

**RESOLUTION NO. 2022-01**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKEWOOD,  
WASHINGTON, AUTHORIZING THE INCLUSIONARY HOUSING INCENTIVE  
DESIGN COVENANT FOR LU-20-0206 GRAVELLY LAKE GARDENS.**

WHEREAS, the City of Lakewood Title 18A.90 establishes a Housing Incentives Program; and

WHEREAS, the City Council most recently revised the Housing Incentives program in 2019 per ordinance 726; and

WHEREAS, the City of Lakewood received application LU-20-00206 Gravelly Lake Gardens Design Review on November 24, 2020 and LU-20-00229 on December 22, 2021; and

WHEREAS, The City of Lakewood issued a Determination of Non Significance (DNS), LU-20-00229 on March 17, 2021; and

WHEREAS, the City of Lakewood received 5 revised plan sets, and deemed LU-20-00206 complete in June, 2021; and

WHEREAS, pursuant to LMC 18A.90.050 in order to qualify for an inclusionary density bonus the owner of the affected parcels must execute a covenant on a form approved by the City Attorney; and

WHEREAS, the covenant is an enduring contractual agreement between the owner applicant and the City and processed as a development agreement; and

WHEREAS, Development Agreements are considered Type V legislative applications, which are subject to noticing requirements and require the Community Development Director and Planning Commission to make recommendation to a High Review Authority; and

WHEREAS, the Planning Commission reviewed the proposal on November 17, 2021; and

WHEREAS, a public hearing was noticed pursuant to the Lakewood Municipal Code 18A.20.310 on November 17, 2021 for a public hearing before the Planning Commission; and

WHEREAS, a public hearing was held before the Planning Commission on December 1, 2021; and

WHEREAS, on December 1, 2021 via resolution 2021-05 the Lakewood Planning Commission found the proposed covenant to be in compliance with the Lakewood Municipal Code Section LMC 18A.90.050 and recommended the City Council approve the Housing Incentive Design Covenant; and

WHEREAS, On January 11<sup>th</sup> the City Council reviewed the proposal, public hearing comments and Planning Commission recommendation; and

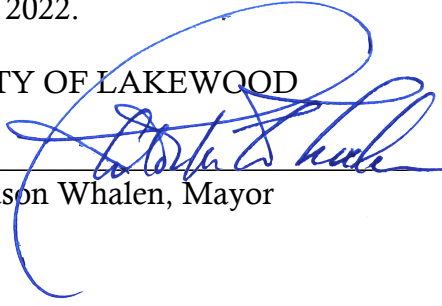
**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF LAKEWOOD, WASHINGTON, HEREBY RESOLVES, AS FOLLOWS:**

**Section 1.** Approval of LU-21-00206 Gravelly Lake Gardens Housing Incentive Design Covenant to allow 4 additional, extremely-low income units for a total of 36 units located at 8933 Gravelly Lake DR SW and reduce parking for the 4 units by 50% as allowed in LMC 18A.90.050.


**Section 2.** This Resolution shall be in full force and effect upon passage and signatures hereon.

PASSED by the City Council this 18th day of January, 2022.


CITY OF LAKEWOOD

  
\_\_\_\_\_  
Jason Whalen, Mayor

Attest:

  
\_\_\_\_\_  
Briana Schumacher, City Clerk

Approved as to form:

  
\_\_\_\_\_  
Heidi Ann Wachter, City Attorney