

**CITY OF REDMOND
RESOLUTION NO. 1454**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, SETTING AUGUST 16, 2016 AS THE DATE FOR A PUBLIC HEARING ON THE VACATION OF A PORTION OF NE 36TH STREET RIGHT-OF-WAY, ADJACENT TO SR 520 AND ON THE VACATION OF A PORTION OF OVERLAKE PARKWAY RIGHT-OF-WAY, A TRIANGULAR AREA LOCATED ON THE NORTHEAST CORNER OF EASTBOUND SR 520 ON-RAMP AT 148TH AVENUE NE

WHEREAS, the City has received an application requesting the vacation of a portion of NE 36th Street right-of-way, east of SR 520 and a portion of Overlake Parkway right-of-way, a triangular area located on the northeast corner of Eastbound SR 520 on-ramp at 148th Avenue NE; and

WHEREAS, the owners' property abuts less than fifty percent (50%) of the public right-of-way and the owners are therefore unable to submit a street vacation petition meeting the requirements of RCW 35.79.010, the owners have requested that the Redmond City Council initiate the process by resolution; and

WHEREAS, the Redmond City Council is willing to initiate the vacation process using the resolution method provided by statute; and

WHEREAS, pursuant to RCW 35.79.010, the Redmond City Council is required to set the date for a public hearing on the requested vacations.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, HEREBY RESOLVES AS FOLLOWS:

Section 1. Initiation of Process. As authorized by RCW 35.79.010, the Redmond City Council hereby initiates the street vacation process.

Section 2. Hearing Set. Pursuant to RCW 35.79.010, a public hearing is hereby set before the Redmond City Council for August 16, 2016 at 7:30 p.m., or as soon thereafter as the matter may be heard, in order to receive public testimony and consider the proposed vacations of a portion of NE 36th Street right-of-way, adjacent to SR 520 and a portion of Overlake Parkway right-of-way, a triangular area located on the northeast corner of Eastbound SR 520 on-ramp at 148th Avenue NE, as legally described on Exhibit A and depicted on Exhibit B, both of which are attached hereto and incorporated herein by this reference as if fully set forth. The hearing will be held in the City Council Chambers of Redmond City Hall, 15670 NE 85th Street, Redmond, Washington.

Section 3. Notice. The Planning Department is hereby directed to post written notice of the hearing in three of the most public places in the City and in a conspicuous place upon the area proposed for vacation. Such notice shall be posted at least twenty (20) days in advance of the hearing. The notice shall contain a statement that a request has been made to vacate

a portion of NE 36th Street right-of-way, adjacent to SR 520 and a portion of Overlake Parkway right-of-way, a triangular area located on the northeast corner of Eastbound SR 520 on-ramp at 148th Avenue NE. The notice shall also contain a statement of the time and place fixed for the hearing. The Planning Department shall also mail a similar notice to the owners or reputed owners of all lots, tracts or parcels of land or other property abutting on those portions of the right-of-way sought to be vacated, as shown on the rolls of the county treasurer, to the address shown thereon. The notice shall be mailed at least fifteen (15) days in advance of the date fixed for the hearing.

ADOPTED by the Redmond City Council this 5th day of July 2016.

APPROVED:


JOHN MARCHIONE, MAYOR

ATTEST:


MICHELLE M. HART, MMC, CITY CLERK

(SEAL)

FILED WITH THE CITY CLERK: June 21, 2016
PASSED BY THE CITY COUNCIL: July 5, 2016
RESOLUTION NO. 1454

YES: ALLEN, BIRNEY, CARSON, MARGESON, MYERS, STILIN

EXHIBIT A

**NE 36TH STREET RIGHT-OF-WAY
VACATION LEGAL DESCRIPTION**

THAT PORTION OF NORTHEAST 36TH STREET, AS DEDICATED BY DEED TO THE CITY OF REDMOND RECORDED UNDER RECORDING NUMBER 20020131000898, RECORDS OF KING COUNTY, WASHINGTON, IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., LYING **WESTERLY** OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 23, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M.,
THENCE S01°09'29"W ALONG THE EAST LINE OF SAID NORTHWEST QUARTER, THE SAME BEING THE CENTERLINE OF 156TH AVENUE NORTHEAST, A DISTANCE OF 1286.00 FEET TO THE CENTERLINE OF NORTHEAST 36TH STREET;
THENCE N88°50'31"W ALONG SAID CENTERLINE A DISTANCE OF 72.00 FEET;
THENCE AT RIGHT ANGLES S01°09'29"W A DISTANCE OF 30.00 FEET TO THE SOUTH MARGIN OF NORTHEAST 36TH STREET;
THENCE N88°50'31"W ALONG SAID MARGIN A DISTANCE OF 187.34 FEET TO THE **BEGINNING** OF THE HEREIN DESCRIBED LINE;
THENCE LEAVING SAID MARGIN N00°50'48"E A DISTANCE OF 24.97 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 76.50 FEET, TO WHICH POINT A RADIAL LINE BEARS S55°40'41"W;
THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 28°26'48", AN ARC DISTANCE OF 37.98 FEET TO THE NORTH MARGIN OF NORTHEAST 36TH STREET, BEING THE **END** OF THE HEREIN DESCRIBED LINE.

CONTAINING 5,631 SQUARE FEET, MORE OR LESS.

**OVERLAKE PARKWAY RIGHT-OF-WAY
VACATION LEGAL DESCRIPTION**

THAT PORTION OF THE RIGHT-OF-WAY OF OVERLAKE PARKWAY, AS DEDICTED ACCORDING TO THE PLAT OF OVERLAKE INDUSTRIAL PARK, RECORDED IN VOLUME 64 OF PLATS, PAGES 79-82, RECORDS OF KING COUNTY, WASHINGTON, LYING SOUTHEASTERLY OF STATE ROUTE 520 IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT J, DON KOLL BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 97 OF PLATS, PAGES 15 AND 16, IN KING COUNTY, WASHINGTON, SAID CORNER BEING A POINT IN THE SOUTHEASTERLY MARGIN OF SR520 LYING OPPOSITE HIGHWAY ENGINEER'S STATION (HEREINAFTER REFERRED TO AS HES) 482+75.92 ON THE SR 520 LINE SURVEY OF "SR520, 116TH AVE. N.E. VIC. TO N.E. 40TH ST. VIC.", AND 222.24 FEET SOUTHEASTERLY THEREFROM; THENCE N32°36'22"E ALONG SAID SOUTHEASTERLY MARGIN AND THE NORTHWESTERLY LINE OF LOT J, A DISTANCE OF 65.43 FEET TO AN INTERSECTION WITH THE SOUTHEAST MARGIN OF OVERLAKE PARKWAY AT A POINT OPPOSITE HES 483+38.14 ON SAID LINE SURVEY AND 202.00 FEET SOUTHEASTERLY THEREFROM, BEING THE **TRUE POINT OF BEGINNING**;
THENCE CONTINUING N32°36'22"E ALONG THE SOUTHEAST MARGIN OF SR 520, LEAVING THE NORTHWESTERLY LINE OF LOT J, A DISTANCE OF 135.93 FEET TO AN ANGLE POINT OF SAID MARGIN OPPOSITE HES 484+67.41 ON SAID LINE SURVEY AND 160 FEET SOUTHEASTERLY THEREFROM;
THENCE N46°19'16"E ALONG SAID MARGIN A DISTANCE OF 238.79 FEET TO THE SOUTHEAST MARGIN OF OVERLAKE PARKWAY AT A POINT OPPOSITE HES 487+05.53 ON SAID LINE SURVEY AND 142.14 FEET SOUTHEASTERLY THEREFROM,
THENCE S41°21'20"W ALONG SAID MARGIN OF OVERLAKE PARKWAY, THE SAME BEING THE NORTHWESTERLY LINE OF LOT J, A DISTANCE OF 372.24 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 3,848 SQUARE FEET, MORE OR LESS.

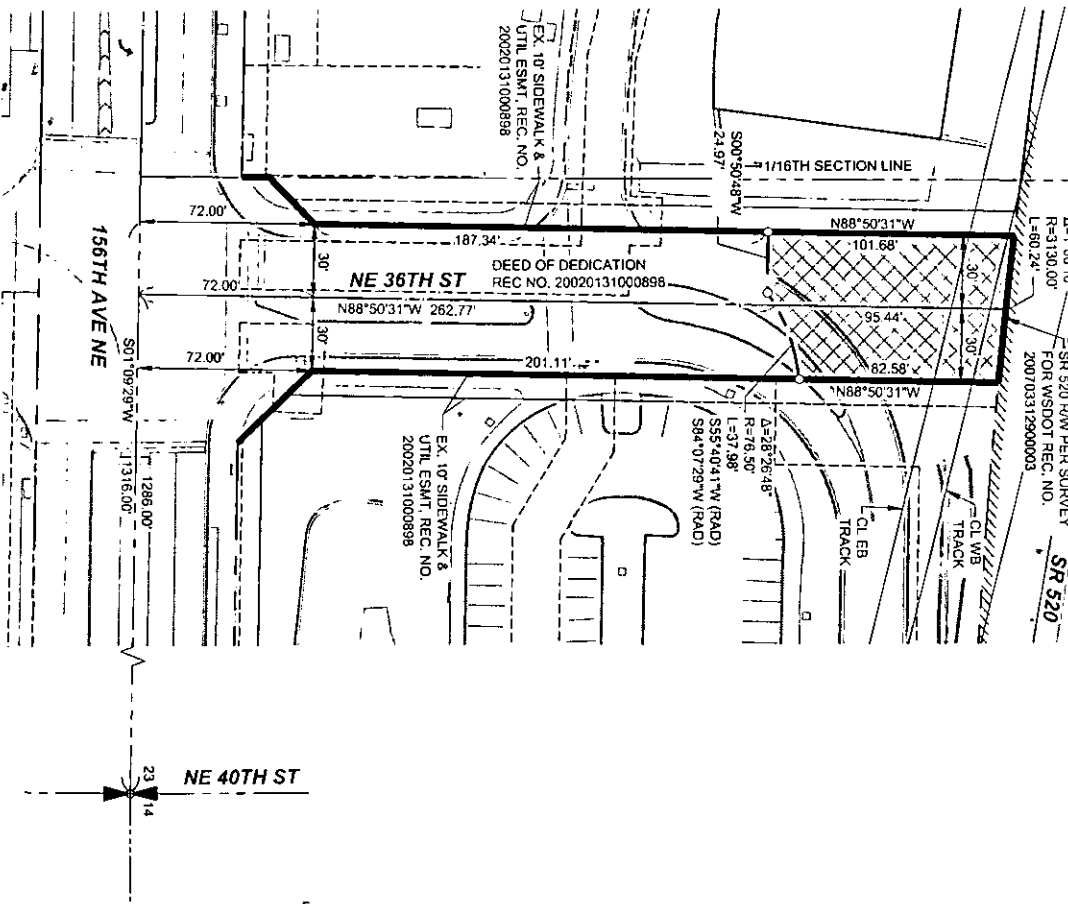
SPECIFIC DETAILS OF THE SR 520 RIGHT OF WAY MAY BE FOUND ON SHEET 6 OF 16 OF THAT CERTAIN RIGHT OF WAY PLAN ENTITLED "SR 520, NORTHUP INTERCHANGE TO JCT. SR 202", DATED FEBRUARY 6, 1969, SUPERSEDED BY SHEETS 19 AND 20 OF 22 OF THAT CERTAIN RIGHT OF WAY PLAN ENTITLED "SR 520, 116TH AVE N.E. VIC. TO N.E. 40TH ST. VIC.", DATED JUNE 28, 2007, BOTH OF RECORD AND ON FILE IN THE OFFICE OF THE SECRETARY OF TRANSPORTATION AT OLYMPIA, WASHINGTON

EXHIBIT B

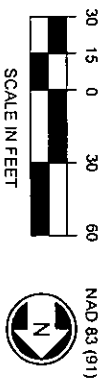
NE 36TH STREET RIGHT-OF-WAY VACATION

NE 1/4 NW 1/4 SEC 23, T 25 N, R 5 E, W.M.

Δ=1°06'10"
R=3130.00'
L=60.24'
SR 520 R/W PER SURVEY
FOR WSDOT REC. NO. 200703312900003
SR 520



LEGEND	
	LIGHT RAIL TRANSIT WAY
	STREET RIGHT-OF-WAY LINE
	STREET CENTER LINE
	PLATTED LOT LINE
	PROPERTY LINE
	PARENT PARCEL
	FEE TAKE LINE
	EASEMENT LINE PERMANENT
	EASEMENT LINE TEMPORARY

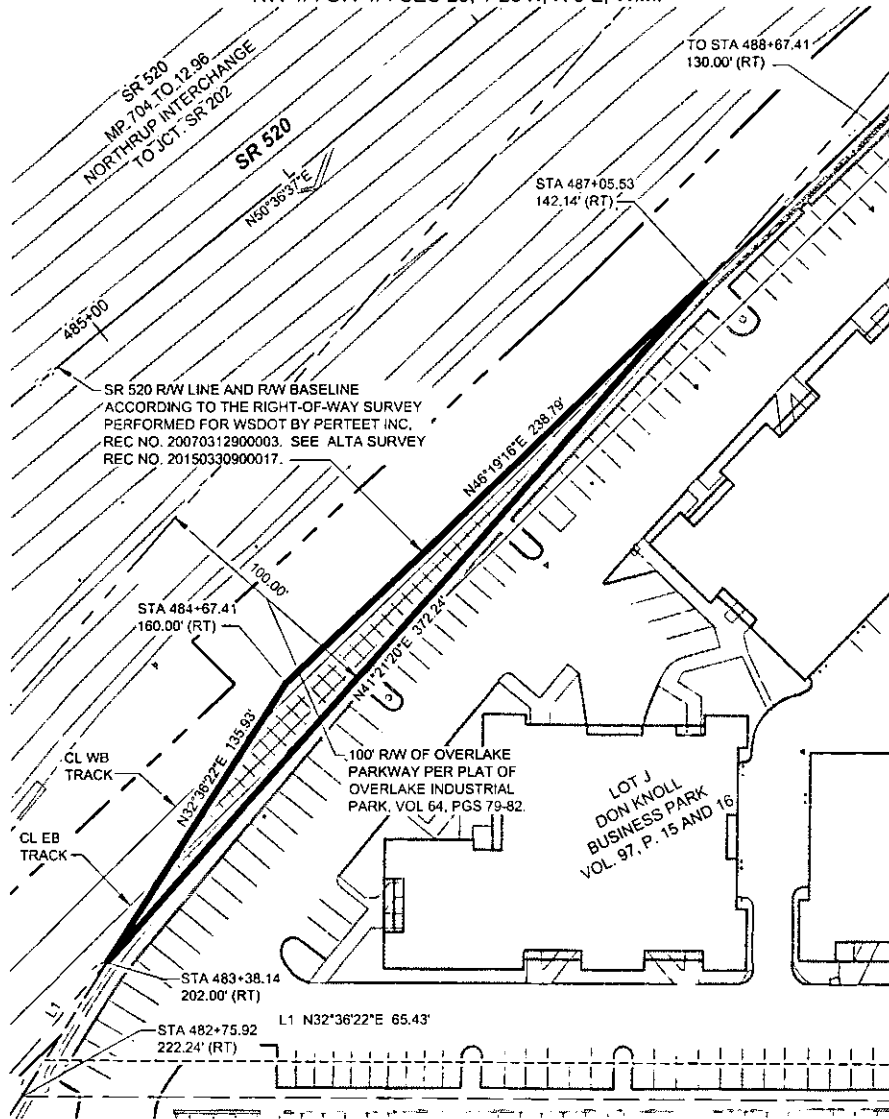


NOTE:
PARCEL AREA IS FROM THE KING COUNTY ASSESSOR RECORDS

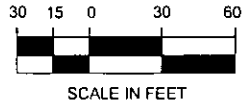
FINAL DESIGN PARTNERS 		NE 36TH STREET VACATION RW NO. EL-347.4	
LINK LIGHT RAIL TRANSIT SYSTEM		ASSESSOR NO.: 9999999128 DATE: 6/20/2016 OWNER: CITY OF REDMOND BLOCK NO.: N/A LOT NO.: N/A CITY OF REDMOND KING COUNTY, WA	

OVERLAKE PARKWAY RIGHT-OF-WAY VACATION

NW 1/4 SW 1/4 SEC 23, T 25 N, R 5 E, W.M.



LEGEND	
	LIGHT RAIL TRANSIT WAY
	STREET RIGHT-OF-WAY LINE
	STREET CENTER LINE
	PLATTED LOT LINE
	PROPERTY LINE
	PARENT PARCEL
	FEE TAKE LINE
	EASEMENT LINE PERMANENT
	EASEMENT LINE TEMPORARY



NAD 83 (91)



NOTE:
PARCEL AREA IS FROM THE KING COUNTY ASSESSOR RECORDS.

SOUNDTRANSIT

PROFESSIONAL DESIGN PARTNERS

L & A LIN & ASSOCIATES

LINK LIGHT RAIL TRANSIT SYSTEM



PARCEL AREA: _____	PERM. ESMT: _____
VACATED AREA: <u>3,848 SF</u>	CONST. ESMT: _____
REMAINING AREA: _____	

OVERLAKE PARKWAY ROW VACATION
R/W NO. EL-343

ASSESSOR NO.: <u>644820UNKN</u>	DATE: <u>8/29/2016</u>
OWNER: <u>CITY OF REDMOND</u>	
BLOCK NO.: <u>N/A</u>	LOT NO.: <u>N/A</u>
CITY OF REDMOND KING COUNTY, WA	