

February 5, 2018

CITY COUNCIL AGENDA MEMORANDUM

SUBJECT

Resolution initiating vacation of a portion of SE 20th Street adjacent to 1858 128th Avenue SE; and setting a time and place for a hearing to consider such a vacation.

FISCAL IMPACT

This action requires staff preparation and research time, which can be accommodated within the existing operating budget. The petitioner has paid the required pre-hearing fee of \$1,650 and will pay a post-hearing fee of \$1,100 if the property is to be vacated. It has been determined that this right-of-way is Class I per Bellevue City Code 14.35.120 and that compensation is required at 100 percent of fair market value, in excess of filing fees (Bellevue City Code 14.35.130). The estimated fair market value of the right-of-way proposed to be vacated is approximately \$113,000.

STAFF CONTACTS

Nora Johnson, Director, 452-4167
Ira McDaniel, Real Property Manager, 452-4182
Patti Ebert, Sr. Real Property Agent, 452-5203
Civic Services Department

David Berg, Director, 452-6468
Transportation Department

POLICY CONSIDERATION

Bellevue City Code:

Section 14.35.070 requires that Council hold a public hearing to consider the vacation, to hear any person wanting to speak for or against the vacation, and to pass an Ordinance accomplishing the vacation, if appropriate.

Section 14.35.050 requires the public hearing be held at a time not more than 60 days, nor less than 20 days, after the date of passage of a Resolution establishing the hearing date.

BACKGROUND

On September 14, 2017, the City received a street vacation petition signed by property owners of two-thirds of the land abutting a portion of SE 20th Street adjacent to 1858 128th Avenue SE. The sufficiency of the petition, as required by City Code, has been established. The area to be vacated is adjacent to property currently owned by the petitioner whose physical address is 1858 128th Avenue SE. This right-of-way is located in a residential area in the Plat of Woodridge Division No 1.

The right-of-way for SE 20th Street is 60 feet in width and the petitioner has requested to vacate 15' of right-of-way adjacent to their property. They have requested this vacation to increase the potential for a short plat in the future.

Seven City departments reviewed and commented on the current vacation request. The Parks Department wants to ensure that if the portion of right-of-way is vacated, that an existing neighborhood pedestrian connection is maintained on the remaining right-of-way, Planning and Community Development noted that there is an associated trail marker that should remain and, prior to the public hearing, the Utilities Department will determine whether a waterline easement is needed.

EFFECTIVE DATE

If approved, this Resolution becomes effective immediately upon Council adoption.

OPTIONS

1. Adopt the Resolution initiating vacation of a portion of SE 20th Street adjacent to 1858 128th Avenue SE; and setting a time and place for a hearing to consider such a vacation.
2. Do not adopt the Resolution and provide alternative direction to staff.

RECOMMENDATION

Option 1

MOTION

Move to adopt Resolution No. 9364 initiating vacation of a portion of SE 20th Street adjacent to 1858 128th Avenue SE; and setting a time and place for a hearing to consider such a vacation.

ATTACHMENTS

- A. Vicinity Map
 - B. Proposed Right-Of-Way Vacation Map
- Proposed Resolution No. 9364

AVAILABLE IN COUNCIL DOCUMENT LIBRARY

Copy of Petition to Vacate Streets