



CITY OF  
BAINBRIDGE ISLAND

## FOR IMMEDIATE RELEASE

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### **City Council Modifies Six-Month Moratorium within the Business/Industrial Zoning District**

**Bainbridge Island, Wash.**, (November 22, 2016) – During their meet on November 22, the City Council voted to modify the six-month moratorium (Ordinance No. 2016-31) within the Business/Industrial Zoning District to clarify that “preexisting uses” included property owners and tenants who own or are leasing property, or have made a substantial investment, within the area in which the moratorium applies and who had not obtained all of the necessary licenses and permits required by the City prior to the imposition of the moratorium on September 27, 2016.

Those owners and tenants who had not obtained all of the necessary licenses and required permits are allowed to continue with such uses on the condition that they seek and obtain compliance with the City’s licensing and permitting requirements. As referenced in the Ordinance, the term “tenants that own or are leasing” means a tenant that has a lease that preexisted the moratorium and the lease is evidenced by an executed lease agreement or other executed contract.

At their September 27 meeting, the City Council adopted Ordinance 2016-31, a six-month emergency moratorium on the acceptance, processing, and/or approval of applications for building and land use permits, with the exception of preexisting uses and vested applications, within the Business/Industrial Zoning District lands as generally located at the vicinity of Day Road and SR 305, and north of and adjacent to NE New Brooklyn Road.

Ordinance 2016-31 came about in response to concerns shared during the Comprehensive Plan update process regarding the types of non-industrial, non-light manufacturing development that have occurred at the Sportsman Club Road Coppertop Business Park, and the possibility that a similar situation could occur in the Business/Industrial Zoning District at the Day Road and SR 305 location, and the NE New Brooklyn Rd. area. The City intends to use the six-month moratorium to study issues related to the expressed concerns. During the moratorium there will be a temporary suspension on the acceptance, processing, and/or approval of applications for building and land use permits. There is an exception for preexisting uses and vested applications within the Business/Industrial Zoning District which are generally non-industrial, non-light manufacturing in nature. In the coming months, City staff are committed to working closely with business owners and property owners in the impacted areas to develop strategies to address the concerns.

To review Ordinance 2016-31 in its entirety, please visit the [City Council agenda section](#) of the City website. To sign-up to receive notifications of future meetings regarding this topic visit [Notify Me](#) and select *Business Industrial Interim Regulations*. Questions regarding the Ordinance can be directed to the Department of Planning and Community Development at 206.842.2552 or [pcd@bainbridgewa.gov](mailto:pcd@bainbridgewa.gov).

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