

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 6711

AN ORDINANCE amending Ordinance Nos. 270 and 277 to release a public utility easement and a portion of a second public utility easement, all located at 10300 NE 8th Street, which have been declared surplus to the City's needs and are no longer required for providing continued public utility service; the release of these easements being deemed in the best interest of the public.

WHEREAS, RCW 35.94.040 and Bellevue City Code (BCC) 4.32.070 provide that whenever a city determines by resolution of its legislative authority, that any lands, property, or equipment originally acquired for public utility purposes is surplus to the city's needs and is not required for providing continued public utility service, then such legislative authority by resolution and after a public hearing may cause such lands, property, or equipment to be leased, sold, or conveyed; and

WHEREAS, pursuant to BCC 4.32.070, such resolution shall state the fair market value and such other terms and conditions for such disposition as the Council deems to be in the best public interest; and

WHEREAS, the fair market value of said easements are estimated to be \$433,100; and

WHEREAS, the easements were conveyed to the City at no cost and as a result no compensation is required for relinquishment; and

WHEREAS, on November 23, 2020, by Resolution No. 9846, Council declared a public utility easement and a portion of a second public utility easement (as legally described in and generally depicted on Attachment A) are surplus to the City's needs and no longer required for providing continued public utility service; and

WHEREAS, on December 6, 2021, Council adopted Resolution No. 10035 setting a time and place for a public hearing to consider the release of such easements; and

WHEREAS, Council held a public hearing on January 24, 2022, as the required prerequisite to authorizing relinquishment of the utility easements; and

WHEREAS, Council finds that the relinquishment of the public utility easement reserved under Ordinance No. 270, as well as a portion of a second public utility easement reserved under Ordinance No. 277 (as legally described in and generally depicted on Attachment A), all located on the property at 10300 NE

8th Street in Bellevue, Washington, is deemed in the best interest of the public; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES
ORDAIN AS FOLLOWS:

Section 1. Section 1 of Ordinance No. 270, is hereby amended to read as follows:

“That portion of 103rd Avenue N.E. in the City of Bellevue lying between N.E. 8th Street and N.E. 10th Street, described as follows, to-wit:

The South 394.5 feet of the West 25 feet of the East half of the southeast quarter of the southwest quarter of the southwest quarter of Section 29, Township 25 North, Range 5 East, W. M., in King County, Washington, EXCEPT the south 30 feet thereof, heretofore conveyed for road purposes; and also the south 394.5 feet of the East 25 feet of the west half of the southeast quarter of the southwest quarter of the southwest quarter of Section 29, Township 25 North, Range 5 East, W. M., in King County, Washington, EXCEPT the south 30 feet thereof, heretofore conveyed for road purposes, is vacated.”

Section 2. Section 1 of Ordinance 277, is hereby amended to read as follows:

“That portion of 103rd Avenue N.E. in the City of Bellevue lying between N.E. 8th Street and N.E. 10th Street, described as follows, to-wit:

The North 268.0 feet of the West 25 feet of the East half of the Southeast Quarter of the Southwest Quarter of the Southwest Quarter of Section 29, Township 25 North, Range 5 East, W. M., King County, Washington, EXCEPT the North 25 feet thereof, heretofore conveyed for road purposes; and also the North 268.0 feet of the East 25 feet of the West half of the Southeast Quarter of the Southwest Quarter of the Southwest Quarter of Section 29, Township 25 North, Range 5 East, W. M., in King County, Washington, EXCEPT the North 25 feet thereof, heretofore conveyed for road purposes,

is vacated, provided however, that an easement is reserved for the location, construction, reinstallation, use, repair and maintenance of pipes, poles, cables, lines or appurtenances of public utilities and services within or above such vacated portions; excepting therefrom that portion located within the following described property:

Parcel A, City of Bellevue Boundary Line Adjustment No. 19-103701-LW, recorded under recording number 20190508900012, in King County, Washington.

Section 3. This Ordinance shall take effect and be in force five (5) days after its passage and legal publication.

Passed by the City Council this _____ day of _____, 2023 and signed in authentication of its passage this _____ day of _____, 2023.

(SEAL)

Lynne Robinson, Mayor

Approved as to form:
Kathryn L. Gerla, City Attorney

Monica A. Buck, Assistant City Attorney

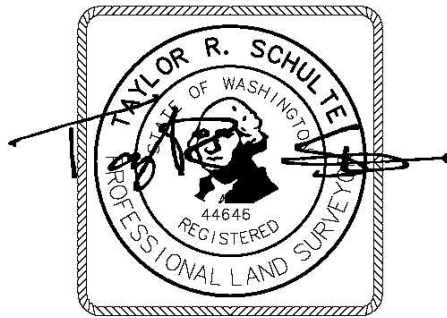
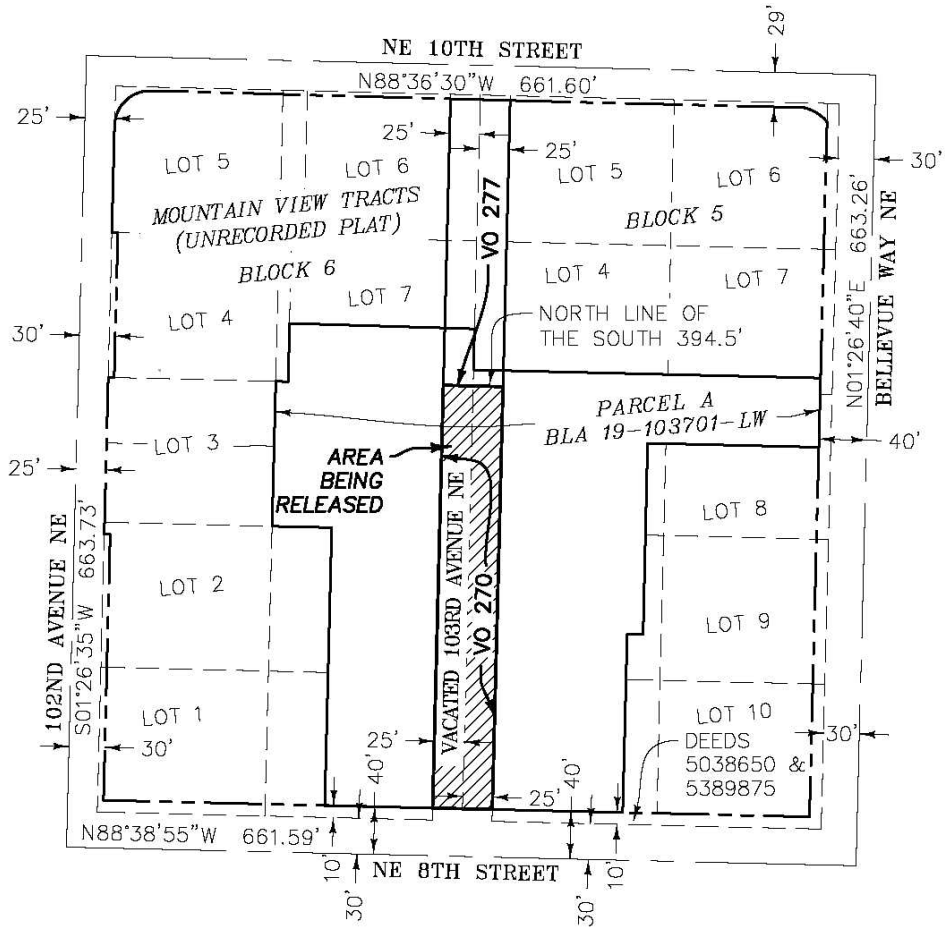
Attest:

Charmaine Arredondo, City Clerk

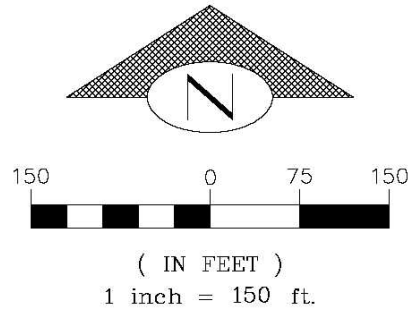
Published _____

ATTACHMENT A

SW 1/4, SW 1/4, SEC 29, TWP 25 N, RGE 5 E, W.M.



10/29/20



VACATION ORDINANCE 270
 AVENUE BELLEVUE
 FORTRESS DEVELOPMENT
 BELLEVUE KING COUNTY WASHINGTON



BUSH, ROED & HITCHINGS, INC.
 LAND SURVEYORS & CIVIL ENGINEERS
 2009 MINOR AVE. EAST (206) 323-4144
 SEATTLE, WASHINGTON DATE: 10/20/20
 98102-3513 JOB NO.: 2015172.15

LEGAL DESCRIPTION

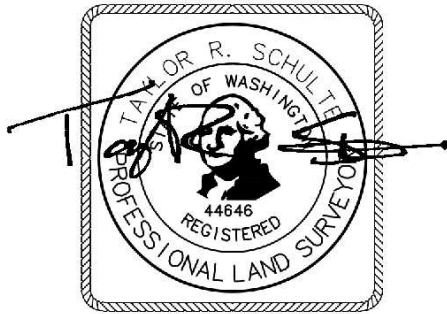
THAT PORTION OF 103RD AVENUE NORTHEAST AS VACATED UNDER CITY OF BELLEVUE ORDINANCE NUMBER 270, LYING WITHIN PARCEL A, CITY OF BELLEVUE BOUNDARY LINE ADJUSTMENT NO. 19-103701-LW, RECORDED UNDER RECORDING NUMBER 20190508900012, IN KING COUNTY, WASHINGTON;

SAID ORDINANCE IS DESCRIBED AS FOLLOWS;

THE SOUTH 394.5 FEET OF THE WEST 25 FEET OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 25 NORTH, RANGE 5 EAST, W. M., IN KING COUNTY, WASHINGTON, EXCEPT THE SOUTH 30 FEET THEREOF, HERETOFORE CONVEYED FOR ROAD PURPOSES; AND ALSO THE SOUTH 394.5 FEET OF THE EAST 25 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 25 NORTH, RANGE 5 EAST, W. M., IN KING COUNTY, WASHINGTON, EXCEPT THE SOUTH 30 FEET THEREOF, HERETOFORE CONVEYED FOR ROAD PURPOSES;

CONTAINING AN ARE OF 17,725 SQUARE FEET OR 0.4069 ACRES, MORE OR LESS;

SITUATE IN THE CITY OF BELLEVUE, KING COUNTY, WASHINGTON.

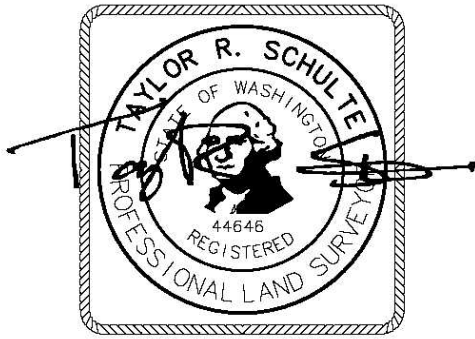
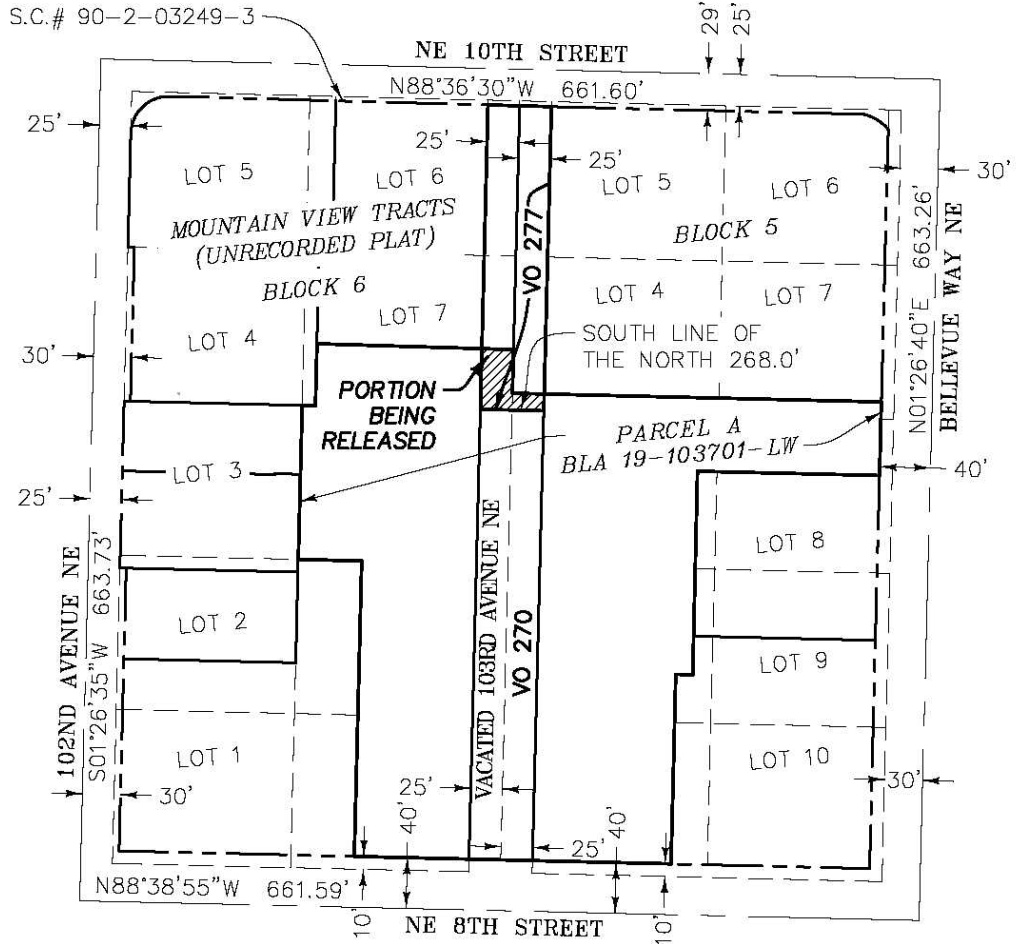


10/29/20

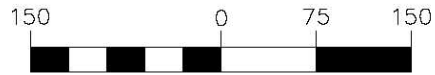
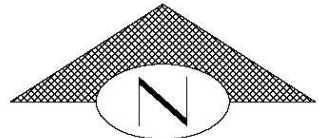
FORTRESS DEVELOPMENT
AVENUE BELLEVUE
TAYLOR R. SCHULTE PLS NO. 44646
BRH JOB NO. 2015172.15
OCTOBER 22, 2020

BUSH, ROED & HITCHINGS, INC.
2009 MINOR AVENUE EAST
SEATTLE, WA 98102
(206) 323-4144

SW 1/4, SW 1/4, SEC 29, TWP 25 N, RGE 5 E, W.M.



10/29/20



(IN FEET)
1 inch = 150 ft.

VACATION ORDINANCE 277
AVENUE BELLEVUE
FORTRESS DEVELOPMENT
BELLEVUE KING COUNTY WASHINGTON



BUSH, ROED & HITCHINGS, INC.
LAND SURVEYORS & CIVIL ENGINEERS
2009 MINOR AVE. EAST (206) 323-4144
SEATTLE, WASHINGTON DATE: 10/20/20
98102-3513 JOB NO.: 2015172.16

LEGAL DESCRIPTION

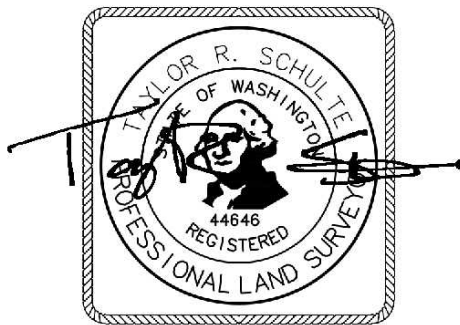
THAT PORTION OF 103RD AVENUE NORTHEAST AS VACATED UNDER CITY OF BELLEVUE ORDINANCE NUMBER 277, LYING WITHIN PARCEL A, CITY OF BELLEVUE BOUNDARY LINE ADJUSTMENT NO. 19-103701-LW, RECORDED UNDER RECORDING NUMBER 20190508900012, IN KING COUNTY, WASHINGTON;

SAID ORDINANCE IS DESCRIBED AS FOLLOWS;

THE NORTH 268.0 FEET OF THE WEST 25 FEET OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 25 NORTH, RANGE 5 EAST, W. M., KING COUNTY, WASHINGTON, EXCEPT THE NORTH 25 FEET THEREOF, HERETOFORE CONVEYED FOR ROAD PURPOSES; AND ALSO THE NORTH 268.0 FEET OF THE EAST 25 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 25 NORTH, RANGE 5 EAST, W. M., IN KING COUNTY, WASHINGTON, EXCEPT THE NORTH 25 FEET THEREOF, HERETOFORE CONVEYED FOR ROAD PURPOSES;

CONTAINING AN ARE OF 1,526 SQUARE FEET OR 0.0350 ACRES, MORE OR LESS;

SITUATE IN THE CITY OF BELLEVUE, KING COUNTY, WASHINGTON.



10/29/20

FORTRESS DEVELOPMENT
AVENUE BELLEVUE
TAYLOR R. SCHULTE PLS NO. 44646
BRH JOB NO. 2015172.16
OCTOBER 29, 2020

BUSH, ROED & HITCHINGS, INC.
2009 MINOR AVENUE EAST
SEATTLE, WA 98102
(206) 323-4144