

**AN ACT**

To amend the Koror State Zoning Map for the seabed on the southwest side of the road to M Dock in Medalaii Hamlet, and for related purposes.

TO THE PEOPLE OF KOROR REPRESENTED IN THE LEGISLATURE OF THE STATE OF KOROR DO ENACT AS FOLLOWS:

**SECTION 1. FINDINGS.**

The Eighth Koror State Legislature hereby finds that the Koror State Zoning Map, as described in former 31 PNC 3004, now adopted as law of the State of Koror, is the official map of the boundaries of all land use zones in Koror. The official Zoning Map may be amended by the Legislature, after request by the Koror Planning Commission.

The Koror Planning Commission wrote to the Legislature on June 24, 2008, seeking to amend the Koror Zoning Map for an area along the southwest side of the road to M Dock in Medalaii, to allow for residential and commercial development in what is now a Resort Center Zone (currently zoned “RV”). The potential residential and commercial is in a fairly isolated, low development area with a reasonable amount of open space, and will allow for residential and commercial development on the southwest side of the road to M Dock. This proposed amendment will allow for development of southwest side of the road to M Dock.. This proposed amendment will allow for residential development to help alleviate the shortage of land suitable for residential development in Koror, and should not have any adverse effect on the peace and quiet, including traffic, of existing developments in the M Dock area.

**SECTION 2. AMENDMENT OF KOROR ZONING MAP.**

The Koror Zoning Map is hereby amended for the following described parcels of land: A total of eleven (11) lots, and an “access road”, consisting of approximately 60,500 square feet, more or less, and located on the southwest side of H. Wilson Road, as shown on the drawing attached hereto and incorporated by this reference. These parcels of land are hereby rezoned from “RV”, Resort Center Zone, to “RC” Residential Commercial Zone.

1           **SECTION 3. SEVERABILITY.**

2           The provisions of this Act are severable. If any part or portion of this Act is held to be  
3           invalid or unenforceable, then the offending portions may be stricken and the remaining  
4           portions shall continue in full force and effect.

5           **SECTION 4. EFFECTIVE DATE.**

6           This Act shall become effective upon its becoming law of the State of Koror by  
7           operation of the Koror State Constitution.

**PASSED ON: AUGUST 27, 2008**

**CERTIFIED BY:**

**ATTESTED TO BY:**

\_\_\_\_\_/s/  
**Timothy “Tero” Uehara**  
**Speaker**  
**Eighth Koror State Legislature**

\_\_\_\_\_/s/  
**Pasquana Flowers**  
**Assr. Clerk**  
**Eighth Koror State Legislature**

**APPROVED ON THIS DAY 28<sup>th</sup> OF August, 2008**

\_\_\_\_\_/s/  
**Yositaka Adachi**  
**Governor**  
**State of Koror**

**\*Attachments: Please note that Exhibit B, drawing reference labeled as Koror Planning Commission and Koror Planning Commission letter dated June 24, 2008 were not scanned.**