

BINGEN MUNICIPAL CODE

Chapter 16.04

PURPOSE, APPLICABILITY, AND SEVERABILITY

A. Purpose

This title is enacted in compliance with RCW Chapter 58.17 to establish procedures and standards for subdivisions, short plats, and boundary line adjustments for all land under the land use planning and permitting authority of the City of Bingen. These regulations, along with the city's requirements for the underlying zoning and comprehensive Plan provisions, provide the procedures and standards to evaluate these land use actions.

B. Applicability

1. The provisions of this title apply to the following actions as defined in Chapter 16.08:
 - a. Subdivisions;
 - b. Short plats;
 - c. Boundary line adjustments; and
 - d. Binding site plans.
2. The provisions of this title do not apply to the following:
 - a. Cemeteries and other burial plots;
 - b. Land divisions made by testamentary provision or the laws of descent that are ordered by a court of competent jurisdiction and where each lot so created meets the applicable minimum lot size; and
 - c. A land division for the purpose of lease when no residential structure other than manufactured/mobile homes or travel trailers are permitted to be placed upon the land so long as the lease complies with the provisions of Title 17 – Zoning, as now or hereafter amended.

C. Severability

If any part of this title is for any reason held invalid or unconstitutional by a court of competent jurisdiction, that part shall be deemed separate from the balance of this title and the invalidation of any part of this title shall not affect the validity nor the

enforceability of any of the remaining chapters, sections, or portions of this title. (Ord. 507 §2, 2004).