



**CITY OF LA CENTER, WASHINGTON
NOTICE of PUBLIC HEARING**

**Parking Code Updates
(File #: 2022-028-ZON/SEPA)**

The City of La Center is updating its code provisions pertaining to parking. The code update will primarily affect LCMC 18.280 (Off-street Parking and Loading), but provisions in other code chapters including LCMC 18.40 (Definitions), LCMC 18.140 (Medium Density Residential District), LCMC 18.158 (La Center Junction Plan Zoning District), 18.165 (Mixed-Use), and 18.245 (Supplementary Development Standards). If adopted, the code update would:

- Provide an applicability statement for the off-street parking code in LCMC 18.280 that clarifies that parking provisions apply to new development, expansions of existing development, new construction of a high valuation, when a parking lot is constructed, or when there is a change in use.
- Require variances for deviations from parking standards including quantity reductions of more than 15% or providing more parking than the maximum allowed.
- Prohibit parking of motor homes, recreational vehicles, boats, and utility trailers on street or in front of a house for more than 2 weeks per year.
- Changing the minimum number of off-street parking spaces for multifamily residential, industrial, and commercial uses to align with parking demand.
- Establishing a maximum number of parking spaces of 150% of the minimum in the Downtown Commercial, Downtown Overlay, and Mixed Use zoning districts and 200% in all other commercial and public districts.
- Allowing for parking reductions and credits up to 15% for provision of bike parking and for on- street parking in downtown La Center.
- Allowing for compact spaces to count for up to 20% of the total of the required number of spaces and requiring they be 8 feet wide by 15 feet long.
- Allowing for offsite parking within 300 feet for commercial and industrial uses.
- Eliminating redundant provisions of the code.
- Moving multifamily parking provisions to the Medium Density Residential (MDR-16) zoning district.
- Requiring landscaping islands every twelve spaces in parking lots.

The hearing will be held on **Tuesday, September 13, 2022 beginning at 6:30 PM**. The City has modified the hearing and public testimony procedures to meet the Hybrid Meeting requirements. **The hearing will be conducted in-person at 210 E 4th Street La Center, WA 98629 and online via GoToMeeting (a video conferencing service)**. Participants do not need



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internet access and can connect by phone.

The public is encouraged to provide written or oral testimony. **Directions for participating are included under the "Remote Hearing Attendance and Public Testimony" section below.**

The updated draft of changes to Chapter 18.265 may be examined on the City's Planning Commission webpage at <http://ci.lacenter.wa.us/city/city-commissions/planning-commission/>. The city contact person and telephone number for any questions is Jessica Nash, Permit Technician, 360.263.7665.

Remote Hearing Attendance and Public Testimony:

1. **Attending remotely and giving oral testimony.** You can attend the hearing remotely and provide testimony by connecting to the hearing via phone or computer at 6:30 pm on September 13, 2022. Please see information below about how to testify remotely using the GoToMeeting online platform. Staff will provide you information on participating in the hearing.
2. **Submitting written testimony.** Testimony supplied via email or in writing must be received by Community Development by noon on September 13, 2022 to be considered at the public hearing.
 - a. Submitting via email. Please send an email to Jessica Nash, at jnash@ci.lacenter.wa.us regarding "Parking Code Update" with your testimony.
 - b. Submitting via U.S. Mail. Written testimony may be mailed to City of La Center, Re: Parking Code Update Public Hearing, 210 E 4th St, La Center, WA 98629. Email is strongly preferred.

Public Participation at the hearing

The City of La Center will be hosting the public hearing through the GoToMeeting platform online. The application allows computer, tablet and phone access. The links and phone numbers below are provided for individuals to join the online meeting.

Parking Code Update Public Hearing

Tuesday September 13, 2022 6:30 PM (PDT)



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Planning Commission Meeting

Please join my meeting from your computer, tablet or smartphone.

<https://meet.goto.com/733461797>

You can also dial in using your phone.

(For supported devices, tap a one-touch number below to join instantly.)

United States: +1 (872) 240-3212

Access Code: 733-461-797

Public Notice Issued: September 2, 2022