REQUESTS FOR CONSIDERATION

July 27<sup>th</sup>, 2016 Yakima Planning Commission Workshop

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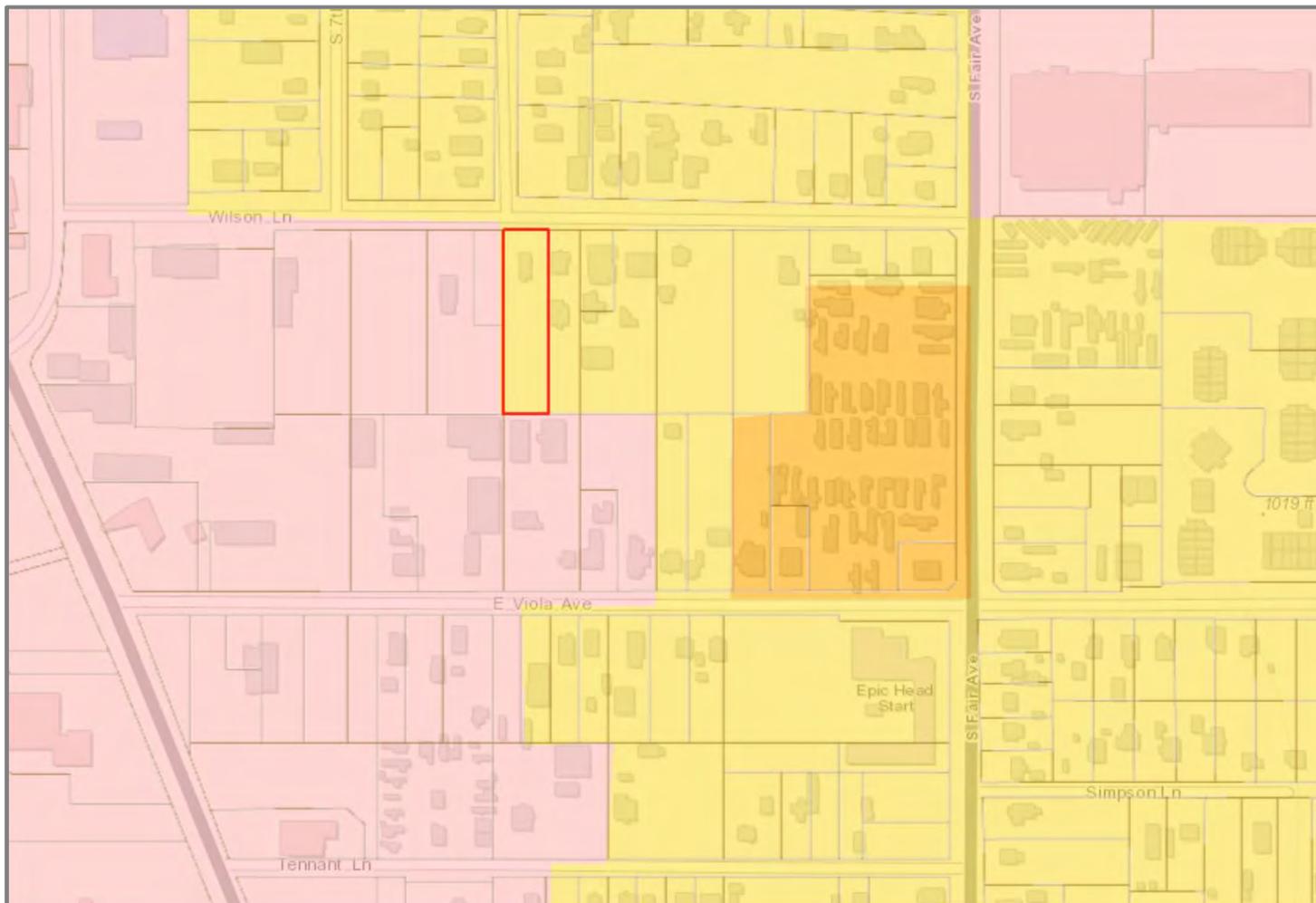


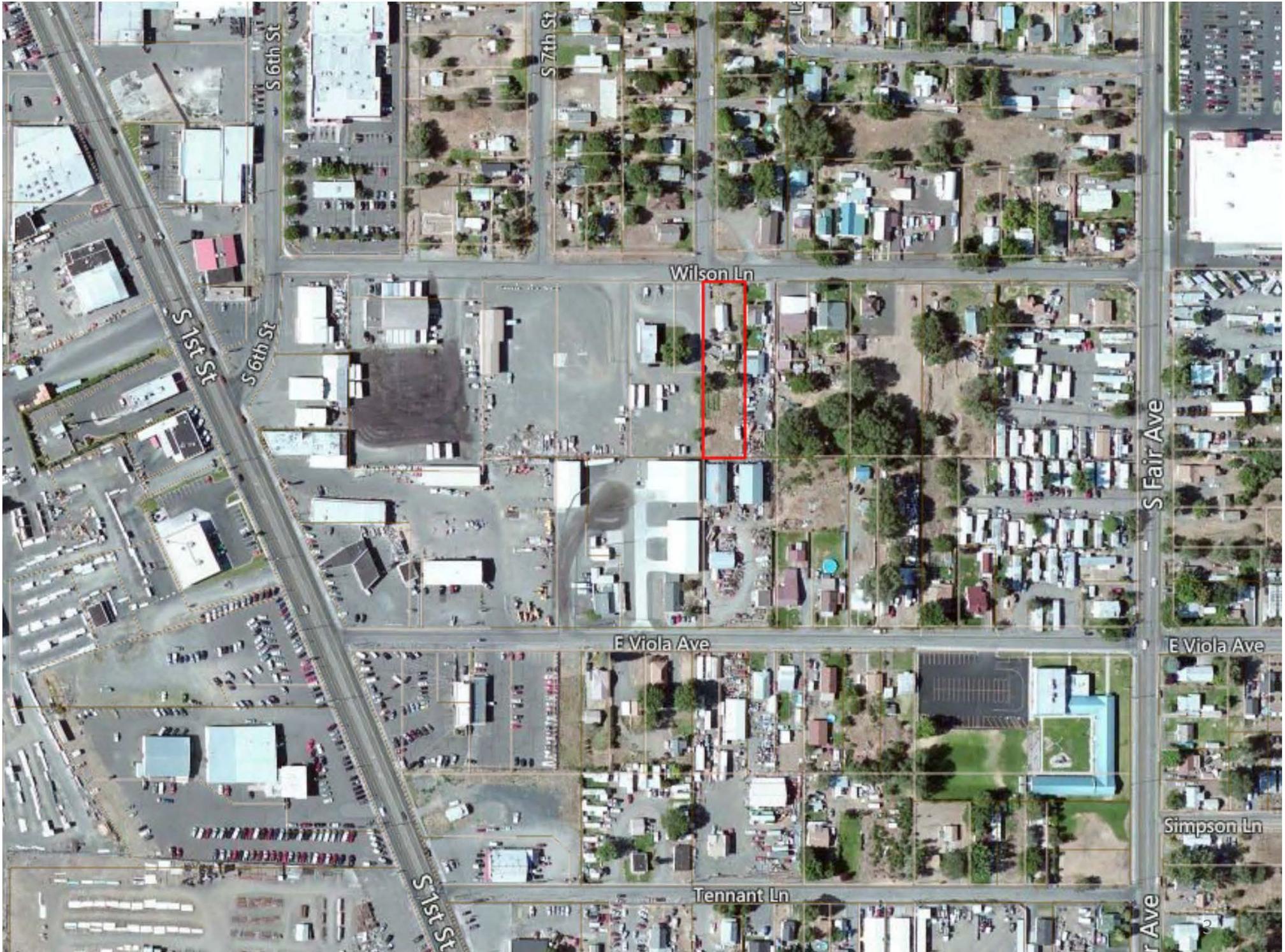
# Request A

Description of Request:

802 Wilson Lane; 1 parcel, .56 acres

Change from Medium Density Residential (R-2) to Commercial designation for an Auto Body Shop





S 6th St

S 7th St

S 1st St

S 6th St

Wilson Ln

S Fair Ave

F Viola Ave

E Viola Ave

S 1st St

Tennant Ln

Simpson Ln

r Ave



S 8th St

Wilson Ln

Wilson Ln

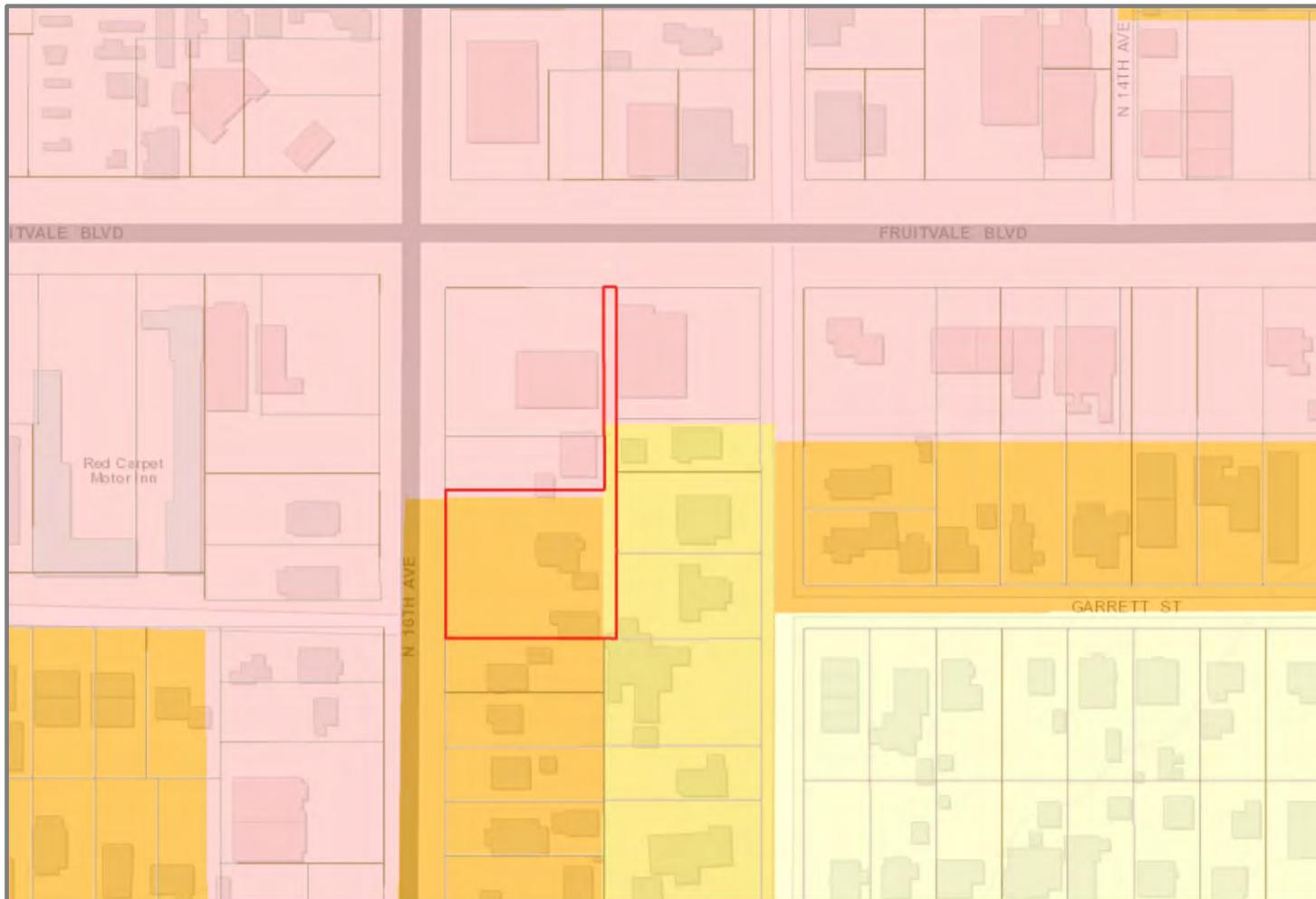
Wilson Ln

# Request B

Description of Request:

815 North 16<sup>th</sup> Ave; 1 parcel, .55 acres

Change from High Density Residential (R-3) to  
Commercial designation for Auto Sales







Fruitvale Blvd

N 15th Ave

N 16th Ave

Garrett St

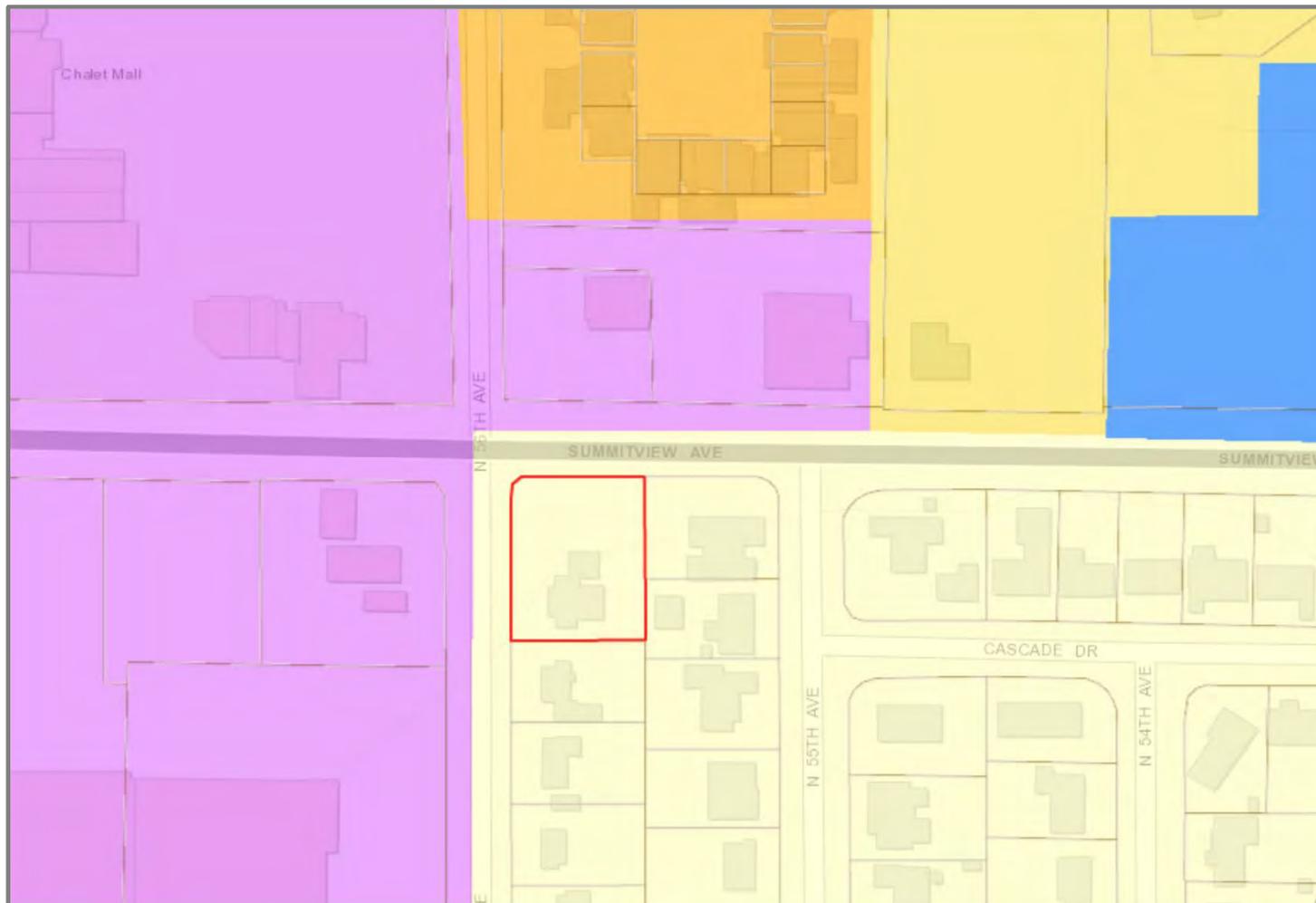
15th Ave

# Request C

Description of Request:

115 N. 56<sup>th</sup> Ave; 1 parcel, .42 acres

Change from Low Density Residential (R-1) to Commercial designation for retail use





avenue way

N 56th Ave

Chalet Village

Georgian Estates Condos

Summitview Ave

Summitvi

N 56th Ave



N 55th Ave

W Cascade Dr

N 52nd Ave

N 54th Ave

N 53rd Ave



Summitview Ave

N 55th Ave

# Request D

Description of Request: 206 & 207 Oak Street; 2 parcels, .55 acres  
Change from Industrial (M-1) to  
Commercial designation for mini-storage





Tamarack St

Gordon Rd

W Sycamore St

N Front St

N 1st St

N 2nd St

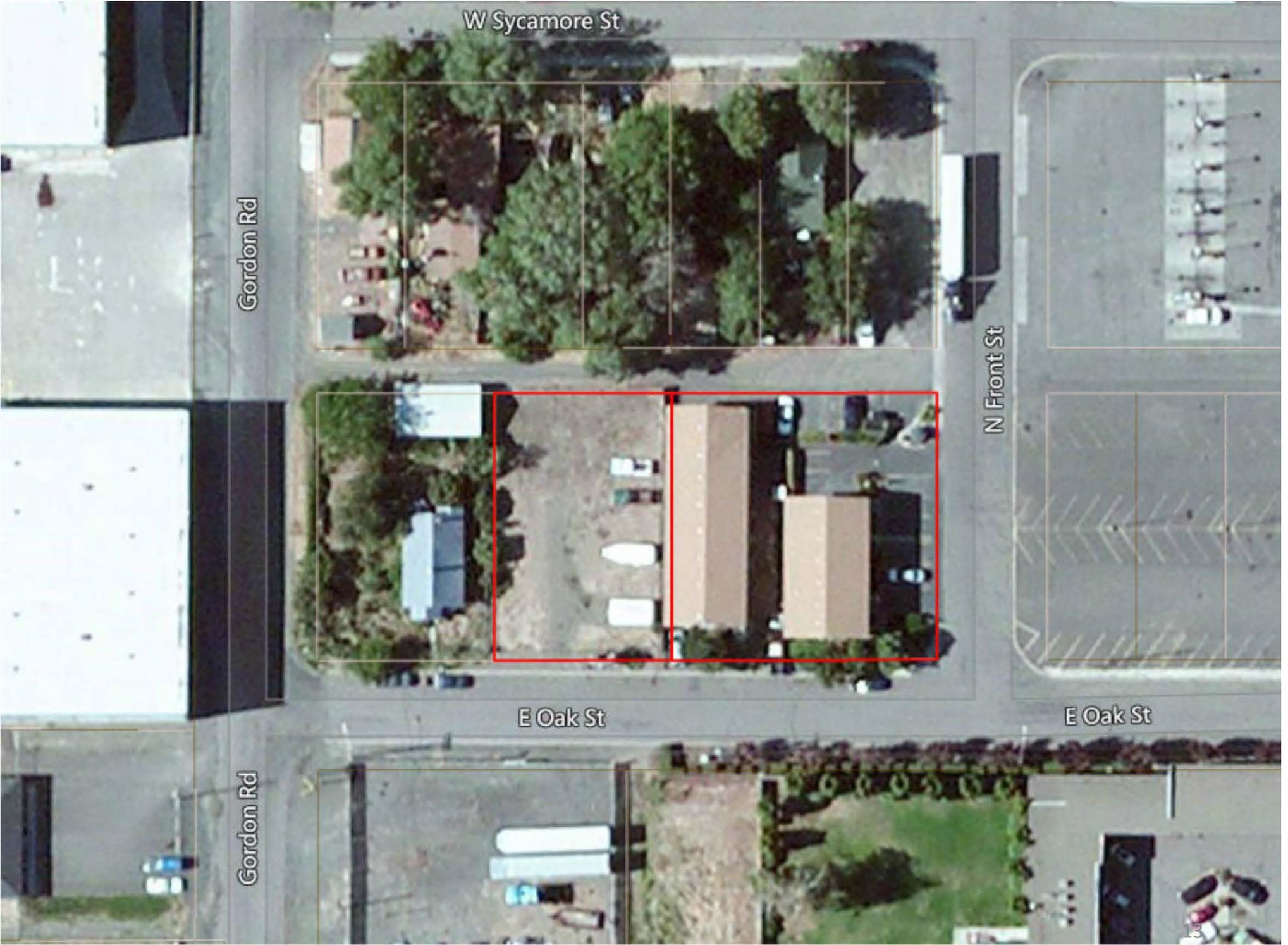
E Oak St

N 2nd St

E N St

N 1st St

N 2nd St



W Sycamore St

Gordon Rd

N Front St

E Oak St

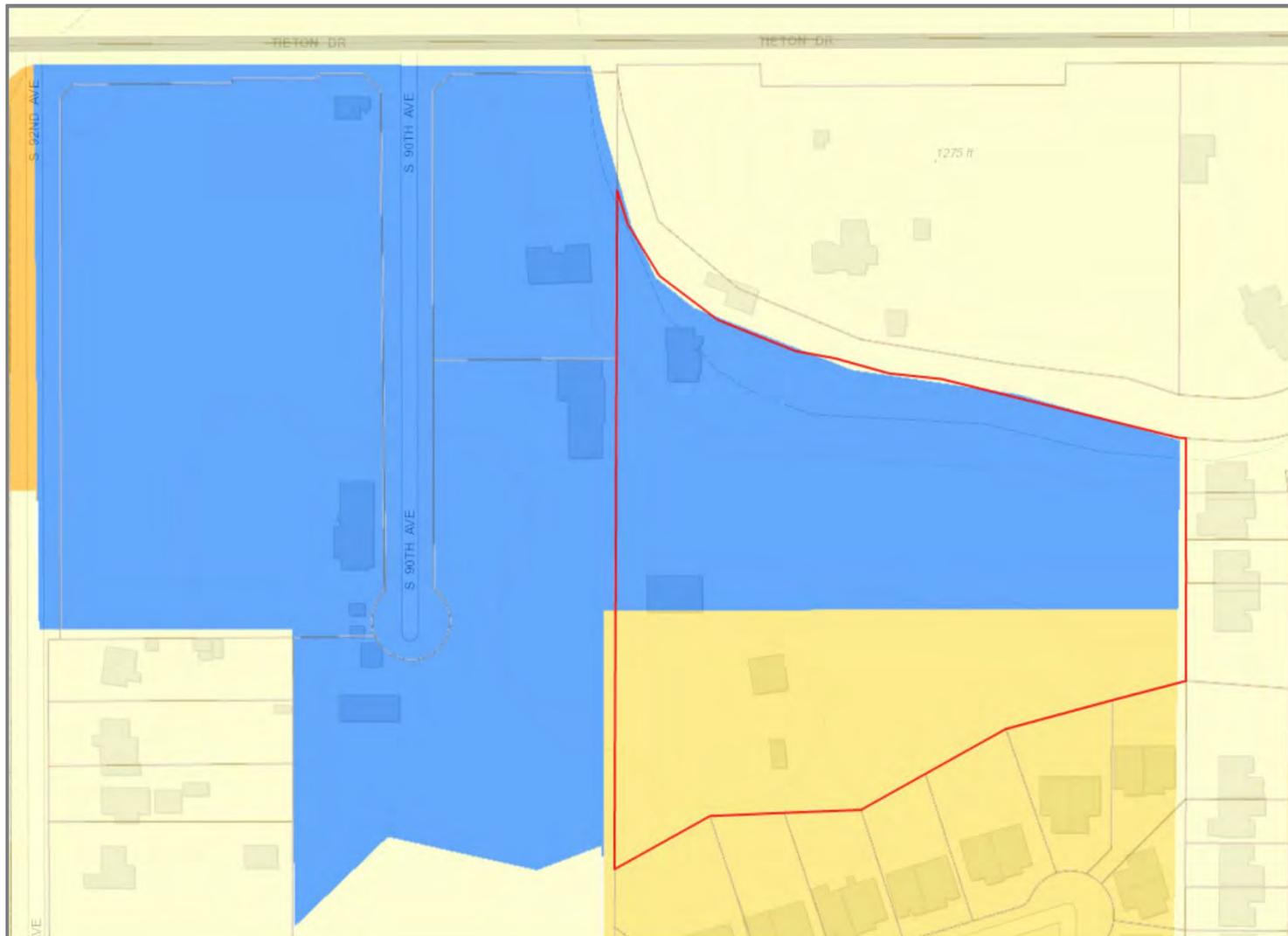
E Oak St

Gordon Rd

# Request E

Description of Request: 8910 Tieton Drive; 1 parcel, 7.07 acres

Change split zoning from Medium Residential Density (R-2) to Neighborhood Commercial designation to make whole





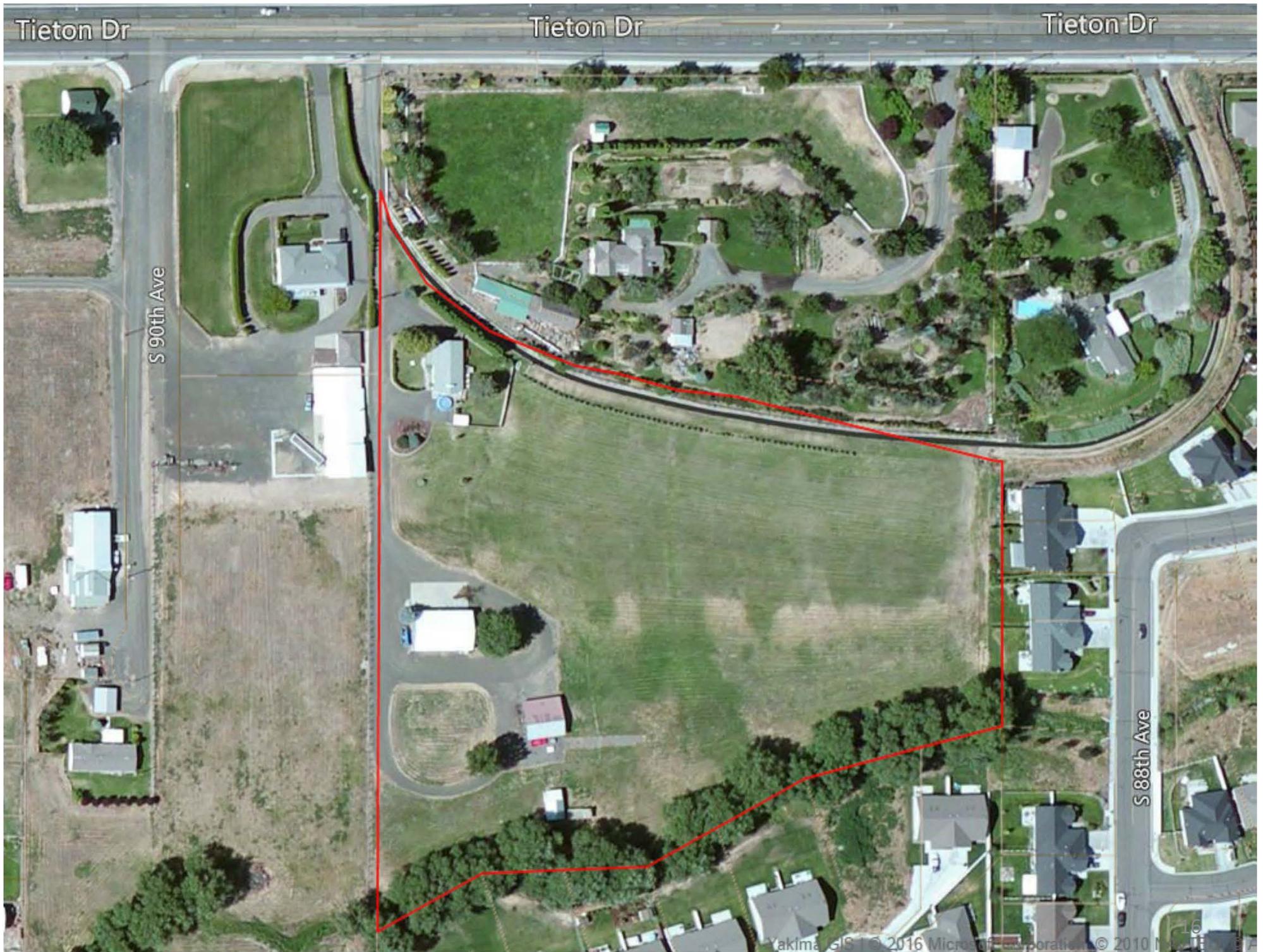
Tieton Dr

Tieton Dr

Tieton Dr

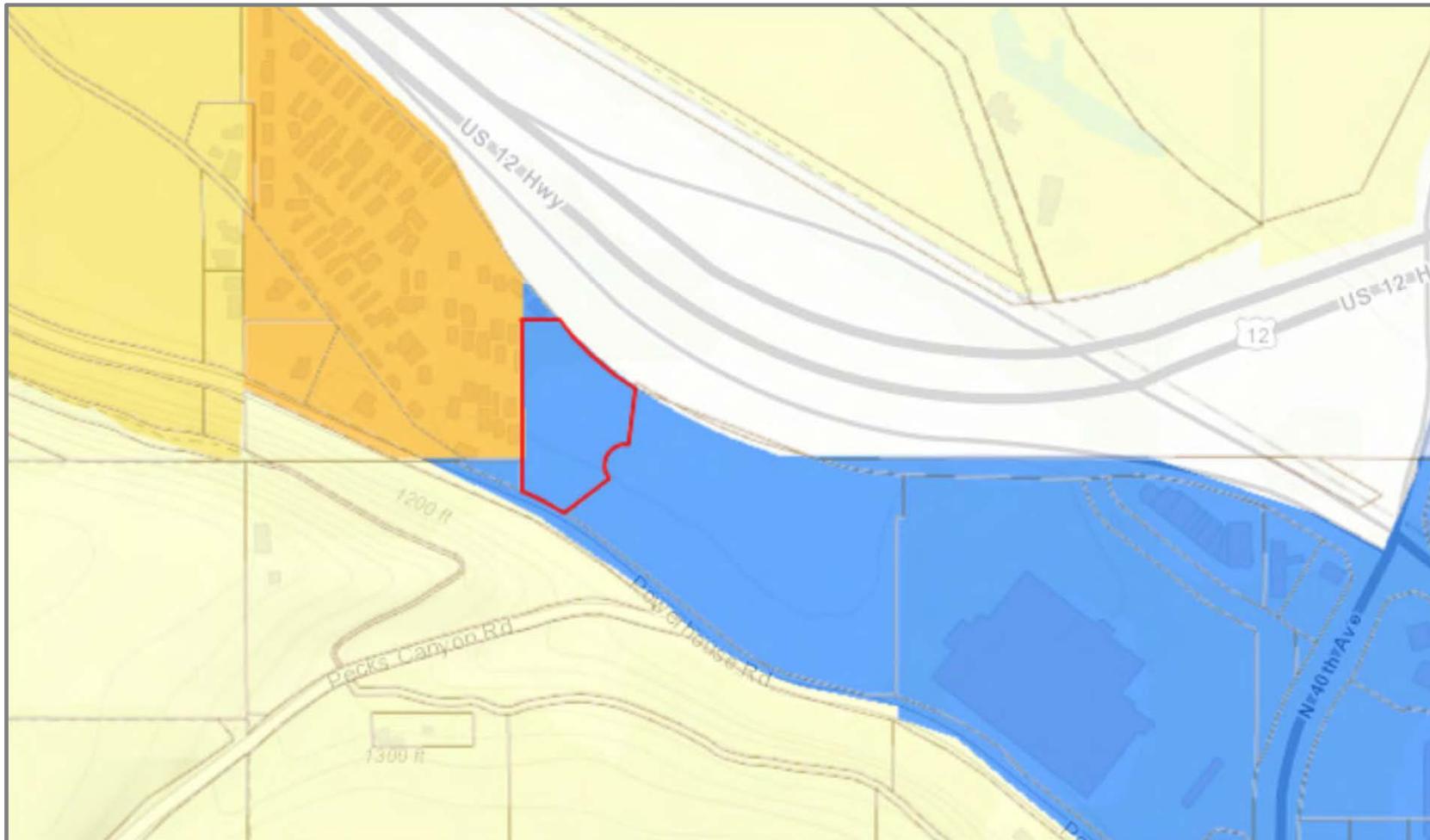
S 90th Ave

S 88th Ave



# Request F

Description of Request: Vicinity of Pecks Canyon & Powerhouse Rd; 1 parcel, 2.38 acres  
Change from Neighborhood Commercial (SCC) to Industrial

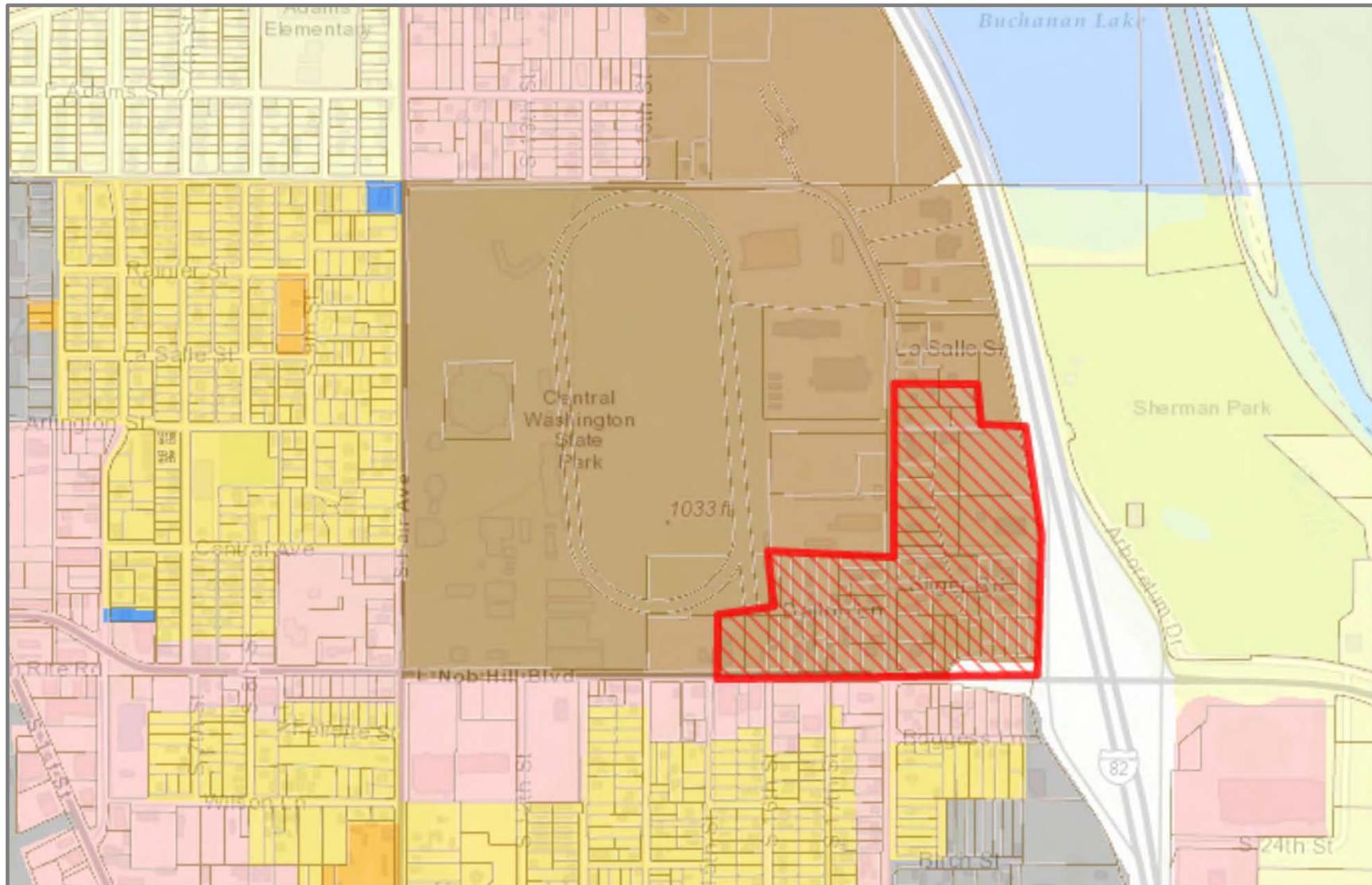






# Request G

Description of Request: Vicinity of 18<sup>th</sup> Street & Nob Hill Blvd; 68 parcels, **2.83 acres**  
Change from Regional Commercial (RD) to General Commercial





S Fair Ave

S Fair Ave

E Nob Hill Blvd

State Fair Park

S 18th St

Lar Sallee St

Arlington St

Central Ave

Sliger Rd

Sliger Rd

Dalton Ln

E Nob Hill Blvd

E Nob Hill Blvd

Boggess Ln Boggess Ln

Arboretum Dr

S 12th St

16th St

7th St

S 18th St

82

12

97

82

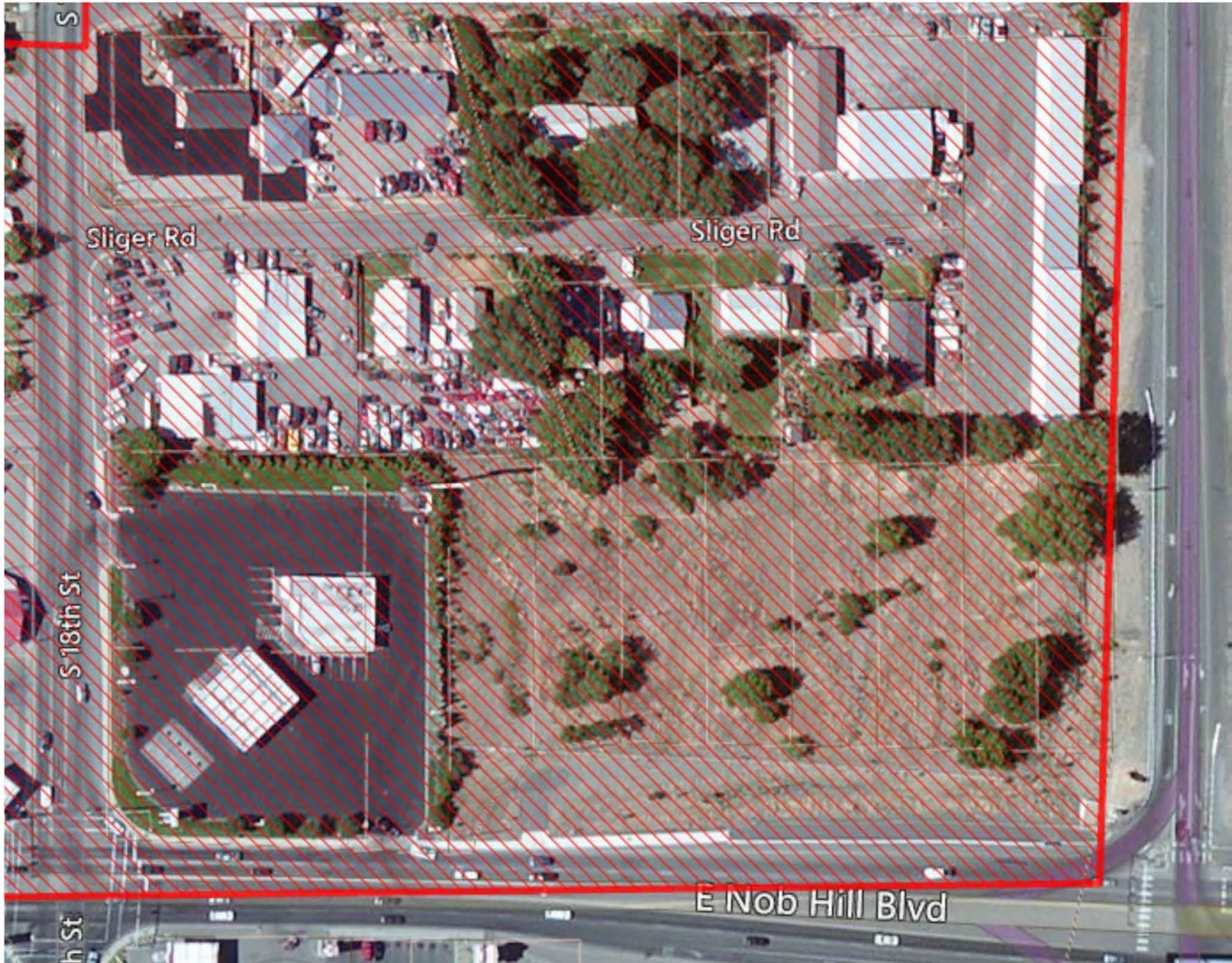
12

97

# Aerial Section 1



## Aerial Section 2



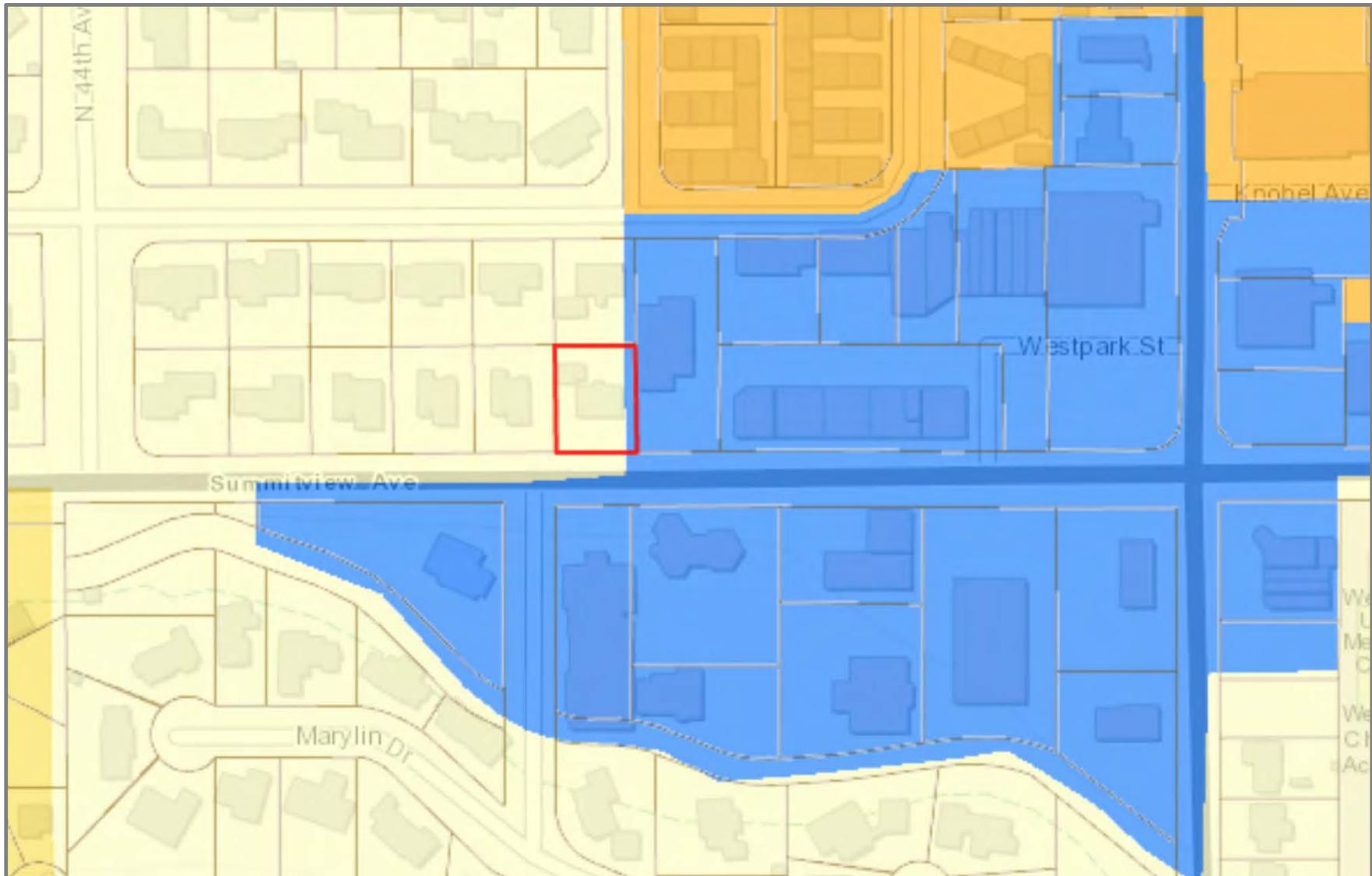
Aerial Section 3



# Request H

Description of Request: 4201 Summitview Ave; 1 parcel, .27 acres

Change from Low Density Residential (R-1) to Commercial





Mountain Rd

Snowmountain Rd

Snowmountain Rd



Summitview Ave

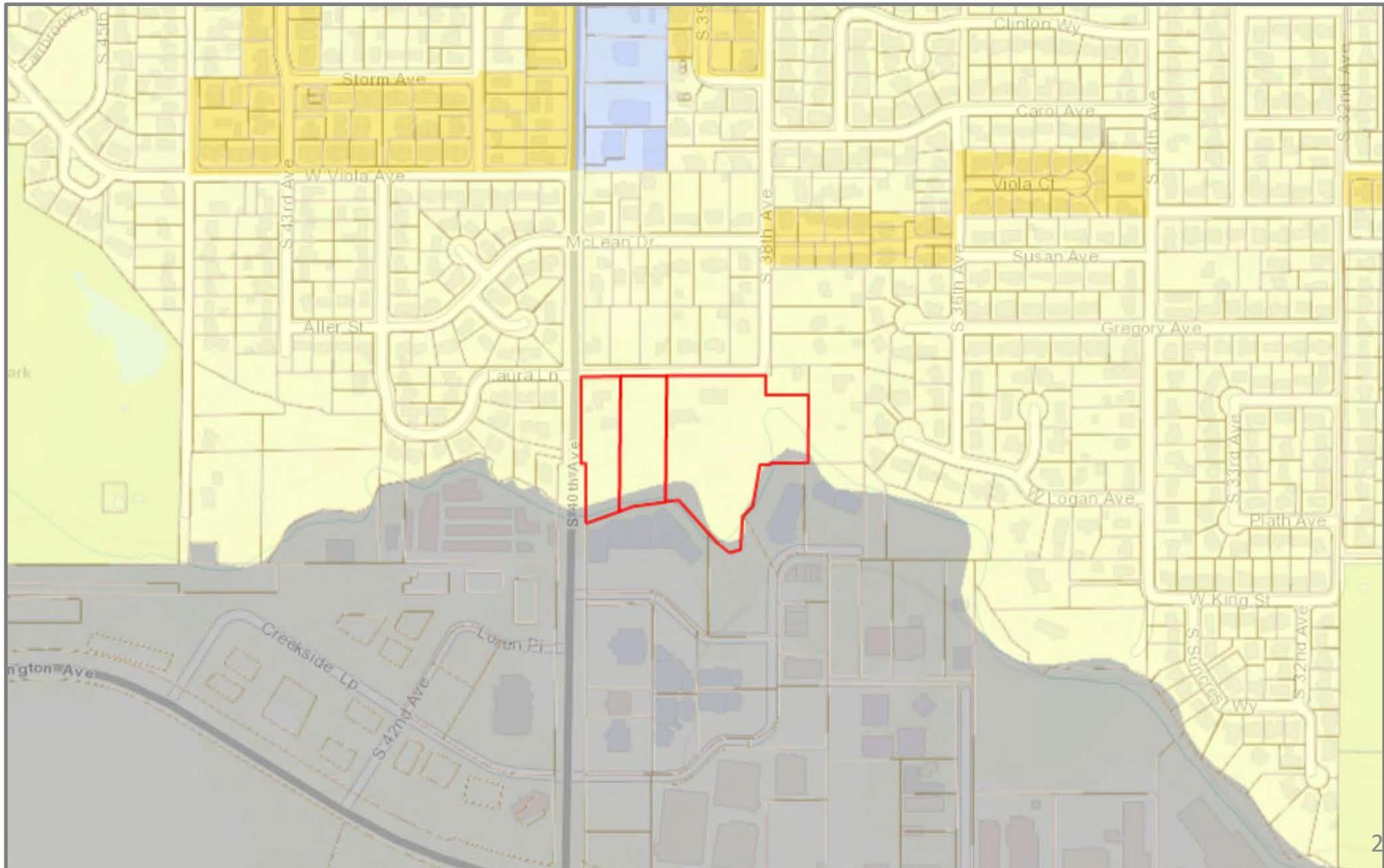
Summitview Ave



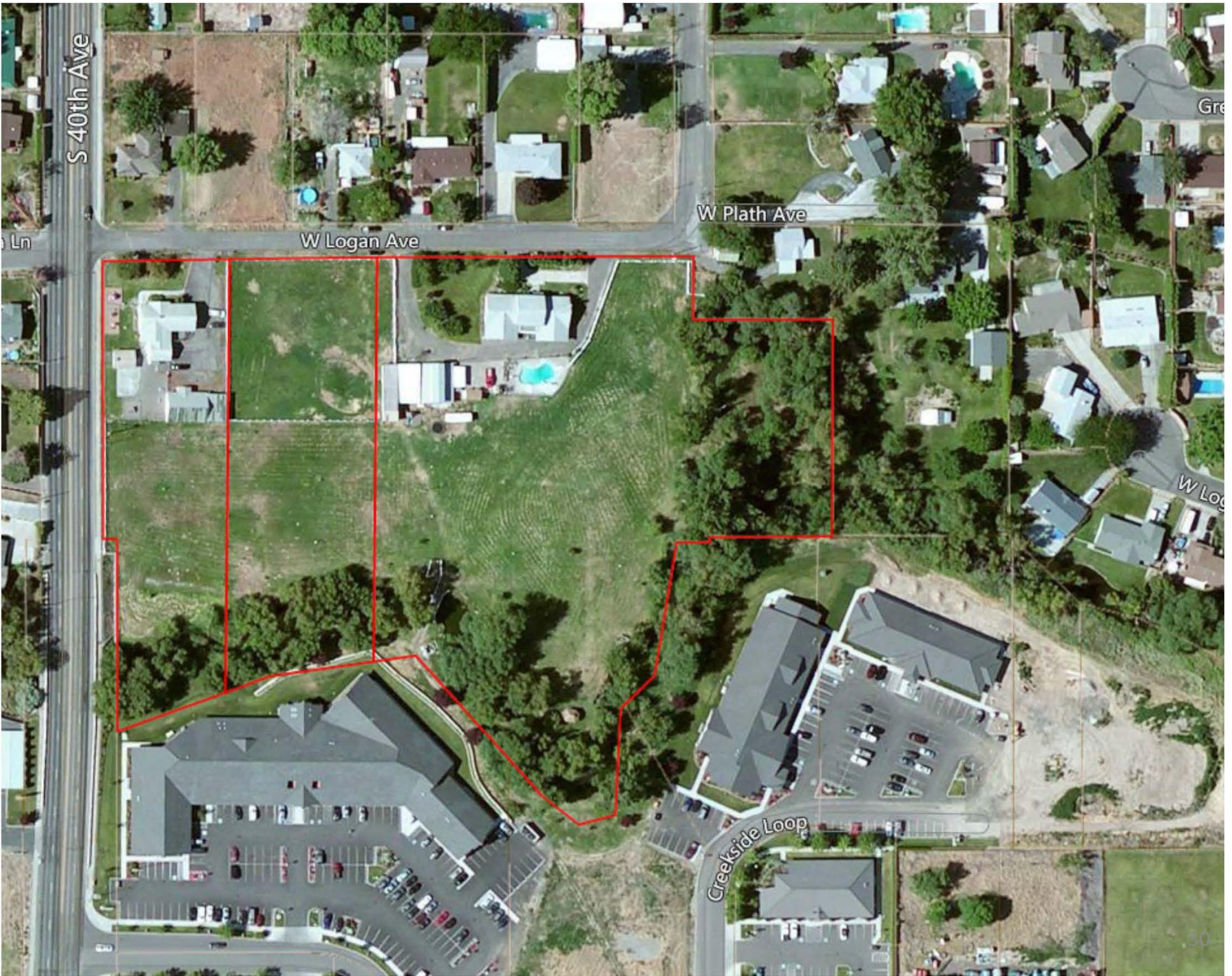
# Request I

Description of Request: 3804 West Logan Ave; 1 parcel, 7.55 acres

Change from Low Density (R-1) to Medium Density (R-2)



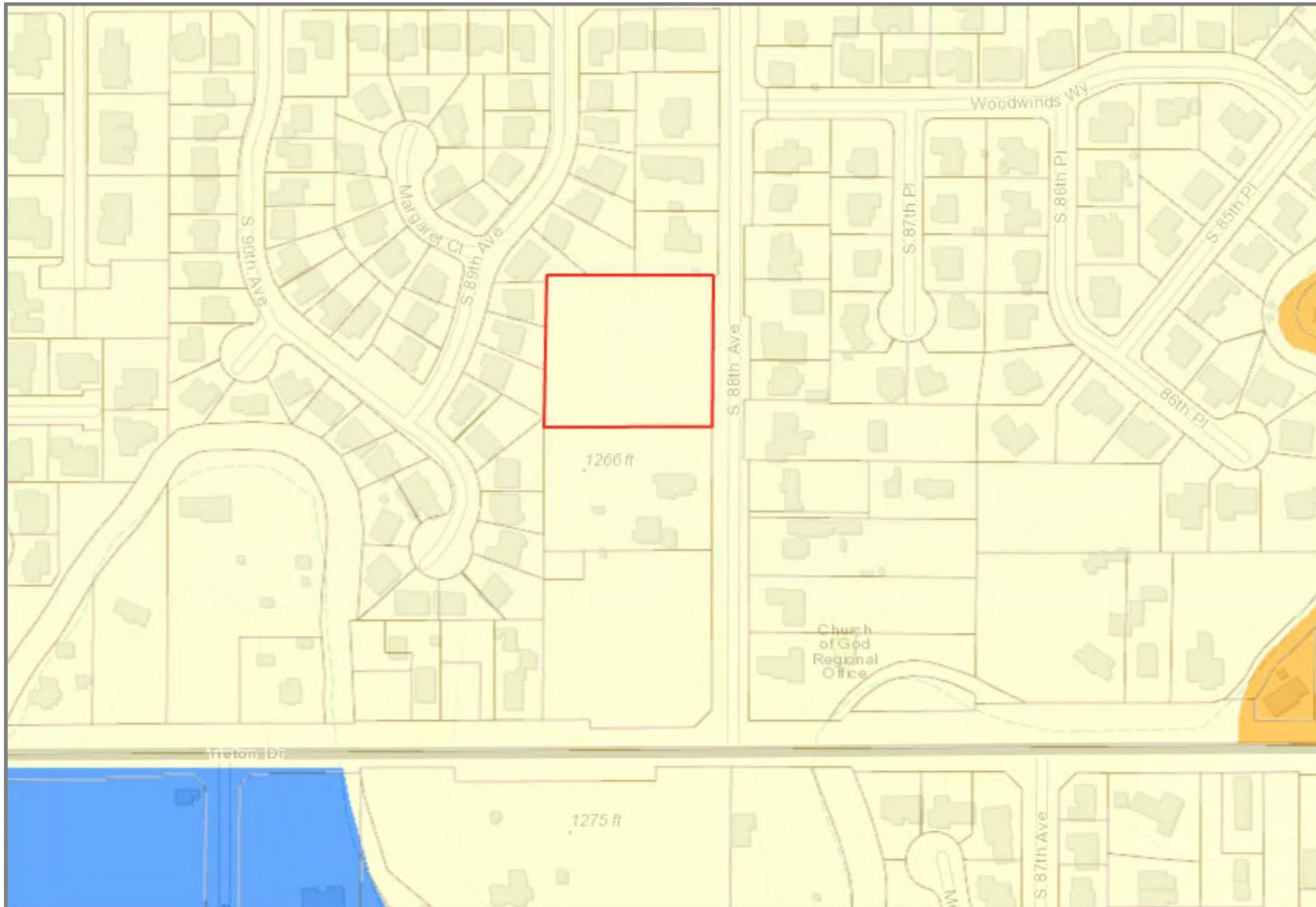




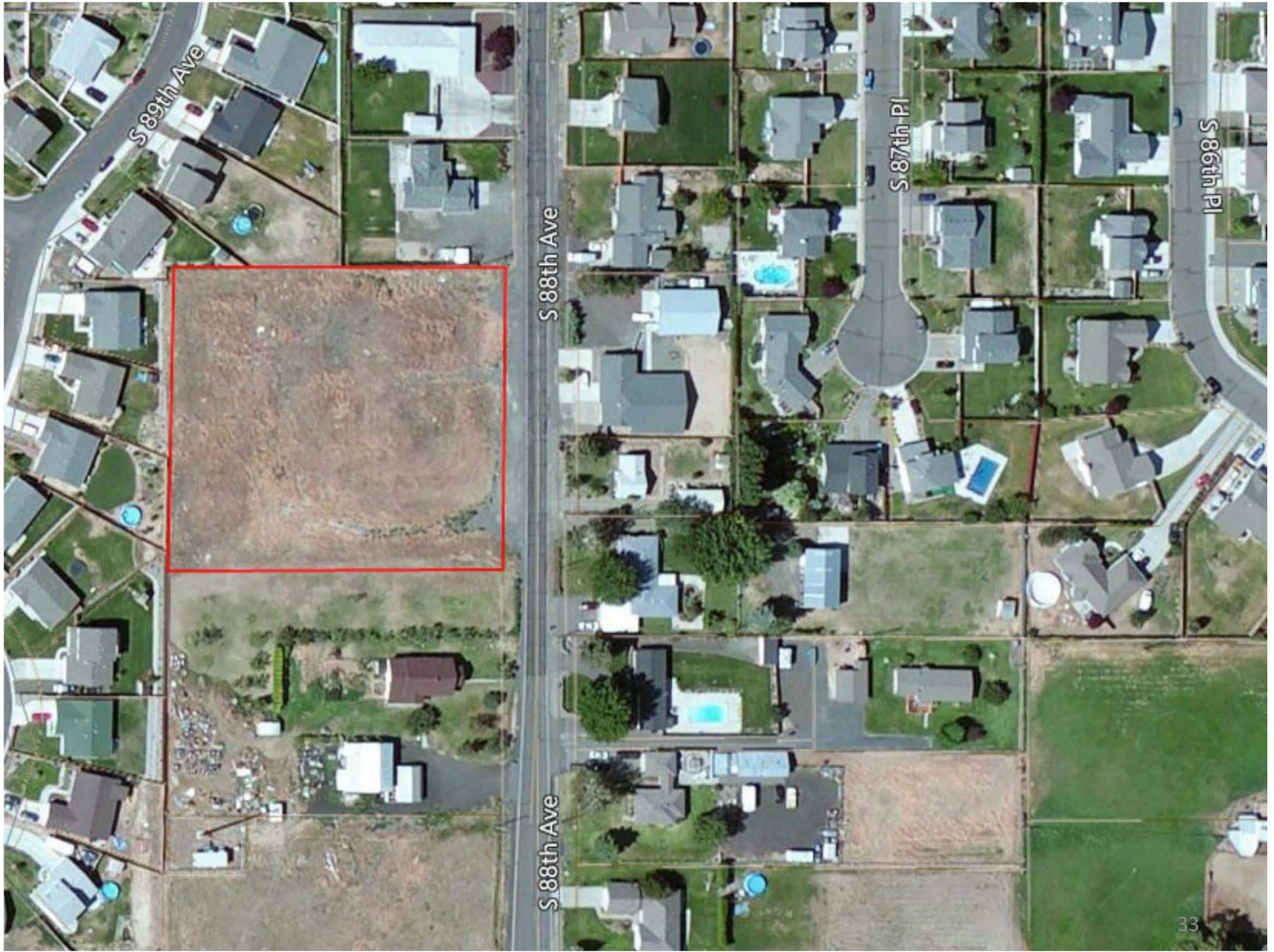
# Request J

Description of Request: 408 S 88<sup>th</sup> Ave; 1 parcel, 1.78 acres

Change from Low Density (R-1) to High Density (R-3)







S 89th Ave

S 88th Ave

S 88th Ave

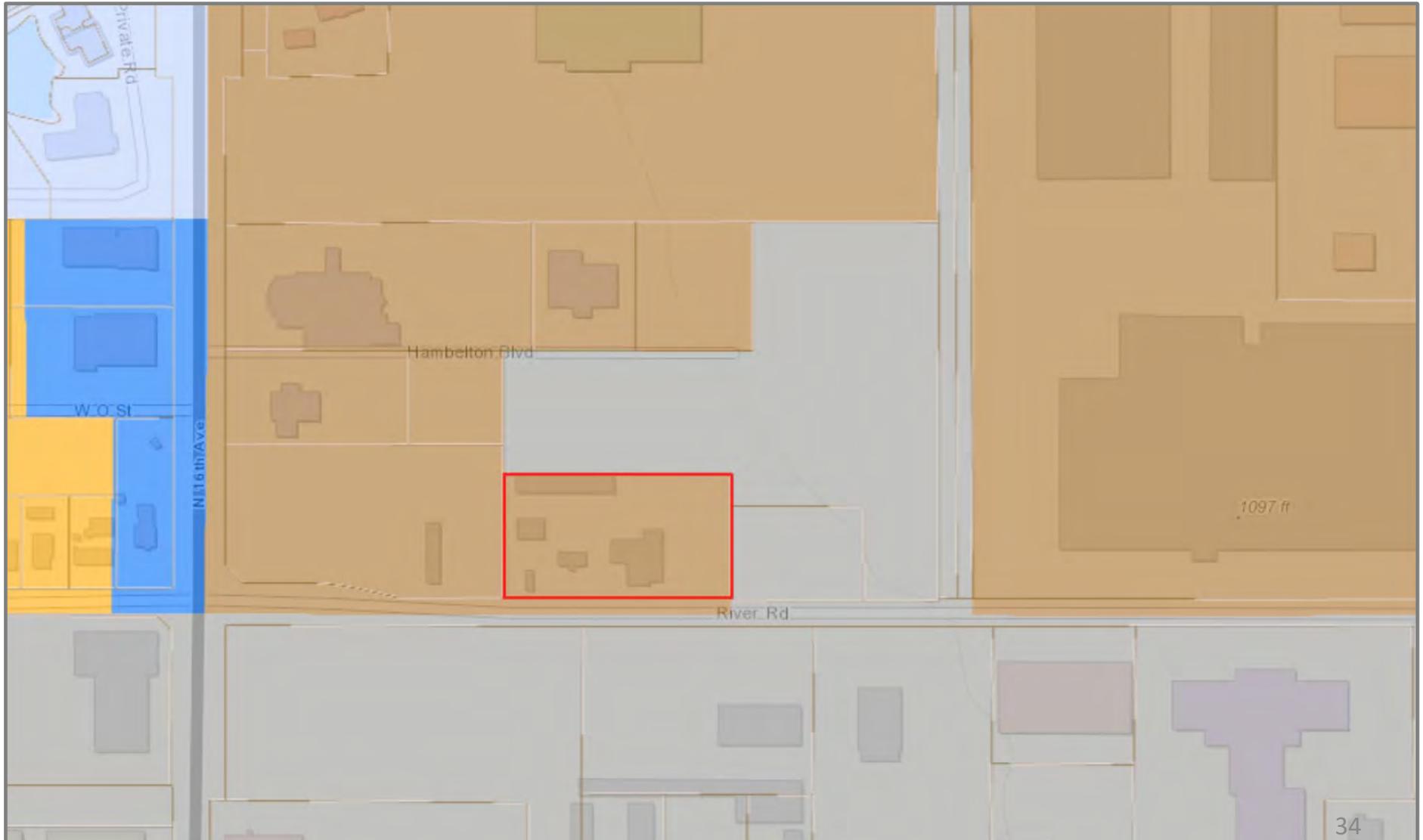
S 87th Pl

S 86th Pl

# Request K

Description of Request: 1415 River Rd; 1 parcel, 1.96 acres

Change from Regional Commercial (LCC) to Industrial





12

N 16th Ave

W O St

Hambelton Blvd

W O St

River Rd

N 16th Ave

River Rd

Madison Ave



Hambelton Blvd

Rd

River Rd

River

# Request L

Description of Request: 1406 S Fair Ave; 2 parcels, .33 acres

Change from Medium Density Residential (R-2) to Commercial





Blvd

S 18th St

S Fair Ave

E Nob Hill Blvd

E Nob Hill Blvd

S 74th St

La Foullette St



S 13th St

Wilson Ln

S Fair Ave

S 12th St

S 14th St

E Viola Ave

E Viola Ave

E Viola Ave

S 13th St

38

E Nob Hill Blvd

E Nob Hill Blvd

S Fair Ave

La Foulette St

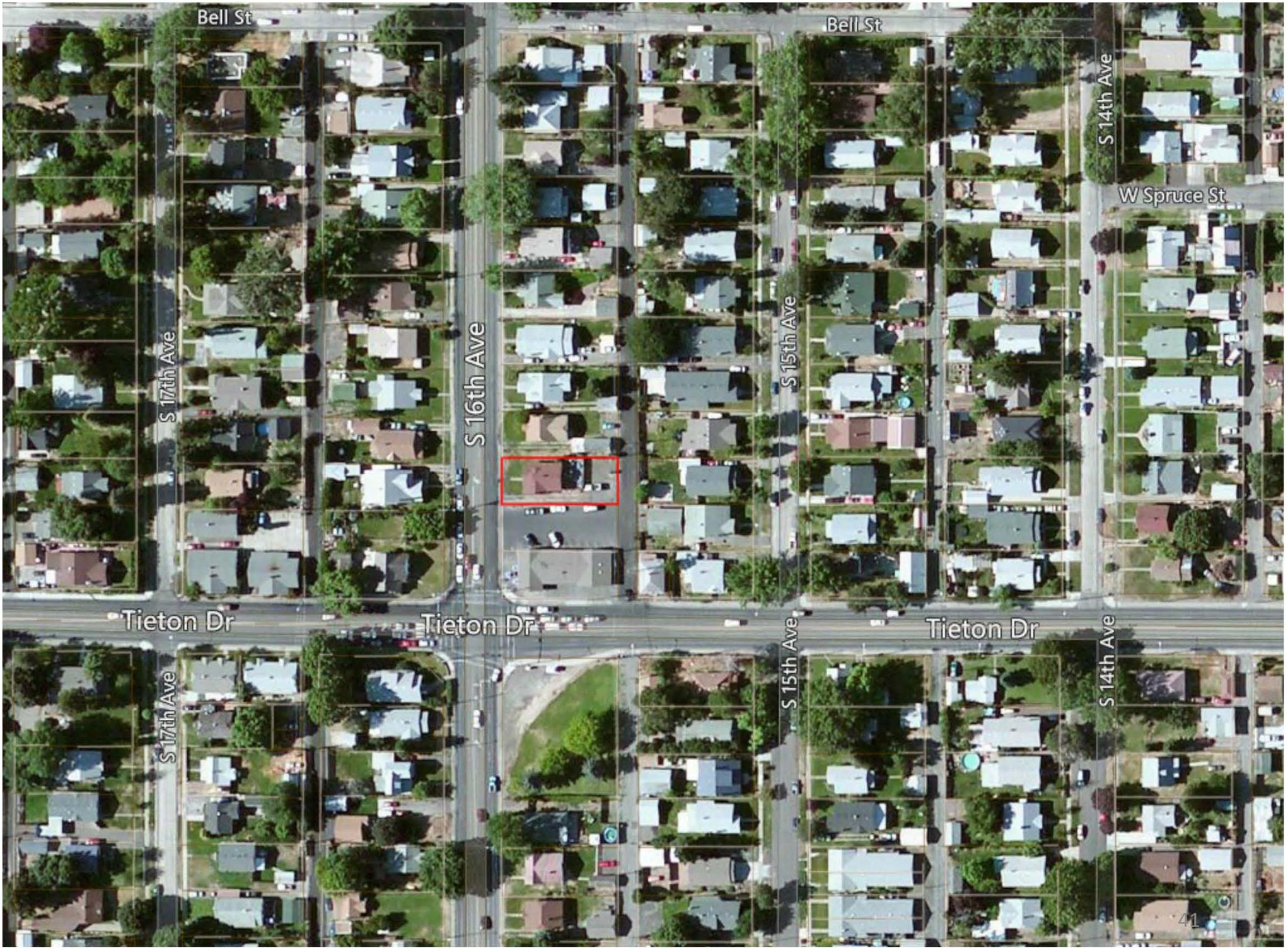


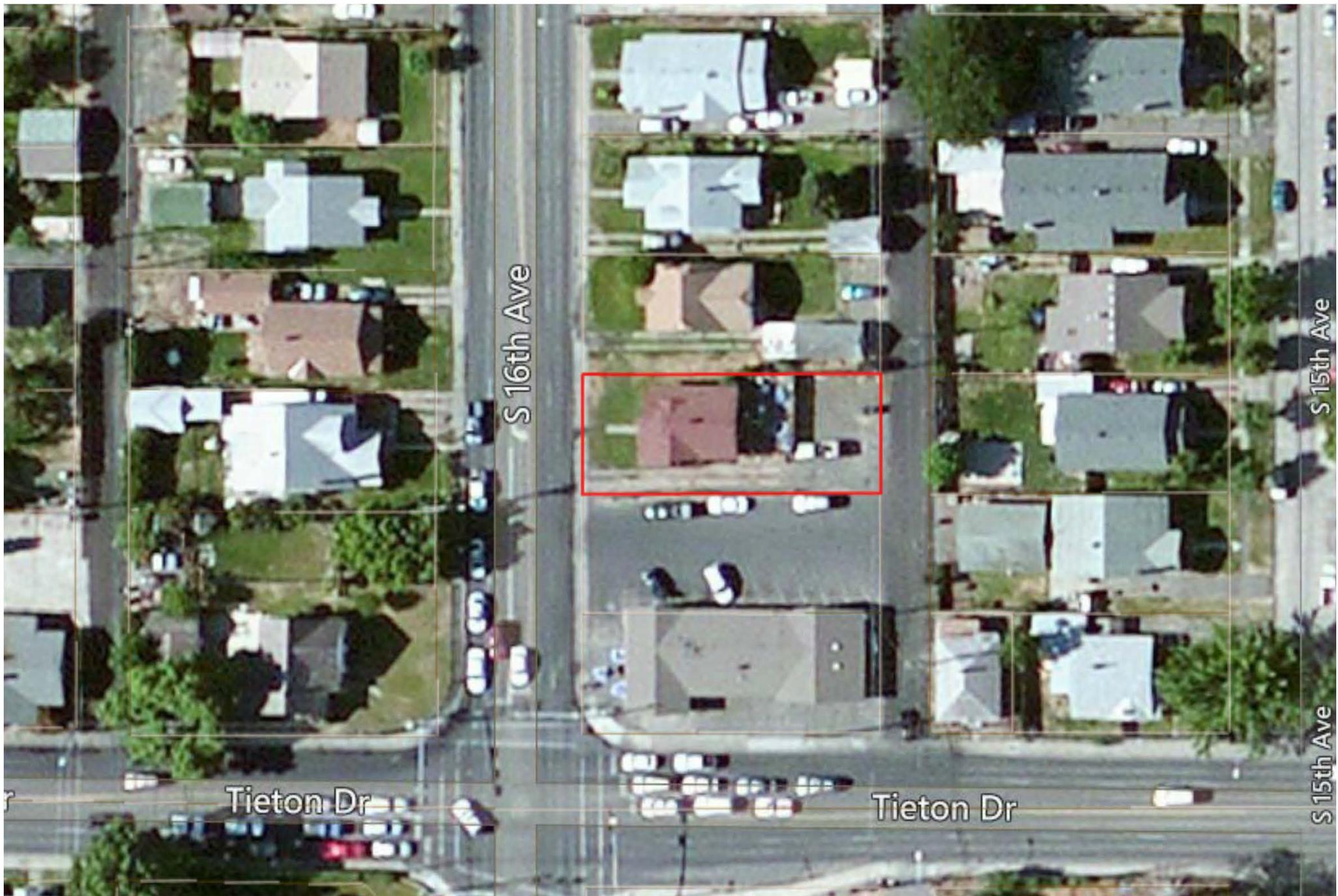
# Request M

Description of Request: 419 S 16<sup>th</sup> Ave; 1 parcel, .14 acres

Change from Low Density Residential (R-1) to Commercial (B-2)







S 16th Ave

Tieton Dr

Tieton Dr

S 15th Ave

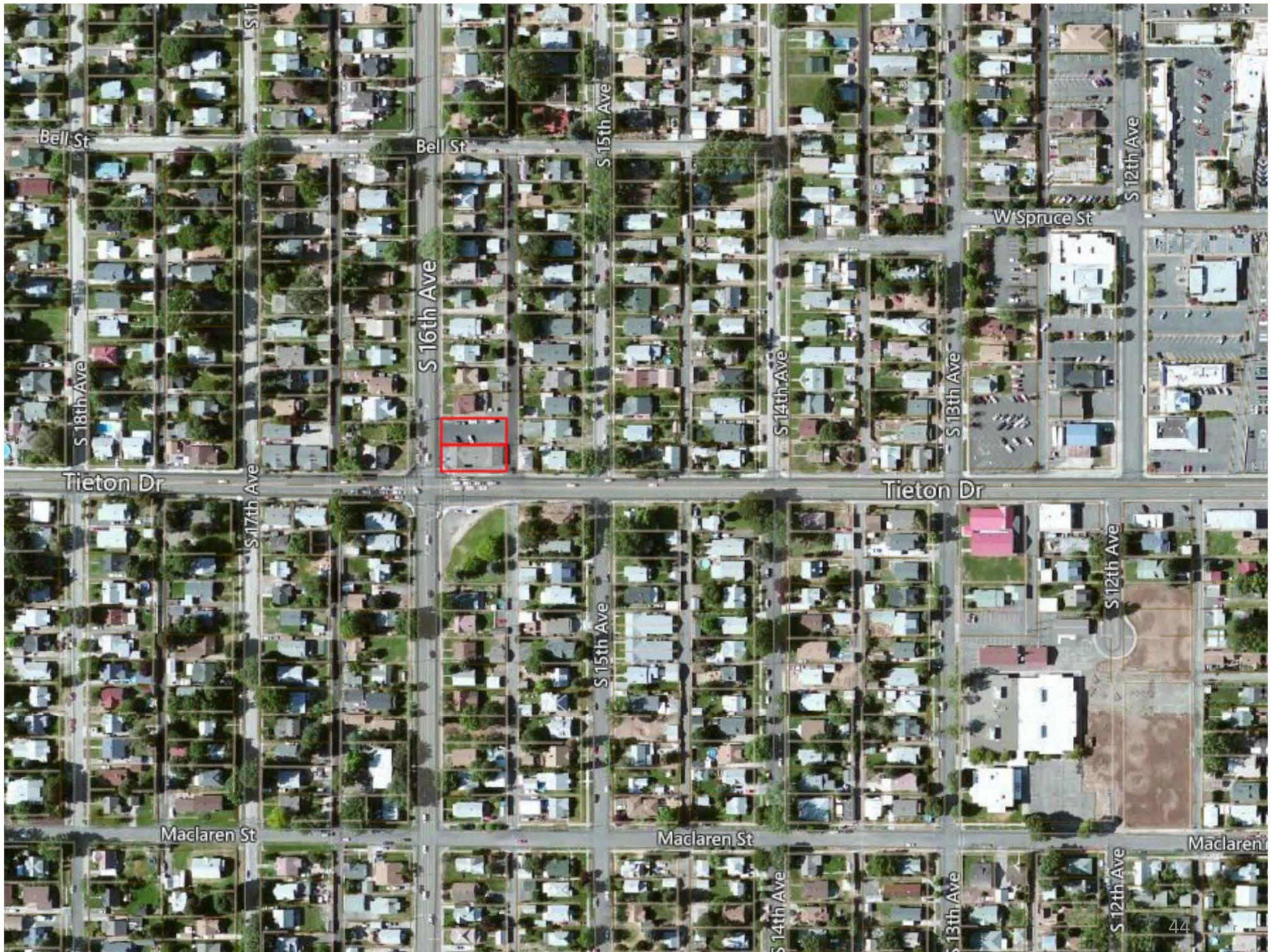
S 15th Ave

# Request N

Description of Request: 419 S 16<sup>th</sup> Ave; 1 parcel, .28 acres

Change from Historic Business (HB) to Commercial (B-2)







S 16th Ave

S 15th Ave

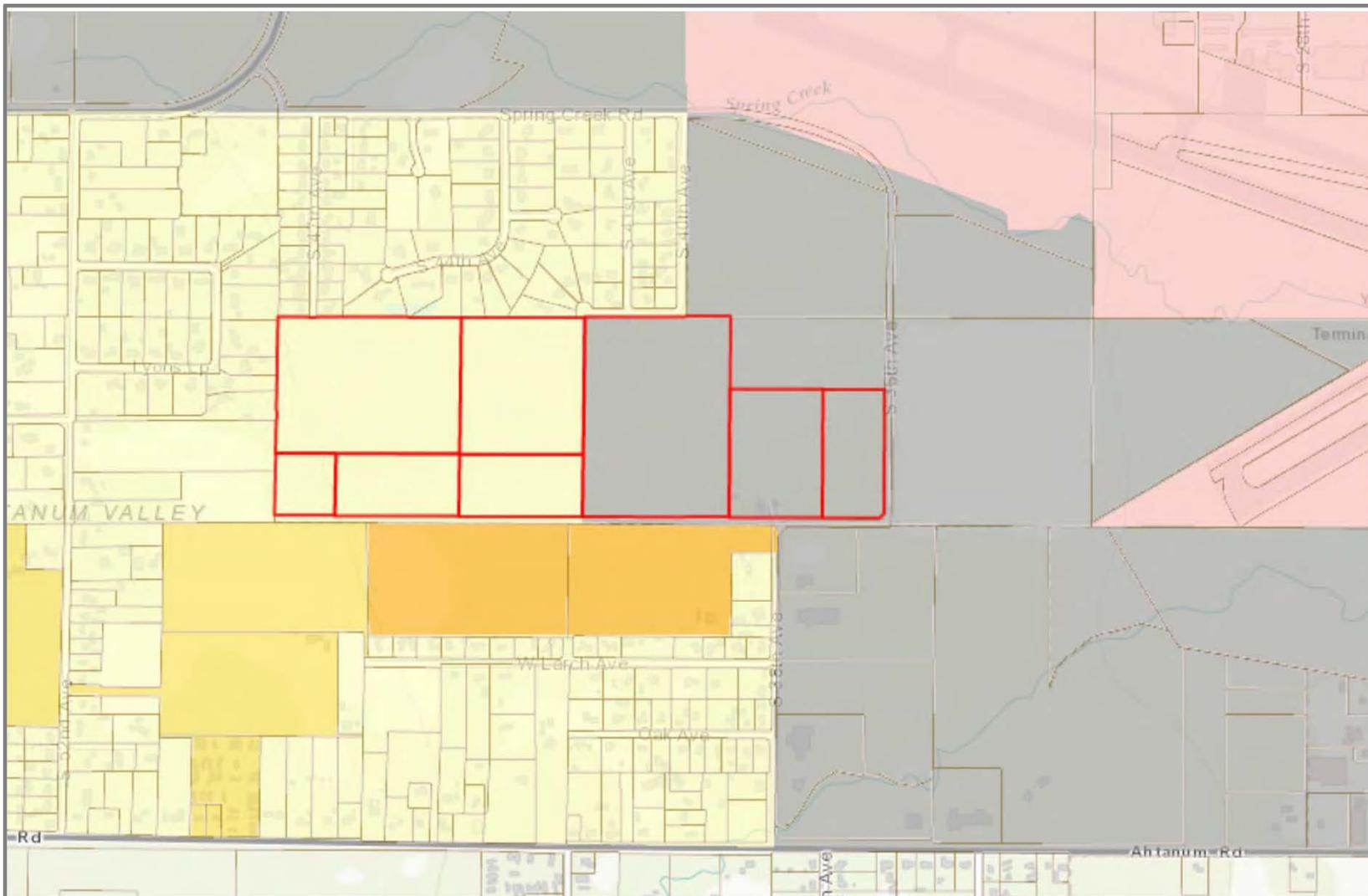
S 15th Ave

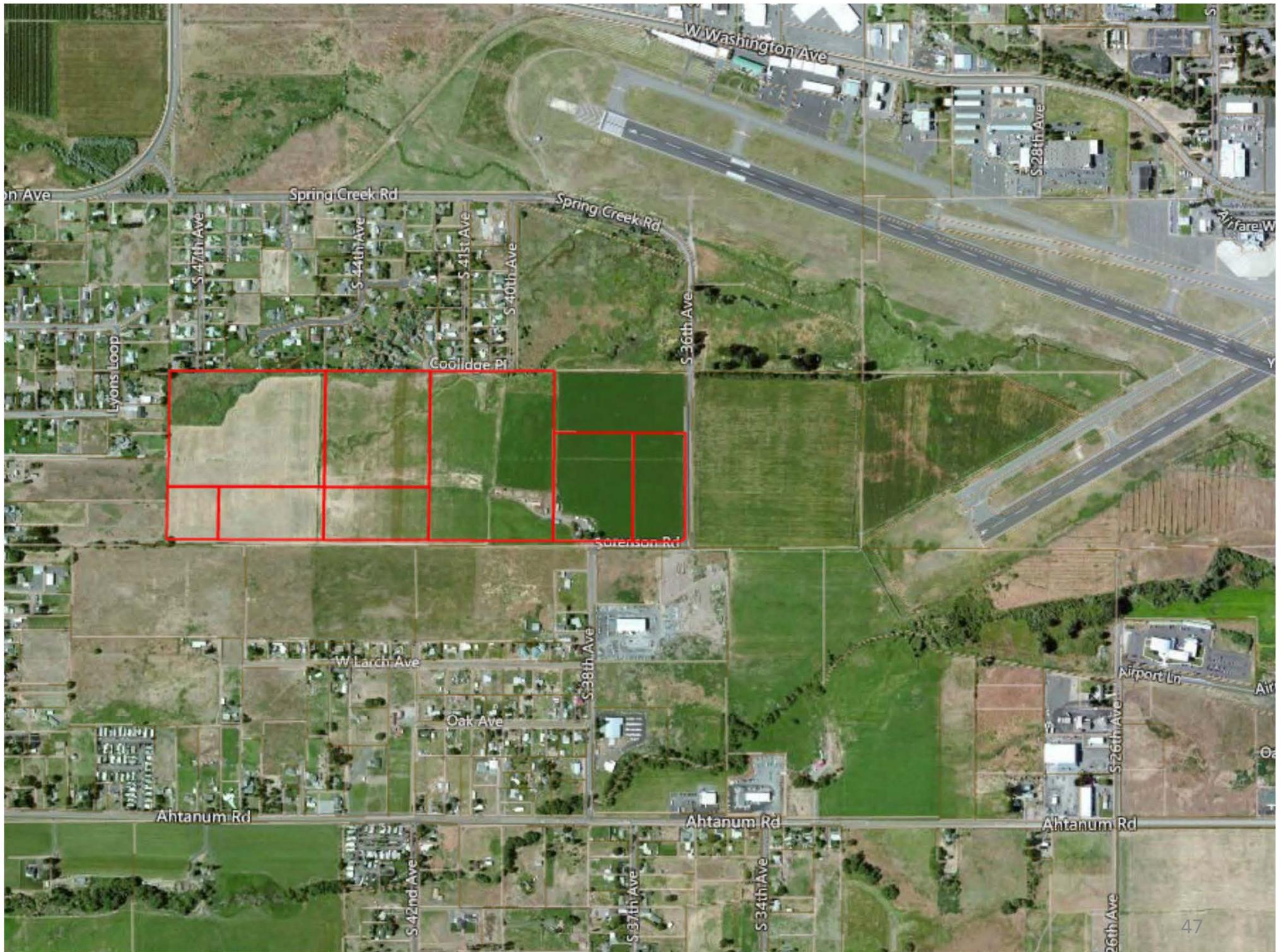
Tieton Dr

Tieton Dr

# Request O

Description of Request: Vicinity of S 36<sup>th</sup>, Sorenson Rd, North of Ahtanum; 8 parcels  
.28 acres Change from combination of industrial and low density residential to Commercial to support new regional sports complex)



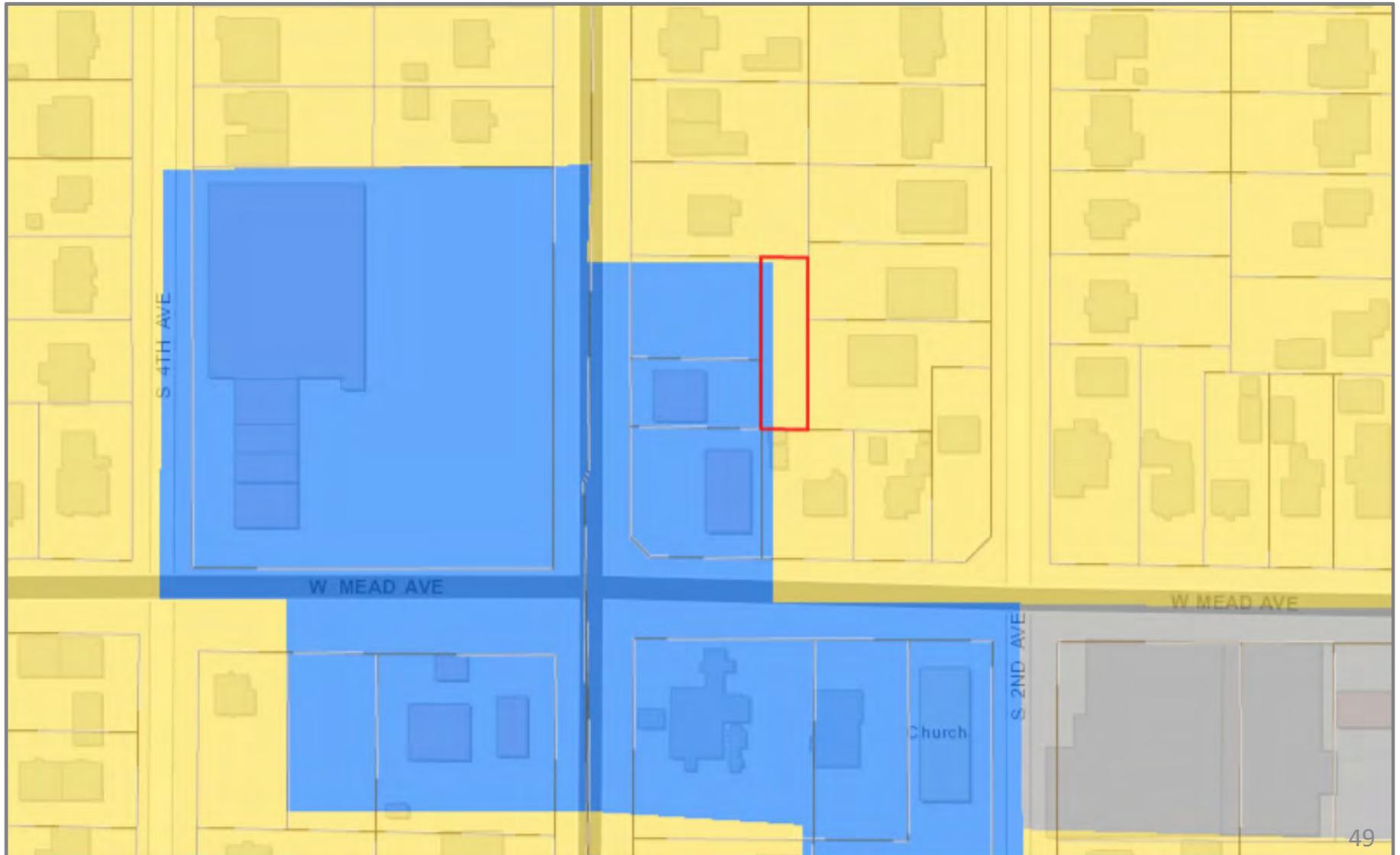


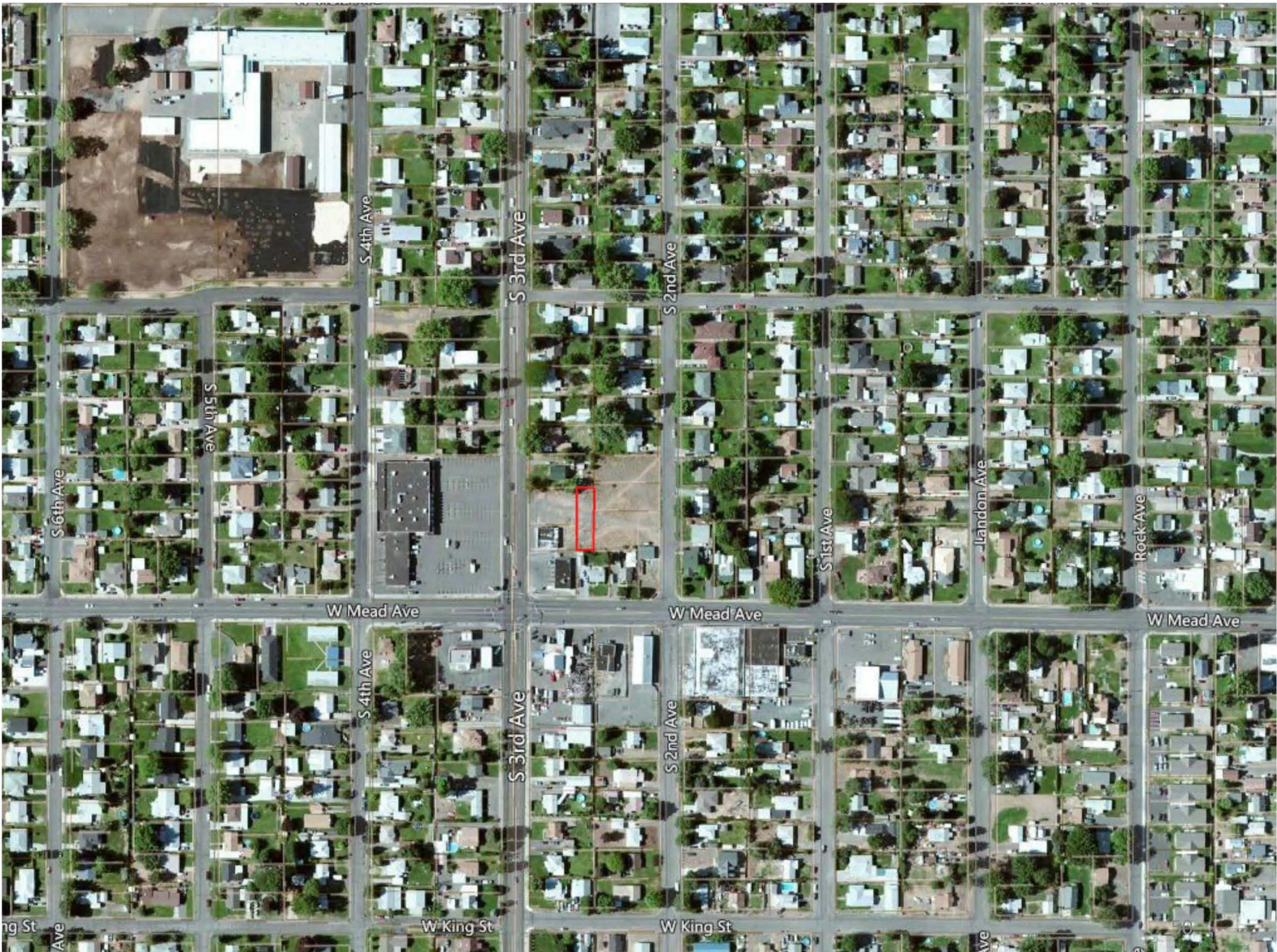


# Request P

Description of Request: 1414 S 2<sup>nd</sup> Ave; 1 parcel, .11 acres

Change from Medium Density Residential (R-2) to Commercial (SCC)





S 6th Ave

S 5th Ave

S 4th Ave

S 3rd Ave

S 2nd Ave

S 1st Ave

Landon Ave

Rock Ave

W Mead Ave

W Mead Ave

W Mead Ave

S 4th Ave

S 3rd Ave

S 2nd Ave

ng St

Ave

W King St

W King St

Ave

St



S 3rd Ave

S 2nd Ave

3rd Ave

W Mead Ave

l Ave

W Mea

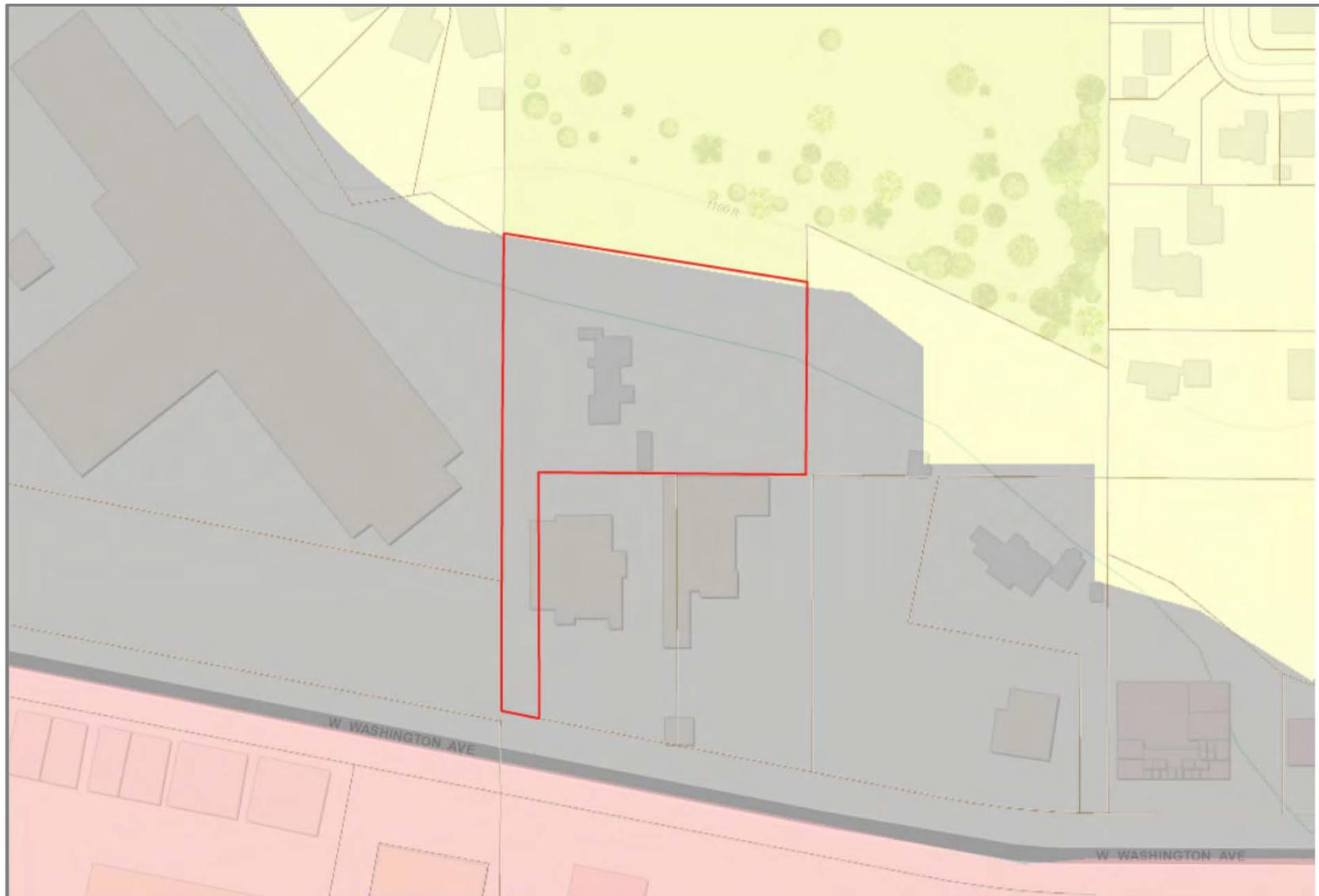
ad Ave

# Request Q

**AIRPORT SAFETY OVERLAY; CANNOT PERMIT NEW RESIDENTIAL IN THE ASO**

Description of Request: 3109 W Washington Ave; 1 parcel, 2.14 acres

Change from Industrial to Low Density Residential (R-1)





Suncrest Way  
Suncrest Way

S 32nd

Emil Kissel Park

W King Ct

Loren Ct

W King Ct

Tahoma Ave

S 27th Ave

W Washington Ave

S 28th Ave

