

ORIGINAL

Street & Utility Improvements
Portion of Avondale Road
LID 77-ST- 26 (Proposed)

CITY OF REDMOND, WASHINGTON

RESOLUTION NO. 457

A RESOLUTION, declaring the intention of the City Council of the City of Redmond to order the formation of a local improvement district for the construction of street improvements on Avondale Road, extending from its intersection with Union Hill Road to its intersection with Redmond Way, and intersection improvements on N.E. 79th Street, extending from 170th Avenue N.E. to Avondale Road, and fixing the date for a public hearing thereon.

WHEREAS, the City Council has determined that it is in the best interest of the City of Redmond and is necessary for the public peace, safety and welfare that Avondale Road, extending from its intersection with Union Hill Road to its intersection with Redmond, Way, and intersection improvements on N.E. 79th Street, extending from 170th Avenue N.E. to Avondale Road, within the City limits of Redmond, be widened and improved by the construction, and installation of grading, surfacing with asphalt concrete paving, cement concrete curbs, gutters and sidewalks, landscaping and slope protection, traffic channelization and signals, storm drainage facilities, retaining walls, street illumination and underground power, together with all necessary appurtenances consistent with good street and utility construction; and

WHEREAS, the City intends to undertake the improvement of said street to a facility varying from three to five lanes, curb to curb, within a 70-foot right-of-way on Avondale Road, and a facility varying from two to three lanes, curb to curb within a 60-foot right-of-way on N.E. 79th Street, as an Urban Arterial project and desires to provide for the construction of curbs, gutters, sidewalks and driveways across sidewalks, at the same time; and

WHEREAS, the City Council having further determined that said improvements should be paid in whole or in part by the levy and collection of assessments upon the property within the proposed improvement district; that a local improvement district should be formed for the construction of the improvement, and that a date for a public hearing thereon should be fixed, Now, Therefore,

THE CITY COUNCIL OF THE CITY OF REDMOND DO RESOLVE AS FOLLOWS:

Section 1. Intention to form local improvement district declared. The City Council hereby declares its intention to order the formation of a local improvement district for the construction of improvements upon Avondale Road, extending from its intersection with Union Hill Road to its intersection with Redmond Way, and intersection improvements on N.E. 79th Street, extending from 170th Avenue N.E. to Avondale Road, consisting of the construction and installation of grading, surfacing with asphalt concrete paving, cement concrete curbs, gutters and sidewalks, landscaping

and slope protection, traffic channelization and signals, storm drainage, facilities, retaining walls, street illumination and underground power, together with all necessary appurtenances consistent with good street and utility construction.

Section 2. Description of proposed district. The properties to be included and the boundaries of the proposed local improvement district to be formed are set forth in Exhibit A and are illustrated by the sketch set forth in Exhibit B, both of which are attached hereto and by this reference incorporated herein.


Section 3. Proposed method of assessment. Pursuant to the provision of RCW 35.44.047, the City may use any method or combination of methods to compute assessments which may be deemed to fairly reflect the special benefits to the properties being assessed.

Section 4. Preliminary assessment roll to be prepared. The Public Works Director and City Engineer are hereby authorized and directed to prepare and file with the City Clerk the preliminary estimates and assessment roll and certify the same to the City Council in the manner provided by RCW 35.43.130.

Section 5. Date set for public hearing - notice. The date of March 7, 1978, at the hour of 8:00 P.M. at the City Hall before the City Council is hereby set as the time and place for a public hearing on this Resolution and the City Clerk is directed to publish this Resolution and to cause proper notice of said hearing to be given in the manner and form required by law.

PASSED by the Council of the City of Redmond, Washington, at a regular meeting thereof, and APPROVED by the Mayor this 7th day of February, 1978.

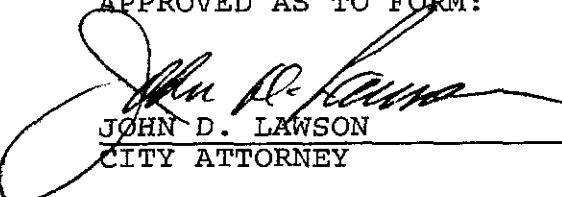
CITY OF REDMOND


SELWYN L. YOUNG
MAYOR

ATTEST:


PAUL F. KUSAKABE
CITY CLERK

APPROVED AS TO FORM:


JOHN D. LAWSON
CITY ATTORNEY

Published in the Sammamish Valley
News on 2-15-78 and 2-22-78.

EXHIBIT A

LEGAL DESCRIPTION
AVONDALE ROAD & N.E. 79TH STREET
L.I.D. 77-ST-26

That portion of the Northwest quarter and the Northeast quarter of Section 12, Township 25 North, Range 5 East, W.M., described as follows:

Commencing at the intersection of the centerline of Avondale Road and the East line of the Northwest quarter of Section 12;

Thence North along the East line of said Northwest quarter a distance of 244 feet, more or less, to a point on the South line of Lot 4, Way & Neslund Addition, Volume 58, page 52, records of King County, Washington, said point also being the True Point of Beginning;

Thence S. 89° 05' 50" W a distance of 45 feet to the Southwest corner of said Lot 4;

Thence continuing Westerly parallel to the North line of the Northwest quarter of said section a distance of 245 feet;

Thence Southerly parallel to the easterly margin of 171st Avenue N.E. a distance of 280 feet, more or less, to the Northerly margin of Avondale Road;

Thence Southwesterly along the Northerly margin of Avondale Road to a point on a line 179 feet East of and parallel to the Easterly margin of 171st Avenue N.E.;

Thence North along a line 179 feet East of and parallel to the Easterly margin of 171st Ave. N.E. a distance of 125 feet more or less;

Thence West along a line parallel to the North line of said Northwest quarter of said section a distance of 79 feet;

Thence Northerly along a line parallel to the Easterly margin of 171st Ave. N.E. a distance of 3 feet;

Thence Westerly along a line parallel to the North line of said Northwest quarter a distance of 100 feet to the Easterly margin of 171st Ave. N.E.;

Thence continuing Westerly a distance of 30 feet to the Westerly margin of 171st Ave. N.E.;

Thence North along the Westerly margin of 171st Ave. N.E. to the Northeast corner of Lot 9, Block 2, Sikes Third Addition, volume 21, page 37, records of King County, Washington;

Thence West along the North line of said Lot 9 a distance of 102.68 feet;

Thence South along the West line of Lots 9, 8, and 7, Block 2, of said Plat of Sikes Third Addition, a distance of 150 feet;

Thence Westerly parallel to the North line of the Northwest quarter of said section a

distance of 120 feet to the Easterly margin of 170th Ave. N.E.; said margin also being the West line of Lot 1 of said Plat of Sikes Third Addition;

Thence South along the West line of Lot 1 of said Plat of Sikes Third Addition to its intersection with the Northerly margin of N.E. 79th St.;

Thence continuing South along the west line extended at said Lot 1 to the Southerly margin at N.E. 79th Street;

Thence Northwesterly along the Southerly margin of N.E. 79th St. said margin also being the North line of Lots 2 and 3, Block 1, of said Plat of Sikes Third Addition, to the Northwest corner of Lot 3;

Thence South along the West line of Lots 3 and 1 of said Plat to the Northerly margin of Avondale Road;

Thence Southwesterly along the Northerly margin of Avondale Road to its intersection with the Northerly margin of Redmond Way (S.R. 202);

Thence Southeasterly along a line to the point of intersection of the Northerly margin of Redmond Way (S.R. 202) and the Southerly margin of Avondale Road;

Thence Southeasterly along the Northerly margin of Redmond Way (S.R. 202) to a point on said margin which is 340 feet Northwesterly of the East line of the Northwest quarter of said Section 12, as measured along the Northerly margin of Redmond Way;

Thence North 24° 19' 57" East a distance of 99.78 feet;

Thence North 82° 41' 43" East a distance of 156.72 feet;

Thence South 7° 18' 17" East a distance of 12.52 feet;

Thence South 65° 40' 03" East a distance of 130 feet, more or less, to the East line of the Northwest quarter of said Section 12;

Thence South along the East line of said Northwest quarter to its intersection with the Northerly margin of Redmond Way (S. R. 202);

Thence Southeasterly along the Northerly margin of Redmond Way (S.R. 202) a distance of 275.83 feet;

Thence North 24° 08' 08" East a distance of 312.41 feet;

Thence North 41° 53' 09" East a distance of 115.21 feet;

Thence North 01° 18' 42" East a distance of 350.00 feet;

Thence North 33° 15' 47" West a distance of 262.45 feet to the Southerly margin of Avondale Road;

Thence Northeasterly along the Easterly margin of Avondale Road to its intersection with the Southerly margin of Union Hill Road extended;

Thence continuing Northeasterly along the Easterly margin of Avondale Road extended to its intersection with the Northerly margin of Union Hill Road;

Thence Westerly along the Northerly margin of Union Hill Road extended to its intersection with the Westerly margin of Avondale Road;

Thence Southwesterly along the Westerly margin of Avondale Road to the Southwest corner of Lot 6 of said Plat of Way & Neslund Addition;

Thence North $14^{\circ} 24' 18''$ West a distance of 104.75 feet;

Thence South $89^{\circ} 05' 50''$ West a distance of 110.00 feet to a point on the west line of the Northeast quarter of said Section 12;

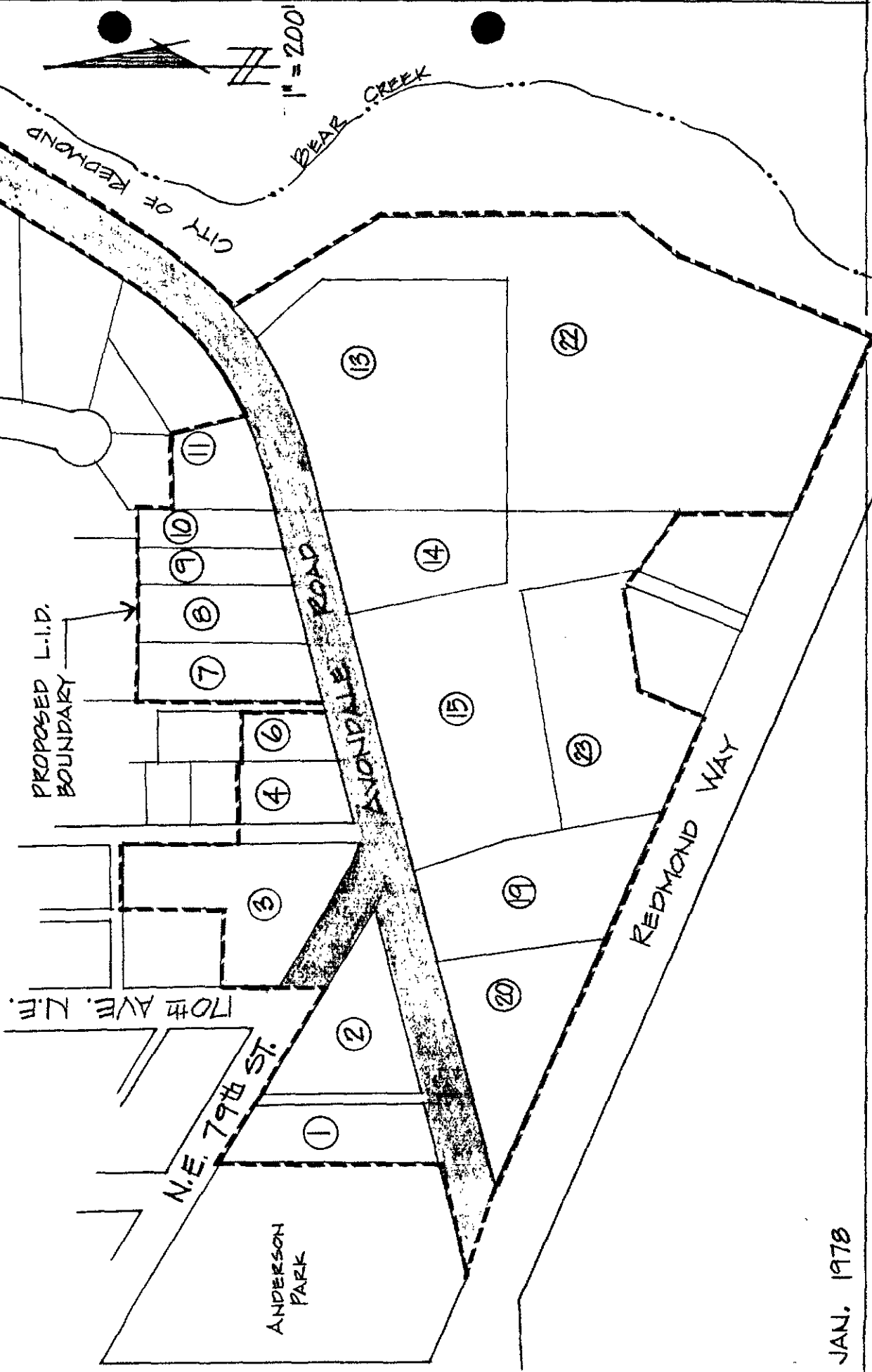
Thence North along the west line of the Northeast quarter of said Section 12 a distance of 62.70 feet to the True Point of Beginning;

Less all dedicated streets;

All situate in the City of Redmond, King County, Washington.

AVONDALE ROAD
STREET IMPROVEMENTS

PROJECT No. 76-ST-99
L.I.D. 77-ST-26



JAN. 1978