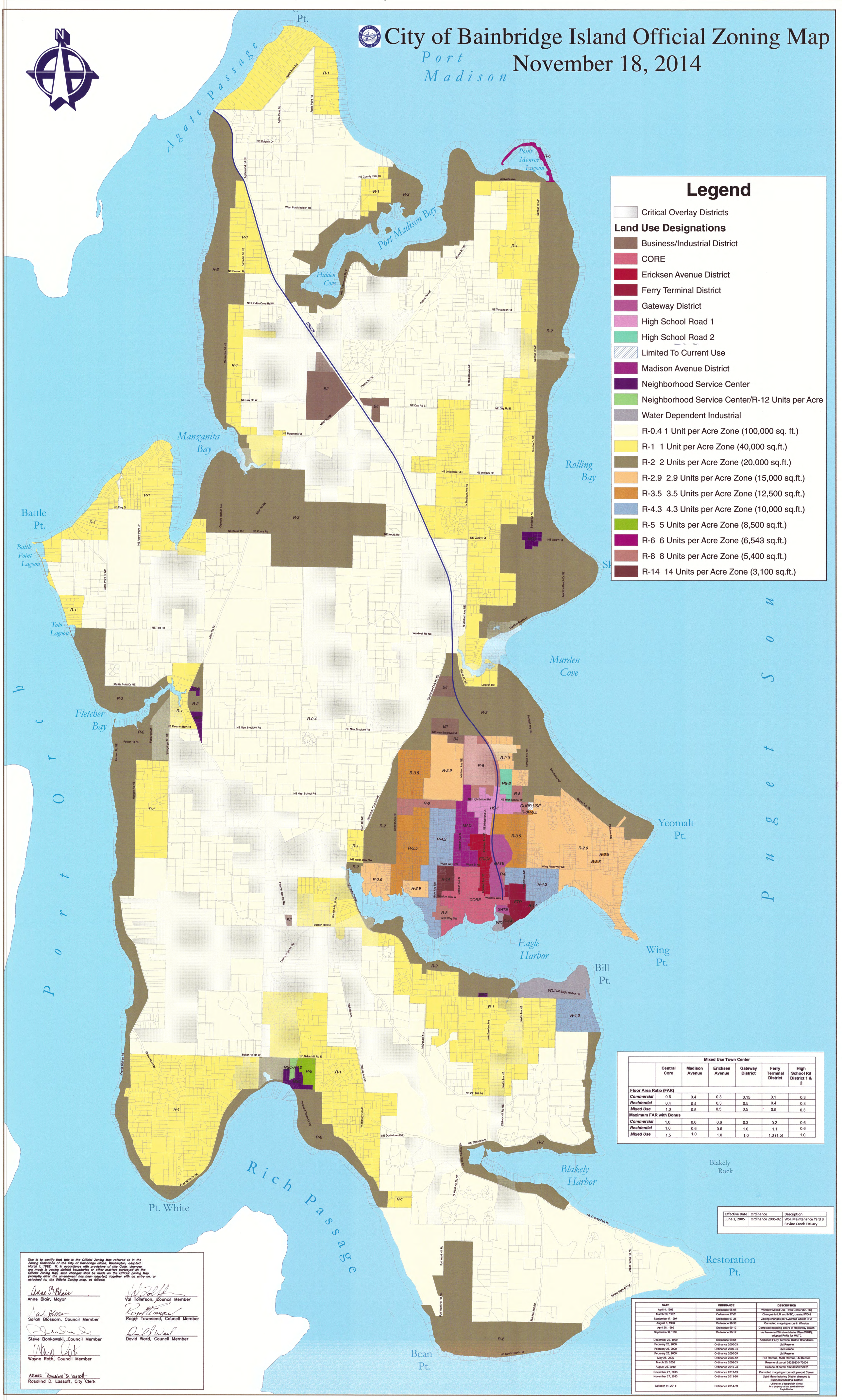
City of Bainbridge Island Official Zoning Map
November 18, 2014



Mixed Use Town Center						
	Central Core	Madison Avenue	Ericksen Avenue	Gateway District	Ferry Terminal District	High School Rd District 1 & 2
Floor Area Ratio (FAR)						
Commercial	0.6	0.4	0.3	0.15	0.1	0.3
Residential	0.4	0.4	0.3	0.5	0.4	0.3
Mixed Use	1.0	0.5	0.5	0.5	0.5	0.3
Maximum FAR with Bonus						
Commercial	1.0	0.6	0.6	0.3	0.2	0.6
Residential	1.0	0.6	0.6	1.0	1.1	0.6
Mixed Use	1.5	1.0	1.0	1.0	1.3 (1.5)	1.0

Effective Date	Ordinance	Description
June 1, 2005	Ordinance 2005-02	WSF Maintenance Yard & Ravine Creek Estuary

DATE	ORDINANCE	DESCRIPTION
April 4, 1996	Ordinance 96-08	Winslow Mixed Use Town Center (MUTC)
March 20, 1997	Ordinance 97-01	Changes to LM and NSC, created WD-1
September 5, 1997	Ordinance 97-28	Zoning changes per Lynwood Center SPA
August 6, 1998	Ordinance 98-38	Corrected mapping errors in Winslow
April 28, 1999	Ordinance 99-12	Corrected mapping errors at Rockaway Beach
September 8, 1999	Ordinance 99-17	Implemented Winslow Master Plan (WMP), adopted FARs for MUTC
December 22, 1999	Ordinance 99-64	Amended Ferry Terminal District Boundaries
February 23, 2000	Ordinance 2000-03	LM Rezone
February 23, 2000	Ordinance 2000-04	LM Rezone
February 23, 2000	Ordinance 2000-05	LM Rezone
May 25, 2005	Ordinance 2005-12	R-8 Rezone, MAD Rezone, LM Rezone
March 20, 2006	Ordinance 2006-03	Rezone of parcel 26250230472004
August 25, 2010	Ordinance 2010-23	Rezone of parcel 10250220072002
November 27, 2013	Ordinance 2013-19	Corrected mapping errors at Lynwood Center
November 27, 2013	Ordinance 2013-20	Light Manufacturing District changed to Business/Industrial District
October 14, 2014	Ordinance 2014-39	Change R-2 designation to WDI for a property on the south shore of Eagle Harbor

This is to certify that this is the Official Zoning Map referred to in the Zoning Ordinance of the City of Bainbridge Island, Washington, adopted March 1, 1992. If, in accordance with provisions of this Code, changes are made in zoning district boundaries or other matters portrayed on the Official Zoning Map, such changes shall be made on the Official Zoning Map promptly after the amendment has been adopted, together with an entry on, or attached to, the Official Zoning map, as follows:

Anne Blair, Mayor

Val Tollefson, Council Member

Sarah Blossom, Council Member

Roger Townsend, Council Member

Steve Bonkowski, Council Member

David Ward, Council Member

Wayne Roth, Council Member

Attest: Rosalind D. Lassoff, City Clerk