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**Walla Walla County Commissioners**  
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Document Titles (i.e.: type of document)

**ORDINANCE NO. 426 - ADOPTING A REQUEST BY BERNARDO LOPEZ TO AMEND CHAPTER 17.08 OF THE WALLA WALLA COUNTY CODE, ESTABLISHING A DEFINITION FOR "ART PRODUCTION FACILITY" AND TO AMEND THE PERMITTED USES TABLE IN CHAPTER 17.16 OF THE WALLA WALLA COUNTY CODE, ALLOWING ART PRODUCTION FACILITY AS A CONDITIONAL USE IN THE RURAL RESIDENTIAL 5 ZONE.**

Auditor File Number(s) of document being assigned or released:

Grantor

1. **Walla Walla County Commissioners**
- 2.
- 3.

Additional names on page \_\_\_\_ of document.

Grantee

1. **The Public**
- 2.
- 3.

Additional names on page \_\_\_\_ of document.

Legal description (i.e.: lot and block or section township and range)

n/a

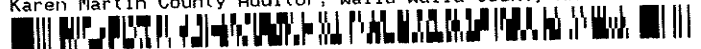
Additional legal is on page \_\_\_\_ of document.

Assessors Parcel Numbers

n/a

Additional parcel number is on page \_\_\_\_ of document.

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein. Please type or print the information. This page becomes part of document.



**BOARD OF COUNTY COMMISSIONERS  
WALLA WALLA COUNTY, WASHINGTON**

**ORDINANCE NO. 426**

**ADOPTING A REQUEST BY BERNARDO LOPEZ TO AMEND CHAPTER 17.08 OF THE WALLA WALLA COUNTY CODE, ESTABLISHING A DEFINITION FOR "ART PRODUCTION FACILITY" AND TO AMEND THE PERMITTED USES TABLE IN CHAPTER 17.16 OF THE WALLA WALLA COUNTY CODE, ALLOWING ART PRODUCTION FACILITY AS A CONDITIONAL USE IN THE RURAL RESIDENTIAL 5 ZONE.**

**WHEREAS**, the Growth Management Act requires that the County take legislative action to review and revise, if necessary, its comprehensive land use plan to ensure that it complies with the requirements of the Growth Management Act, as described in RCW 36.70A.130; and

**WHEREAS**, the Growth Management Act requires that updates, amendments, or revisions to the Comprehensive Plan may not be considered more frequently than once a year except for certain limited circumstances; and

**WHEREAS**, RCW 36.70A.470 requires that the County include a procedure that for any interested person to suggest amendments to the Comprehensive Plan or development regulations, and that the amendments must be docketed and considered on at least an annual basis; and

**NOW THEREFORE,**

**BE IT ORDAINED**, by the Walla Walla County Board of County Commissioners that:

**Section I. The Board of County Commissioners Makes the Following Findings of Fact:**

1. The application was submitted to the Walla Walla Joint Community Development Agency on January 24, 2014.
2. On April 24, 2014 a Notice of Public Meeting was published in the Waitsburg Times, Walla Walla Union Bulletin and Tri-City Herald.
3. The Planning Commission held a public meeting on May 7, 2014.
4. On May 22, 2014 a Notice of Public Hearing was published in the Waitsburg Times, Walla Walla Union Bulletin and Tri-City Herald.
5. On May 29, 2014 a Notice of Public Workshop was published in the Waitsburg Times, Walla Walla Union Bulletin and Tri-City Herald.
6. On June 4, 2014 the Planning Commission held a public hearing and recommended the proposed amendments be included on the County's 2014 final docket.



7. On June 9, 2014 the Board of County Commissioners held a public workshop and concurred with the recommendation of the Planning Commission.
8. On June 12, 2014 the Department of Commerce acknowledged receiving the proposed amendment.
9. No comments were received from the Department of Commerce or any other public entity during the 60 day comment period.
10. On August 21, 2014 a Notice of Informational Public Meeting and Public Hearing was published in the Waitsburg Times, Walla Walla Union Bulletin, and Tri-City Herald.
11. On September 3, 2013 an informational public meeting and Planning Commission public hearing were held.
12. At the Planning Commission public hearing, staff recommended allowing "Art Production Facilities" only by Conditional Use Permit, rather than as an outright permitted use.
13. On September 9, 2014, the Planning Commission issued Resolution 14-03, recommending approval of the proposed amendment, with the change recommended by staff.
14. On December 4, 2014 a Notice of Public Hearing was published in the Waitsburg Times, Walla Walla Union Bulletin, and Tri-City Herald.
15. The Board of County Commissioners held a public hearing on December 15, 2014.
16. The proposed amendment would establish a definition for "Art Production Facility" and allow these facilities as a conditional use in the RR-5 zone.

**Section II. The Board of County Commissioners Makes the Following Conclusions of Law:**

1. The proposed amendment is in compliance with Walla Walla County Code Sections 14.15.070(B)(3).
2. The proposed amendment is consistent with the Walla Walla County Comprehensive Plan.
3. As proposed, the amendment will not have a significant adverse impact on public welfare and safety.
4. The proposed amendments are in compliance with RCW 36.70A, RCW 36.70B and the Washington Administrative Code.

**Section III. Adoption of the amendments to Chapter 17.08 and 17.16.**

Based on its review of the requirements of RCW 36.70A, the proposed amendment, staff analysis, and the recommendation proposed by the Planning Commission, the Board of County Commissioners hereby adopts the following proposed amendments to Walla Walla County Code Chapter 17.08 and 17.16:



The amendment to Walla Walla County Code Chapter 17.08 - Definitions, as shown on the attached Exhibit A.

Art Production Facility shall be shown as a conditional use within the RR-5 zone on the Permitted Uses Table at 17.16.014, as shown on the attached Exhibit B.

**Section IV. Effective Date and Savings.**

This Ordinance is effective upon signing.

**Section V. Severability.**

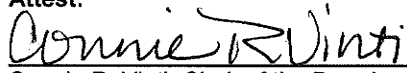
If any section, subsection, paragraph, sentence, clause or phrase of this Ordinance is declared unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining parts of this ordinance.

**Section VI. Publication.**

This Ordinance will be published by an approved summary consisting of the title.

PASSED by the Walla Walla County Board of County Commissioners in regular session at Walla Walla, Washington, then signed by its membership and attested by its Clerk in authorization of such passage this 15<sup>th</sup> day of December 2014.

Attest:

  
\_\_\_\_\_  
Connie R. Vinti, Clerk of the Board

  
\_\_\_\_\_  
James K. Johnson, Chairman, District 1

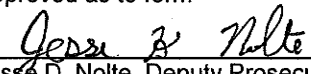
  
\_\_\_\_\_  
Perry L. Dozier, Commissioner, District 2

  
\_\_\_\_\_  
Gregory A. Tompkins, Commissioner, District 3

Constituting the Board of County Commissioners  
of Walla Walla County, Washington



Approved as to form

  
\_\_\_\_\_  
Jesse D. Nolte, Deputy Prosecuting Attorney



## Exhibit A

### 17.08.053 – Art Production Facility

An "Art Production Facility" is defined as the workshop of an artist or sculptor primarily used for onsite production of unique custom goods by hand manufacturing involving the use of hand tools and small-scale equipment.



## Exhibit B

### Recreational/Cultural Land Uses

Key
P = Permitted use
C = Conditional use permit required
AC = Administrative conditional use permit required
* = Definition of this specific land use see WWCC Chapter 17.08
PA = Primary Agriculture
EA = Exclusive Agriculture
GA = General Agriculture
AR = Agriculture Residential
RR = Rural Remote
RA = Rural Agriculture
RRMC-5 = Rural Residential Mill Creek-5
RR = Rural Residential
R-96 = Suburban Residential
R-72 = Single Family Residential
R-60 = Single Family Residential
RM = Multiple Family Residential
RD-R = Rural Development-Residential
RD-CI = Rural Development-Commercial/Industrial
RFC = Rural Farmworker Community
RAC = Rural Activity Center



Zone																			
Resource				Rural								Urban Residential				Misc.			
P	E	G	A	R	R	R	R	RRM	R	R	R	R	R	R	R	R	RF	RA	
A-40	A-120	A-20	R-10	R-40	R-20	A-10	A-5	C-5	R-2	R-5	-9	-7	-6	M	D-R	D-CI	C	C	
Specific Use																			
PARKS/RECREATION																			
<u>Art Production Facility</u>																			

