

CITY OF ELLENSBURG  
Revised DRAFT 1 LAND DEVELOPMENT CODE UPDATE - January , 2013  
ARTICLE SUMMARY

**NOTE:** Revisions have altered some of the section numbering below and will be identified with both the November 2012 summary numbering and with the revised January 2013 numbering in *italics*. The Revision has addressed comments received to date on Draft 1 in a track changes format and includes some specific changes, however the summary content of the revised Articles remains the same. The Revised Draft 1 document is available on the City's Web page [www.ci.ellensburg.wa.us](http://www.ci.ellensburg.wa.us)

**Article 1      General Provisions**

15.11 Establishes the purpose/authority/interpretation provisions of the new Land Development Code

15.11.060 also establishes the roles and responsibilities of the various actors (boards, commissions, staff, hearing examiner and Council)

15,11.070 explains the vesting of applications (***NOTE: Initial legal review recommends removing any reference to vesting since it is a legal term and it varies from by permit application type. Other jurisdictions have similar language to this to provide the applicant some basic information regarding vesting and what it means and staff is working with the consultant to address the legal review concern.***)

15.11.090 explains how terms are interpreted (shall, may, etc.)

15.12 Addresses the adoption of the Comprehensive Plan .

***(NOTE: We may want to include the Comp Plan amendment process here. However, the initial legal review recommends removing this totally from the LDC since it is not related to land development and instead return it to ECC Title 1 where it currently resides.)***

15.13 Provides definitions for terms used in the Land Development Code. Some are new and some are from current Code. Some of the current Code definitions have been updated and others have not. The actual document eventually adopted and placed on the web in the City Code will have internal links to all terms that are defined which will appear as a pop-up on the screen when the term is clicked. ***(Staff is working with the consultant to address some of the older definitions that have been carried over to this new LDC.)***