

CITY OF FIFE, WASHINGTON

ORDINANCE NO. 1780

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY, WASHINGTON, AMENDING CHAPTER 19.06, AND SECTIONS 19.14.030, 19.20.030, 19.24.030, 19.28.030, 19.32.030, 19.32.040, 19.36.020, 19.36.040, 19.40.020, 19.42.020, 19.44.020, 19.46.020, 19.48.020, AND 19.50.030 OF THE FIFE MUNICIPAL CODE TO PROVIDE ELECTRICAL VEHICLE INFRASTRUCTURE USES.

WHEREAS, in 2009, the State adopted House Bill 1481 related to electrical vehicle infrastructure requiring that local government's development regulations allow electric vehicle infrastructure as a use in all zones except those zoned for residential, resource, or critical areas ; and

WHEREAS, the City of Fife Planning Commission held a public meeting on the proposed amendments on April 2, 2011, and recommended approval of the amendments; and

WHEREAS, a SEPA determination of nonsignificance was issued on June 14, 2011; and

WHEREAS, on June 12, 2012, the City Council held a public hearing on the proposed amendments; and

WHEREAS, the City of Fife has fulfilled all procedural requirements for the adoption of the new development regulations; now therefore

THE CITY COUNCIL OF THE CITY OF FIFE, WASHINGTON
DO ORDAIN AS FOLLOWS:

Section 1. The City Council finds and concludes as follows:

1. The State adopted House Bill 1481 which mandates that Cities allow for electric vehicle infrastructure in all zones except for residential, resource and critical areas, and;
2. The proposed amendments will allow for a regionally uniform approach to permitting electric vehicle infrastructure, and;
3. The proposed amendments are consistent with the Comprehensive Plan and are supported by the following Comprehensive Plan Goals and Policies:

- a. Land Use Policy #15.1 – “Reduce the impact of climate change globally and locally by reducing emissions of carbon dioxide and other climate-changing greenhouse gases (GHG) in Fife”
 - b. Transportation Goal #4 – “Maintain a commitment to meet federal and state air quality standards, working with state, regional, and local agencies and jurisdictions to develop transportation control measures and/or similar mobile source emission reduction programs that may be warranted to attain or maintain air quality requirements.”
4. The proposed amendments promote the public health, safety and general welfare of the Citizens of Fife;

Section 2. Chapter 19.06 of the Fife Municipal Code is hereby amended by the addition of the following new sections:

19.06.102 “Battery charging station equipment” means an electrical component assembly or cluster of component assemblies designed specifically to charge batteries within electric vehicles, which meet or exceed any standards, codes, and regulations set forth by chapter 19.28 RCW and consistent with rules adopted under RCW 19.27.540. There are three levels of charging station equipment:

Level 1: Level 1 is considered slow charging and is present in homes and businesses and typically operates on a 15- or 20-amp breaker on a 120-volt Alternating Current (AC) circuit and standard outlet.

Level 2: Level 2 is considered medium charging and typically operates on a 40-amp to 100-amp breaker on a 208 or 240-volt AC circuit.

Level 3: Level 3 means an industrial grade electrical outlet that allows for faster recharging of electric vehicle batteries through higher power levels. Level 3 is considered fast or rapid acting and is primarily for commercial applications and typically operates on a 60-amp or higher dedicated breaker on a 480-volt or higher three-phase circuit with special grounding equipment.

19.06.103 “Battery electric vehicle (BEV)” means any vehicle that operates exclusively on electrical energy from an off-board source that is stored in the vehicle’s batteries, and produces zero tailpipe emissions or pollution when stationary or operating.

19.06.104 “Battery exchange station” means a fully automated facility that will enable an electric vehicle with a swappable battery to enter a drive lane and exchange the depleted battery with a fully charged battery through a fully

automated process, which meets or exceeds any standards, codes, and regulations set forth by chapter 19.27 RCW and consistent with rules adopted under RCW 19.27.540.

19.06.231 “Electric vehicle” means any vehicle that operates, either partially or exclusively, on electrical energy from the grid, or an off-board source, that is stored on-board for motive purpose. “Electric vehicle” includes: (1) a battery electric vehicle; (2) a plug-in hybrid electric vehicle; (3) a neighborhood electric vehicle; and (4) a medium-speed electric vehicle.

19.06.232 “Electric vehicle charging station” means a public or private parking space that is served by battery charging station equipment that has as its primary purpose the transfer of electric energy (by conductive or inductive means) to a battery or other energy storage device in an electric vehicle.

19.06.233 “Electric vehicle infrastructure” means structures, machinery, and equipment necessary and integral to support an electric vehicle, including battery charging station equipment, electric vehicle charging stations, and battery exchange stations.

19.06.477 “Medium-speed Electric Vehicle” means a self-propelled, electrically powered four-wheeled motor vehicle, equipped with a roll cage or crush-proof body design, whose speed attainable in one mile is more than 25 miles per hour but not more than 35 miles per hour and otherwise meets or exceeds the federal regulations set forth in 49 C.F.R. Sec. 571.500.

19.06.505 “Neighborhood Electric Vehicle” means a self-propelled, electrically powered four-wheeled motor vehicle whose speed attainable in one mile is more than 20 miles per hour and not more than 25 miles per hour and conforms to federal regulations under Title 49 C.F.R. Part 571.500.

19.06.597 “Plug-in hybrid electric vehicle (PHEV)” means an electric vehicle that (1) contains an internal combustion engine and also allows power to be delivered to drive wheels by an electric motor; (2) charges its battery primarily by connecting to the grid or other off-board electrical source; (3) may additionally be able to sustain battery charge using an on-board internal-combustion-driven generator; and (4) has the ability to travel powered by electricity.

Section 3. Fife Municipal Code section 19.14.030 is hereby amended to read as follows:

19.14.030 Accessory uses.

Accessory uses in the SFR district are:

- A. Accessory dwelling unit (see Chapter 19.80 FMC);
- B. Family day-care provider's home facility (see Chapter 19.68 FMC);
- C. Home occupation (see Chapter 19.68 FMC);
- D. Microcell for residential use. Excluded from front yard;
- E. Amateur and citizen band transmitter, support structure and antenna array (see FMC 19.68.020(B));
- F. Livestock as an accessory to an existing residence (see Chapter 19.68 FMC);
- G. Residential accessory use or structure which is subordinate and incidental to a permitted residential dwelling unit. Residential accessory uses and structures may include, but are not limited to, garage, carport, storage shed, noncommercial greenhouse, fence (six feet or less in height) and the accessory uses listed above. Accessory structures constructed after the effective date of the ordinance codified in this title shall be less than or equal to 65 percent of gross floor area of the primary residence or 1,200 square feet, whichever is greater, and less than or equal to 20 feet in height;
- H. Golf course, pool, tennis court, community sport or playfield or other active recreational area within a PRD;
- I. Temporary accessory structures and uses (see Chapter 19.68 FMC);
- J. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;
- k. Other accessory use or structure which is subordinate and incidental to a principally permitted use, as determined by the director.

Section 4. Fife Municipal Code section 19.20.030 is hereby amended to read as follows:

19.20.030 Accessory uses.

Accessory uses in the SLR district are:

- A. Accessory dwelling unit (see Chapter 19.80 FMC);
- B. Family day-care provider's home facility (see Chapter 19.68 FMC);
- C. Home occupation (see Chapter 19.68 FMC);
- D. Microcell for residential use. Excluded from front yard;
- E. Amateur and citizen band transmitter, support structure and antenna array (see FMC 19.68.020(B));
- F. Golf course, pool, tennis court, community sport or playfield or other active recreational area within a PRD;
- G. Livestock as an accessory to an existing residence (see Chapter 19.68 FMC);
- H. Residential accessory use or structure which is subordinate and incidental to a permitted residential dwelling unit. Residential accessory uses and structures may include, but are not limited to, garage, carport, storage shed, noncommercial greenhouse, fence six feet or less in height and the accessory uses listed above. Accessory structures constructed after the effective date of the ordinance codified

in this title shall be less than or equal to 65 percent of gross floor area of the primary residence or 1,200 square feet, whichever is greater, and less than or equal to 20 feet in height;

I. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;j. Other accessory use or structure which is subordinate and incidental to a principally permitted use, as determined by the director.

Section 5. Fife Municipal Code section 19.24.030 is hereby amended to read as follows:

19.24.030 Accessory uses.

Accessory uses in the MDR district are:

- A. Accessory dwelling unit (see Chapter 19.80 FMC);
- B. Family day-care provider's home facility (see Chapter 19.68 FMC);
- C. Day-care facility for use solely by residents of a multifamily development;
- D. Home occupation (see Chapter 19.68 FMC);
- E. Microcell for residential use. Excluded from front yard;
- F. Amateur and citizen band transmitter, support structure and antenna array (see FMC 19.68.020(B));
- G. Livestock as an accessory to an existing residence (see Chapter 19.68 FMC);
- H. Residential accessory use or structure which is subordinate and incidental to a permitted residential dwelling unit. Residential accessory uses and structures may include, but are not limited to, garage, carport, storage shed, noncommercial greenhouse, fence six feet or less in height and the accessory uses listed above. Accessory structures constructed after the effective date of the ordinance codified in this title shall be less than or equal to 65 percent of gross floor area of the primary residence or 1,200 square feet, whichever is greater, and less than or equal to 20 feet in height;
- I. Golf course, pool, tennis court, community sport or playfield or other active recreational area within a PRD;
- J. Temporary accessory structures and uses (see Chapter 19.68 FMC);
- K. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;
- L. Other accessory use or structure which is subordinate and incidental to a principally permitted use, as determined by the director.

Section 6. Fife Municipal Code section 19.28.030 is hereby amended to read as follows:

19.28.030 Accessory uses.

Accessory uses in the HDR district are:

- A. Accessory dwelling unit (see Chapter 19.80 FMC);

- B. Family day-care provider's home facility (see Chapter 19.68 FMC);
- C. On-site day-care facility for use solely by residents of a multifamily development;
- D. Home occupation (see Chapter 19.68 FMC);
- E. Microcell for residential use. Excluded from front yard;
- F. Amateur and citizen band transmitter, support structure and antenna array (see FMC 19.68.020(B));
- G. Livestock as an accessory to an existing residence (see Chapter 19.68 FMC);
- H. Residential accessory use or structure which is subordinate and incidental to a permitted residential dwelling unit. Residential accessory uses and structures may include, but are not limited to, garage, carport, storage shed, noncommercial greenhouse, fence six feet or less in height and the accessory uses listed above. Accessory structures constructed after the effective date of the ordinance codified in this title shall be less than or equal to 65 percent of gross floor area of the primary residence or 1,200 square feet, whichever is greater, and less than or equal to 20 feet in height;
- I. Golf course, pool, tennis court, community sport or play field or other active recreational area within a PRD;
- J. Temporary accessory structures and uses (see Chapter 19.68 FMC);
- K. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;
- L. Other accessory use or structure which is subordinate and incidental to a principally permitted use, as determined by the director.

Section 7. Fife Municipal Code section 19.32.030 is hereby amended to read as follows:

19.32.030 Accessory uses.

Accessory uses in the NR district are:

- A. Accessory dwelling unit (see Chapter 19.80 FMC);
- B. Family day-care provider's home facility (see Chapter 19.68 FMC);
- C. Day-care facility for use solely by residents of a multifamily development;
- D. Home occupation (see Chapter 19.68 FMC);
- E. Microcell for residential use. Excluded from front yard;
- F. Amateur and citizen band transmitter, support structure and antenna array (see FMC 19.68.020(B));
- G. Residential accessory use or structure which is subordinate and incidental to a permitted residential dwelling unit. Residential accessory uses and structures may include, but are not limited to, garage, carport, storage shed, noncommercial greenhouse, fence six feet or less in height and the accessory uses listed above. Accessory structures constructed after the effective date of the ordinance codified in this title shall be less than or equal to 65 percent of gross floor area of the

- primary residence or 1,200 square feet, whichever is greater, and less than or equal to 20 feet in height;
- H. Golf course, pool, tennis court, community sport or playfield or other active recreational park within PRD;
- I. Temporary accessory structures and uses (see Chapter 19.68 FMC);
- J. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;
- K. Other accessory use or structure which is subordinate and incidental to a principally permitted use, as determined by the director.

Section 8. Fife Municipal Code section 19.32.040 is hereby amended to read as follows:

19.32.040 Conditional uses.

Uses permitted subject to the granting of a conditional use permit by the hearing examiner are:

- A. Adult or child day-care provider;
- B. Residential accessory structure which exceeds the gross floor area and/or height limit listed in FMC 19.32.030(G);
- C. Home occupation exceeding the gross floor area requirements identified in Chapter 19.68 FMC;
- D. Accredited public or private K-12 school;
- E. Golf course, pool, tennis court, community sport or playfield or other active recreational park;
- F. Religious institution;
- G. Plant nursery;
- H. Retail sales store including, but not limited to, the sale of the following items: antiques, art, books, clothing (boutique), flowers, garden supply, gifts, groceries, hobby supplies and pottery. Limited to 1,500 square feet per building, except for grocery;
- I. Commercial services including, but not limited to, auto detailing, hair and beauty care, consulting, credit unions, artistic glass studio works, locksmithing, pet grooming, studio photography, real estate sales, shoe repair, tailoring and travel agency services. Limited to not more than 1,500 square feet in gross floor area per lot;
- J. Professional office. Limited to not more than 3,000 square feet in gross floor area per lot;
- K. Necessary public or quasi-public utility structure or equipment, greater than 500 square feet in gross floor area per lot. Excludes substation;
- L. Electric vehicle charging station equipped with Level 3 battery charging station equipment;
- M. Battery exchange station;

N. A use not listed above which is not listed in another district as a permitted or conditional use, is similar in nature to the above list of permitted and conditional uses, is consistent with the purpose and intent of this zoning district, and is compatible with the uses on adjoining properties.

Section 9. Fife Municipal Code section 19.36.020 is hereby amended to read as follows:

19.36.020 Permitted uses.

Permitted uses in the NC district are:

- A. Single-family dwelling;
- B. Duplex dwelling;
- C. General group home;
- D. Agricultural use, including a plant nursery, livestock (see Chapter 19.68 FMC) and roadside stand for the sale of agricultural goods;
- E. Retail sales store including, but not limited to, the sale or rental of the following items: antiques, art, bicycles, books, clothing (boutique), flowers, garden supply, gifts, hobby supplies, photography supplies, pottery and videos;
- F. Commercial services including, but not limited to, beauty and hair care, consulting, credit union banking, artistic glass studio works, locksmithing, office equipment repair, paging, pet grooming, studio photography, real estate sales, shoe repair, tailoring, telecommunication sales and travel agency services;
- G. Espresso stand, including associated drive-thru facility;
- H. Automobile part repair, with no storage and/or repair of customer vehicles;
- I. Professional office;
- J. Veterinary clinic, with treatment and storage of animals within an enclosed building;
- K. Public park;
- L. Attached wireless communication facility (WCF) on a nonresidential attachment structure (see Chapter 19.72 FMC);
- M. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only;
- N. Necessary public or quasi-public utility structure or equipment, less than or equal to 500 square feet in gross floor area. Excludes substations.

Section 10. Fife Municipal Code section 19.36.040 is hereby amended to read as follows:

19.36.040 Conditional uses.

Uses permitted subject to the granting of a conditional use permit by the hearing examiner are:

- A. Residential accessory structure which exceeds the gross floor area and/or height limit listed in FMC 19.36.030(F);
- B. Home occupation exceeding the gross floor area listed in Chapter 19.68 FMC;
- C. Adult or child day-care center;
- D. Post office;
- E. Public and quasi-public utility building, structure or equipment, greater than 500 square feet and less than or equal to 4,000 square feet in gross floor area. Includes substation;
- F. Religious institution;
- G. Restaurant, where customers are to be served only within the confines of the restaurant building and/or limited outdoor seating area. At a minimum, the following factors shall be considered when evaluating any proposed restaurant use:
 - 1. The type and size of the proposed restaurant;
 - 2. The present use of adjoining properties, and the anticipated compatibility of the proposed restaurant with such uses; and
 - 3. The degree to which the proposed restaurant is compatible with residential uses;
- H. Accredited public or private K-12 school;
- I. Permitted or conditional uses which exceed the parking space per square feet of lot area requirement listed in FMC 19.36.050(D);
- J. Electric vehicle charging station equipped with Level 3 battery charging station equipment;
- K. Battery exchange station;
- L. A use not listed above which is not listed in another district as a permitted or conditional use, is similar in nature to the above list of permitted and conditional uses, is consistent with the purpose and intent of this zoning district, and is compatible with the uses on adjoining properties.

Section 11. Fife Municipal Code section 19.40.020 is hereby amended to read as follows:

19.40.020 Permitted uses.

Permitted uses in the CC district are:

- A. Single-family dwelling;
- B. Duplex dwelling;
- C. Multifamily structure with a maximum of eight dwelling units per structure consisting of retirement home located within 500 feet of a transit line permitted through a planned residential development (PRD);
- D. Mixed use structure with a maximum of eight dwelling units per structure only if permitted through a planned residential development (PRD), and where all

- residential units are located on the upper floors of a mixed use structure with nonresidential uses on the first floor, and meeting the design requirements of Chapter 19.60 FMC, and located on a principal or collector arterial street;
- E. Adult or child day-care center;
 - F. General group home;
 - G. Agricultural use, including a plant nursery, feed and seed store, livestock (see Chapter 19.68 FMC) and roadside stand for the sale of agricultural goods;
 - H. Professional office;
 - I. Veterinary clinic, with treatment and storage of animals within an enclosed building;
 - J. Retail sales store including, but not limited to, the sale or rental of the following items: antiques, appliances (new), art, bicycles, books, carpets, clothing, convenience goods, fabrics, flowers, food, furniture, garden supply, gasoline, gifts, hardware, hobby supplies, jewelry, newspapers, office equipment and supplies, paint, pets and pet supplies, pharmaceuticals, photography supplies, pottery, shoes, sporting goods, stationery, tile, toy, vehicle parts (new/remanufactured), videos and wallpaper;
 - K. Commercial service including, but not limited to, banking, beauty and hair care, cleaning, consulting, construction contracting, copying, dry cleaning, funeral services, glass studio works, financial, health (club), insurance, laundry, locksmithing, paging, pet grooming, printing (small-scale), studio photography, real estate sales, repair of products listed in subsection (J) of this section, security, signs, tailoring, telecommunication sales, title, upholstery and vehicle detailing;
 - L. Entertainment facility, including: arcade, bowling alley, indoor miniature golf course, indoor movie or stage theater, museum, indoor skating rink, racquetball court and tennis court;
 - M. Commercial instruction including, but not limited to, airline, art, barber, beauty, business, computer, dance, driving, gaming dealers, language, music, photography, self defense and trade;
 - N. Public and quasi-public use and facility including, but not limited to, community center, court, fire station, governmental office, museum, parking facility, park, police station, pool, post office, public works facility, senior center, school, substation, utility and well facility;
 - O. Radio station;
 - P. Civic, labor, social and fraternal organization;
 - Q. Religious institution;
 - R. Restaurant, excluding drive-thru;
 - S. Espresso stand, including drive-thru;
 - T. Liquor store, located at least 500 feet from the closest property line of any public or private park or children's school;
 - U. Attached wireless communication facility (WCF) on a nonresidential attachment structure (see Chapter 19.72 FMC);
 - V. Electric Vehicle Infrastructure.

Section 12. Fife Municipal Code section 19.42.020 is hereby amended to read as follows:

19.42.020 Permitted uses.

Permitted uses in the CMU district are limited to site developments with no more than 50,000 square feet aggregate gross structure area and are as follows:

- A. Multifamily structure except that a multifamily structure or its accessory uses are not permitted at street level if fronting on 20th Street East;
- B. Mixed use development; provided, that any structure that includes residential use shall provide at least four dwelling units and that residential use or accessory uses are not permitted at street level if fronting 20th Street East;
- C. Professional office including consulting, insurance, real estate sales, professional organizations, radio station without an on-site transmission tower, except that professional office is not permitted at street level if fronting 20th Street East;
- D. Retail sales store including, but not limited to, the sale or rental of the following items: antiques, appliances (new), art, bicycles, books, carpets, clothing, fabrics, flowers, food, furniture, garden supply, gifts, hardware, hobby supplies, jewelry, newspapers, office equipment and supplies, paint, pets and pet supplies, pharmaceuticals, photography supplies, pottery, shoes, sporting goods, stationery, tile, toys, videos and wallpaper, year-round farmer's market, food/grocery/supermarket;
- E. Commercial service including, but not limited to, banking, beauty and hair care, cleaning, copying, dry cleaning, glass studio works, financial, health (club), laundry, locksmithing, paging, pet grooming, printing (small-scale), studio photography, tailoring, telecommunication sales;
- F. Entertainment facility, including arcade, indoor miniature golf course, indoor movie or stage theater, museum;
- G. Commercial instruction including, but not limited to, airline, art, barber, beauty, business, computer, dance, driving, gaming dealers, language, music, photography, self defense and trade;
- H. Public and quasi-public use and facility including, but not limited to, community center, court, fire station, governmental office, museum, parking facility, park, police station, pool, post office, senior center, school, substation, utility and well facility;
- I. Civic, labor, social and fraternal organization, except that a labor, social, and fraternal organization is not permitted at street level fronting 20th Street East;
- J. Restaurant, but excluding dancing, live stage or similar entertainment activities, and drive-thru;
- K. Espresso stand, excluding drive-thru;

L. Attached wireless communication facility (WCF) on a nonresidential attachment structure (see Chapter 19.72 FMC);

M. An off-site parking lot accessory to and located within 500 feet of its associated primary use; provided, that the off-street parking lot is legally encumbered to serve the associated use;

N. Family-oriented dining establishment, where alcoholic beverages may be served as incidental and complementary to the serving of food, such that any area that is primarily intended for dispensing and consumption of alcoholic beverages, including but not limited to a lounge or bar, shall not occupy more than 25 percent of the total floor areas intended for public use;

O. Brewpub, including beer and wine. An eating and drinking establishment having a microbrewery on the premises which produces beer, ale, or other malt beverage, or wine, and where the majority of the beer/wine produced is consumed on the premises. This classification allows a brewpub to sell beer/wine retail and/or act as wholesaler for beer of its own production for off-site consumption, with appropriate state licenses;

P. Electric Vehicle Infrastructure.

Section 13. Fife Municipal Code section 19.44.020 is hereby amended to read as follows:

19.44.020 Permitted uses.

Permitted uses in the RC district are:

A. Single-family dwelling;

B. Duplex dwelling;

C. Multifamily structure consisting of retirement home located within 500 feet of a transit line permitted through a planned residential development (PRD);

D. Mixed use structure only if permitted through a planned residential development (PRD), and where all residential units are located on the upper floors of a mixed use structure with nonresidential uses on the first floor, and meeting the design requirements of Chapter 19.60 FMC;

E. Adult or child day-care center;

F. General group home;

G. Manufactured home park through a planned residential development (PRD);

H. Agricultural use, including plant nursery, feed and seed store, livestock (see Chapter 19.68 FMC) and roadside stand for the sale of agricultural goods;

I. Professional office;

J. Veterinary clinic, with treatment and storage of animals within an enclosed building;

K. Retail sales store including, but not limited to, the sale or rental of the following items: antiques, appliances, art, automobiles, baked goods, bicycles, boats, books, carpets, clothing, convenience goods, fabrics, flowers, food, furniture, garden supply, gifts, glass (artistic or commercial use), hardware, hobby

supplies, jewelry, lumber, motorcycles, newspapers, office equipment or supplies, paint, pets or pet supplies, pharmaceuticals, photography supplies, pottery, secondhand merchandise, shoes, sporting goods, stationery, textile, tile, toys, vehicle parts (new/remanufactured), videos and wallpaper;

L. Retail sales office and lot including, but not limited to, automobile, boat, manufactured home (sales only), recreational vehicle and truck sales;

M. Commercial service including, but not limited to, advertising, ambulance (private), auction (indoor), banking, beauty and hair care, cleaning, consulting, construction contracting, copying, decorating, dry cleaning, employment, funeral, glass (repair, replacement, studios), financial, gasoline (station), health (club), insurance, kennel (indoor), laundry, locksmithing, masonry, newspapers, paging, parcel delivery, pet grooming, plumbing, printing (small-scale), studio photography, real estate sales, repair of products listed in subsection (K) of this section, roofing, security, signs, tailoring, telecommunication sales, title, upholstery, vehicle detailing, vehicle painting and vehicle washing;

N. Indoor entertainment facility including, but not limited to, arcade, billiard room, bowling alley, movie or stage theater, miniature golf course, skating/skateboard facility, racquetball court and tennis court. Excludes shooting range;

O. Commercial instruction including, but not limited to, airline, art, barber, beauty, business, computer, dance, driving, gaming dealers, language, music, photography, self defense and trade;

P. Public and quasi-public use and facility including, but not limited to, community center, court, fire station, governmental office, museum, parking facility, park, police station, pool, post office, public works facility, senior center, school, substation, utility and well facility;

Q. Vehicle repair, minor or major. A vehicle for repair shall not be located in the front yard for more than one week. On-site storage of vehicles not actively being repaired or used by the facility shall be prohibited;

R. Radio station;

S. Hotel;

T. Supermarket;

U. Shopping center;

V. Restaurant, excluding dancing, live stage or similar entertainment activities;

W. Espresso stand;

X. Liquor store, located at least 500 feet from the closest property line of any public school or park;

Y. Bar, tavern and nightclub, located at least 500 feet from the closest property line of any public school, park, adult use business, residential use and residential zoning district;

Z. Religious institution;

AA. Civic, labor, social or fraternal organization;

- BB. Technological use including, but not limited to, scientific research, testing and experimental development laboratory (excludes biotechnology);
- CC. Attached wireless communication facility (WCF) on nonresidential attachment structure (see Chapter 19.72 FMC);
- DD. An off-site parking lot located within 500 feet of the associated use lot; provided, that the off-street parking lot is legally encumbered to serve the associated use;
- EE. Mini-storage;
- FF. Electric Vehicle Infrastructure.

Section 14. Fife Municipal Code section 19.46.020 is hereby amended to read as follows:

19.46.020 Permitted uses.

Permitted uses in the BP district are:

- A. Professional office;
- B. Retail sales store, including but not limited to the sale/rental of the following items: antiques, appliances, art, baked goods, bicycles, books, carpets, clothing, convenience goods, electronic equipment and supplies, fabrics, florists, food, furniture, garden supply, gifts, glass (artistic or commercial use), hardware, heating and plumbing equipment and supplies, hobby supplies, jewelry, motorcycles, newspapers, office equipment and supplies, paint, pets and pet supplies, pharmaceuticals, photography, pottery, shoes, sporting goods, stationery, textile, tile, toys, vehicle parts (new/remanufactured), videos, and wallpaper;
- C. Commercial service including but not limited to: advertising, ambulance (private), banking, beauty and hair care, cleaning, consulting, construction contracting, copying, decorating, dry cleaning, electric motor repair, employment, funeral, glass (repair, replacement, studios), financial, fitness (club), insurance, laundry, locksmithing, masonry, newspaper (small-scale), paging, pet grooming, plumbing, printing (small-scale), studio photography, real estate sales, repair of products listed in subsection B of this section, roofing, secondhand stores, security, signs, tailoring, telecommunication sales, title, and upholstery;
- D. Storage, warehouse or wholesale distribution facility. A business park shall not exceed an average of 4,000 square feet per storage/warehouse/distribution use. This average includes both principal and accessory storage/warehouse/distribution uses. A storage/warehouse/distribution use shall not exceed 15,000 square feet;
- E. Manufacturing. A business park shall not exceed an average of 4,000 square feet per manufacturing use. A manufacturing use shall not exceed 15,000 square feet. Excludes distilling, fermenting, canning, slaughtering, rendering, curing, tanning, paint manufacturing, and tire manufacturing;
- F. Low-intensity amusement, entertainment and recreational facility, including but not limited to: billiard room, gallery, stage theater (indoor), miniature golf course (indoor), and skating/skateboard arena (indoor). Excludes shooting ranges;

- G. Commercial instruction, including but not limited to: airline, art, barber, beauty, business, computer, dance, driving, gaming dealers, language, music, photography, self defense, and trade;
- H. Technological uses including scientific research, testing and experimental development laboratories;
- I. Public and quasi-public use or facility, including but not limited to: community center, court, fire station, governmental office, parking facility, park, police station, pool (indoor), post office, public works facility, senior center, substation, and utilities;
- J. Shopping center;
- K. Restaurant, including drive-thru;
- L. Espresso stand, including drive-thru;
- M. Civic, labor, social or fraternal organization;
- N. Liquor store located at least 500 feet from the closest property line of any public or private children's school or park;
- O. Bar, tavern or nightclub, located at least 500 feet from the closest property line of any residential use or residential zoning district, and any public or private children's school or park;
- P. Wholesale sales store;
- Q. Religious institution;
- R. Adult or child day-care center. For child day-care center, a designated and fenced recreational area is required;
- S. Veterinary clinic, with treatment and storage of animals within an enclosed building;
- T. Assembly of commercial, professional and household electronic components, products and equipment, including but not limited to appliances, communication devices, computers and related accessories, stereo equipment, telecommunications equipment and televisions;
- U. Saw and filing shop;
- V. Machine shop. A business park shall not exceed an average of 4,000 square feet per machine shop use. A machine shop use shall not exceed 15,000 square feet;
- W. Printing establishment;
- X. Attached wireless communication facility (WCF) on an attachment structure (see Chapter 19.72 FMC);
- Y. Electric Vehicle Infrastructure.

Section 15. Fife Municipal Code section 19.48.020 is hereby amended to read as follows:

19.48.020 Permitted uses.

Permitted uses in the I district are:

- A. Existing dwelling unit. A legally constructed dwelling unit for residential occupancy as of the effective date of the ordinance codified in this title;
- B. Manufacturing of products using processed materials. Chemical, paint and tire related manufacturing are excluded;
- C. Pharmaceutical products manufacturing;
- D. Food products manufacturing, excluding meat products, seafood products, distilling, fermenting, canning, slaughtering, rendering, curing and tanning;
- E. Machine shop;
- F. Saw and filing shop;
- G. Assembly of commercial, professional or household electronic components, products and equipment including, but not limited to, appliances, communication devices, computers and related accessories, stereo equipment, telecommunications equipment and televisions;
- H. Warehousing and distribution facilities, including mini-storage. Excludes ocean cargo container storage yard;
- I. Mail and package shipping facilities;
- J. Professional offices;
- K. Construction contracting;
- L. Technological uses including scientific research, testing and experimental development laboratories (excludes biotechnology);
- M. Retail and wholesale sale of products manufactured on-site. The site shall be on a lot with at least 100 feet of frontage on a principal or minor arterial;
- N. Agricultural use, including plant nursery, feed and seed store, livestock (see Chapter 19.68 FMC) and roadside stand for the sale of agricultural goods;
- O. Retail sales or service use, fronting on a minor or principal arterial, which shall primarily serve the needs of the industrial district, be compatible with the permitted types of industrial uses, and not interfere with the orderly development of the industrial area;
 - 1. Permitted uses include, but are not limited to, the sale or rental of the following items: electronic equipment, forklifts, heavy equipment, trucks, newspapers and office equipment and supplies;
 - 2. Permitted uses include, but are not limited to, the following services: electric motor repair, espresso stand (including drive-thru), heavy equipment repair, vehicle wash and vehicle repair;
 - 3. Other retail and service type uses which are within the same structure as a permitted manufacturing, warehousing, distribution or office use and occupy less than or equal to 35 percent of the structure's gross floor area;
- P. Public and quasi-public use and facility including, but not limited to, community center, court, fire station, governmental office, museum, parking facility, park, police station, pool, post office, public works facility, senior center, school, substation, utility and well facility;
- Q. Commercial parking lots and park and ride lots;
- R. Armored vehicle facility;

- S. Printing establishment (large-scale);
- T. Recycling collection site and recycling facilities (indoor) including glass, plastic, metal, cardboard and newspaper;
- U. Monopole or lattice WCF less than or equal to 150 feet in height. Located within WCF permitted use overlay and subject to Chapter 19.72 FMC;
- V. Electric Vehicle Infrastructure.

Section 16. Fife Municipal Code section 19.50.020 is hereby amended to read as follows:

19.50.030 Accessory uses.

Accessory uses in the POS district are:

- A. Accessory buildings and structures in accord with the development standards set forth in FMC 19.50.050.
- B. Temporary accessory uses in accord with FMC 19.68.100.
- C. Electric vehicle charging station equipped with Level 1 or Level 2 battery charging station equipment only.

Section 17. Each and every provision of this Ordinance shall be deemed severable. In the event that any portion of this Ordinance is determined by final order of a court of competent jurisdiction to be void or unenforceable, such determination shall not affect the validity of the remaining provisions thereof provided the intent of this Ordinance can still be furthered without the invalid provision.

Section 18. This Ordinance shall be in full force and effect five (5) days after publication as required by law. A summary of this Ordinance may be published in lieu of the entire Ordinance, as authorized by State law.

Introduced the 26th day of June, 2012.

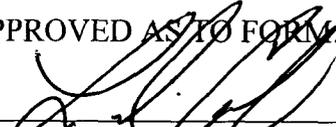
Passed by the City Council on the 10th day of July, 2012.


David K. Zabell, City Manager

ATTEST:


Carol Etgen City Clerk

APPROVED AS TO FORM:



Loren D. Combs, City Attorney

Published: 7/13/12
Effective Date: 7/18/12, 2012

Ad Order Confirmation

Ad Order Number 0001324414
PO Number ORDS
Customer Account 220218AIM
Customer CITY OF FIFE
ACCOUNTS PAYABLE,5411 23RD ST E,
FIFE WA 98424-2061 USA

Phone Number 253-922-2489
Phone Number 2
Customer Fax

Payment Method
Total Amount \$380.56
Payment Amt \$0.00
Amount Due \$380.56

Ad Number 0001324414-01
Sales Rep. legals
Blind Box
Tear Sheets 3
Proofs 0
Ad Size 1.0 X 71 Li
Invoice Text: ORD 1777, 1779, 1780, 1781
Affidavits 0
Placement Legal
Position Bids and Requests

Product	Start Date	Stop Date	# Inserts
The News Tribune	7/13/2012	7/13/2012	1

NOTICE OF ORDINANCES PASSED BY
THE CITY OF FIFE
ORDINANCE NO. 1777

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY, WASHINGTON AMENDING SECTIONS 1.01.300, 1.16.030, 2.20.040, 2.28.010(C), 2.36.080, 2.52.040(C), 2.52.380, 2.68.030, 2.68.040, 3.11.000, 3.12.060, 3.16.080, 3.21.020, 3.23.030, 3.52.010, 3.52.020, 3.60.130, 3.70.180, 3.80.010(G), 5.01.130(D)(4), 5.06.080, 5.32.180, 5.34.010(B), 8.04.020, 8.04.030, 8.16.020, 8.16.130, 8.16.150, 8.24.050, 8.24.150(A), 9.06.050, 9.11.020(C), 9.12.040, 9.12.110, 9.22.040, 9.23.030(B), 9.26.020, 9.26.040, 9.37.020(B), 9.77.010, 9.77.020(C), 9.79.010, 10.04.220(F), 10.26.010(A), 10.26.020, 10.32.010(F), 10.32.020(C), 10.48.080, 10.57.300(B), 10.57.180(E), 10.80.020(B), 11.01.130(A), 11.01.230(A), 11.01.270, 12.12.010(B), 12.04.090, 13.04.240(D)(2)(H)(b)(4)(i), 13.04.340, 13.05.530(F)(2)(b)(4)(i), 13.05.060, 13.05.570, 13.18.020(A)(V), 13.18.300, 13.18.120(D), 14.01.060, 14.02.020(B), 15.04.113, 15.08.030(A), 15.20.020, 15.32.020(E), 15.32.020, 16.02.490, 16.05.020, 16.06.080, 16.06.040, 16.09.020(D), 16.11.080, 17.04.040(B), 17.04.180, 17.06.020(C), 17.39.113, 18.01.070, 18.06.080(D)(3), 18.46.010(B), 19.06.330, 19.06.330, 19.06.866, 19.36.020(H), 19.42.030, 19.44.010, 19.60.050(A)(5), 19.84.020(B)(C)(1), 19.68.050(B)(6), 21.30.070 AND CHAPTERS 1.16, 1.44 AND 9.26 OF THE FIFE MUNICIPAL CODE AND REPEALING SECTIONS 3.12.060, AND 9.12.060 AND CHAPTERS 1.20, 2.64, 8.20 AND 9.67 OF THE FIFE MUNICIPAL CODE
A COMPLETE COPY OF THE ORDINANCE IS ON THE City of Fife website, www.cityoffife.org
Carol Elgen, City Clerk

ORDINANCE NO. 1779

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY, WASHINGTON, AMENDING SECTION 4 OF ORDINANCE NO. 1717 EXTENDING THE PROHIBITION OF TRUCKS GREATER THAN 26,000 GVW ON NORTH VENEE ROAD WEST OF 80TH AVENUE EAST (RAILROAD BRIDGE)
A COMPLETE COPY OF THE ORDINANCES ARE ON THE City of Fife website, www.cityoffife.org
Carol Elgen, City Clerk

ORDINANCE NO. 1780

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY, WASHINGTON, AMENDING CHAPTER 19.06 AND SECTIONS 19.14.030, 19.20.020, 19.24.030, 19.28.030, 19.32.030, 19.32.040, 19.36.020, 19.36.040, 19.40.020, 19.42.030, 19.44.020, 19.46.020, 19.46.020, AND 19.50.030 OF THE FIFE MUNICIPAL CODE TO PROVIDE ELECTRICAL VEHICLE INFRASTRUCTURE USES.
A COMPLETE COPY OF THE ORDINANCES ARE ON THE City of Fife website, www.cityoffife.org
Carol Elgen, City Clerk

ORDINANCE NO. 1781

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FIFE, PIERCE COUNTY, WASHINGTON EXTENDING THE EXISTING MORATORIUM ON MEDICAL MARIJUANA COLLECTIVE GARDENS FOR AN ADDITIONAL SIX MONTH PERIOD
A COMPLETE COPY OF THE ORDINANCES ARE ON THE City of Fife website, www.cityoffife.org
Carol Elgen, City Clerk