

AN ACT

To amend the Koror State Zoning Map for a designated area in Meyuns Hamlet, and for related purposes.

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

Section 1. Authority; Findings. The Sixth Koror State Legislature (the "Legislature") hereby finds that on June 4, 1998, the Legislature passed K6-88-98, which adopted the "Koror Zoning Law" and "Koror Subdivision Law," previously codified in 31 Palau National Code ("PNC") §§ 3001- 3342, 4001- 4306, respectively. Under Republic of Palau Public Law No. 3-5, the Legislature's adoption of the Koror Zoning Law and Koror Subdivision Law had the effect of repealing the provisions of 31 PNC §§ 3001-3342 and 4001-4306. Although the Legislature adopted the Koror Zoning Law and Koror Subdivision Law through the enactment of K6-88-98, the State of Koror continues to utilize the PNC codification until the State of Koror fully codifies its own laws. The Legislature further finds that occasional revisions must be made to the Koror Zoning Law zones, listed in 31 PNC § 3003.

The Legislature further finds that certain area in Meyuns Hamlet should be re-zoned to coincide with a proposed land use inconsistent with the present zone of the area. The Sixth Koror

State Legislature finds that the re-zoning of this area is in the best interest of the people of Koror and of the Republic of Palau. The purpose of these modifications is to maximize the use of property, when such revisions do not have a materially adverse affect on the occupants of the applicable Zone.

Section 2. Amendment of Koror Zoning Map. The official Koror State Zoning Map, a copy of which is attached hereto as Exhibit "A", is hereby amended to re-zone the orange highlighted area from its current zoning status as "RC" (Residential Commercial Zone) to "C" (Commercial Zone).

The Koror Planning Commission shall, pursuant to existing law, settle or determine any zoning boundary issues relating to the re-zoned area.

Section 3. Severability. In the event that a court of competent jurisdiction determines that any part or portion of this law is invalid, then the offending portion or portions may be stricken, and the remaining portions shall continue in full force and effect.

Section 4. Effective date. This Act shall become effective upon its becoming law by operation of the Koror State Constitution.

PASSED: December 19, 2001

CERTIFIED BY:

ATTESTED TO BY:

/s/ _____
Salvador Tellames, Speaker
Sixth Koror State Legislature

/s/ _____
Charlyne Uong, Clerk
Sixth Koror State Legislature

APPROVED ON THIS _____ DAY OF _____, 200__.

John C. Gibbons
Governor, Koror State

APPROVED ON THIS 4 DAY OF January, 2002.

/s/
Ibedul Y. M. Gibbons
Chairman, House of Traditional Leaders