



Legislation Text

File #: CB 119255, Version: 1

CITY OF SEATTLE

ORDINANCE _____

COUNCIL BILL _____

AN ORDINANCE vacating portions of Broad Street, 8th Avenue North, and Mercer Street in the area bounded by Mercer Street, Dexter Avenue North, Roy Street, and 9th Avenue North in the South Lake Union area, on the petition of the Seattle Department of Transportation (Clerk File 314309), and granting an easement for sewer lines to King County.

WHEREAS, the Seattle Department of Transportation filed a petition under Clerk File 314309 to vacate portions of Broad Street, 8th Avenue North, and Mercer Street in the area bounded by Mercer Street, Dexter Avenue North, Roy Street, and 9th Avenue North; and

WHEREAS, following a December 5, 2017 public hearing on the petition, the Seattle City Council (“City Council”) conditionally granted the petition on December 11, 2017; and

WHEREAS, the City Council adopted Resolution 31786 on December 15, 2017, granting approval to the City Budget Office (“CBO”) to market the property at 800 Mercer Street and 620 Aurora Avenue North, including the vacation area, through a Request for Proposals (RFP) process that includes vacation public benefits; and

WHEREAS, the vacation public benefits shall include an 8th Avenue North public access easement for pedestrians and bicyclists, 8th Avenue North street improvements consistent with the Street concept plan, and public open space on 8th Avenue North, and extend the two-way protected bicycle lanes on Mercer Street; and

WHEREAS, the Community Benefits required through the RFP and sale or long-term lease process shall include the development meeting or exceeding sustainability standards of Leadership in Energy and

Environmental Design (LEED) Gold for commercial/mixed-use, except that any affordable housing financed with tax-exempt bonds or low-income housing tax credits may instead meet the Washington State Evergreen Sustainable Development Standard, a Labor Harmony Agreement for hotel development, incremental cost to remediate environmental contamination, and sale or long-term lease at fair market value; and

WHEREAS, The City of Seattle will convey an easement for sewer purposes for existing sewer pipelines, combined sewer overflow pipelines, and the Mercer Combined Sewer Overflow Drop Structure to King County; and

WHEREAS, Ordinance 121661 provides that City departments are exempt from paying vacation fees; therefore, no fee was paid; and

WHEREAS, vacating portions of Broad Street, 8th Avenue North, and Mercer Street in the area bounded by Mercer Street, Dexter Avenue North, Roy Street, and 9th Avenue North, on the petition of the Seattle Department of Transportation, is in the public interest; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. Portions of Broad Street, 8th Avenue North, and Mercer Street in the area bounded by Mercer Street, Dexter Avenue North, Roy Street, and 9th Avenue North, on the petition of the Seattle Department of Transportation, described below are vacated:

PORTIONS OF BROAD STREET, CONDEMNATION ORDINANCE NOS. 50890 AND 84452, 8TH AVENUE NORTH AND MERCER STREET, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE MONUMENTED INTERSECTION OF ROY ST. AND DEXTER AVE. NORTH;

THENCE SOUTH 01°28'04" WEST ALONG THE CENTERLINE OF SAID DEXTER AVE. NORTH, A DISTANCE OF 153.09 FEET;

THENCE, AT A RIGHT ANGLE, SOUTH 88°31'56" EAST, A DISTANCE OF 53.00 FEET TO A POINT ON THE EAST MARGIN OF SAID DEXTER AVE. NORTH AND THE TRUE POINT OF BEGINNING;

THENCE SOUTH 88°32'51" EAST, A DISTANCE OF 13.01 FEET;

THENCE NORTH 52°53'29" EAST, A DISTANCE OF 179.96 FEET;

THENCE NORTH 88°20'14" EAST, A DISTANCE OF 35.72 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTH, WITH A RADIUS OF 35.00 FEET, WHICH CENTER BEARS NORTH 01°41'43" WEST;

THENCE ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 31°52'16", A DISTANCE OF 19.47 FEET TO THE SOUTH MARGIN OF SAID ROY ST;

THENCE ALONG SAID MARGIN SOUTH 88°32'41" EAST, A DISTANCE OF 62.10 FEET;

THENCE CONTINUING ALONG SAID SOUTH MARGIN SOUTH 88°33'04" EAST, A DISTANCE OF 67.29 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE NORTH, WITH A RADIUS OF 100.00 FEET, WHICH CENTER BEARS NORTH 23°15'55" EAST;

THENCE ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 19°00'48", A DISTANCE OF 33.18 FEET;

THENCE SOUTH 85°44'53" EAST, A DISTANCE OF 55.09 FEET;

THENCE SOUTH 88°35'57" EAST, A DISTANCE OF 123.52 FEET;

THENCE SOUTH 01°43'01" WEST, A DISTANCE OF 160.63 FEET;

THENCE NORTH 88°48'50" WEST, A DISTANCE OF 9.19 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE WEST, WITH A RADIUS OF 65.00 FEET, WHICH CENTER BEARS NORTH 79°15'44" WEST;

THENCE ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 60°05'28", A DISTANCE OF 68.17 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE TO THE SOUTHWEST, WITH A RADIUS OF 140.00 FEET, WHICH CENTER BEARS SOUTH 40°38'47" WEST;

THENCE ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 36°51'30", A DISTANCE OF 90.06 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE TO THE SOUTH, WITH A RADIUS OF 379.17 FEET, WHICH CENTER BEARS SOUTH 00°06'44" EAST;

THENCE ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 8°39'25", A DISTANCE OF 57.29 FEET;

THENCE SOUTH 80°53'45" WEST, A DISTANCE OF 15.88 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE SOUTH, WITH A RADIUS OF 501.24 FEET, WHICH CENTER BEARS SOUTH 10°13'58" EAST;

THENCE ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 3°07'36", A DISTANCE OF 27.35 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE TO

THE SOUTHEAST, WITH A RADIUS OF 956.22 FEET, WHICH CENTER BEARS SOUTH 14° 25'20" EAST;

THENCE ALONG SAID NON-TANGENT CURVE THROUGH A CENTRAL ANGLE OF 6°10'27", A DISTANCE OF 103.04 FEET TO THE BEGINNING OF A COMPOUND CURVE, CONCAVE TO THE SOUTHEAST, WITH A RADIUS OF 1338.00 FEET, WHICH CENTER BEARS SOUTH 20° 01'33" EAST;

THENCE ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 7°05'26", A DISTANCE OF 165.58 FEET;

THENCE SOUTH 29°32'43" EAST, A DISTANCE OF 7.51 FEET;

THENCE SOUTH 58°57'10" WEST, A DISTANCE OF 9.05 FEET;

THENCE SOUTH 35°16'26" WEST, A DISTANCE OF 34.03 FEET;

THENCE SOUTH 84°21'54" WEST, A DISTANCE OF 32.96 FEET TO THE NORTH MARGIN OF MERCER ST.;

THENCE CONTINUING SOUTH 84°21'54" WEST, A DISTANCE OF 12.52 FEET;

THENCE NORTH 57°22'25" WEST, A DISTANCE OF 2.98 FEET TO SAID NORTH MARGIN;

THENCE CONTINUING NORTH 57°22'25" WEST, A DISTANCE OF 17.16 FEET TO THE EAST MARGIN ON DEXTER;

THENCE NORTH 01°28'04" EAST ALONG SAID EAST MARGIN, A DISTANCE OF 111.22 FEET TO THE TRUE POINT OF BEGINNING;

CONTAINING AN AREA OF 61,811 SQUARE FEET OR 1.4190 ACRES, MORE OR LESS.

SITUATE IN THE CITY OF SEATTLE, KING COUNTY, WASHINGTON STATE

Section 2. The City of Seattle's Budget Office and other City departments will coordinate and work collectively to issue the RFP for the disposition of 800 Mercer Street and 620 Aurora Avenue North. The RFP will include the vacation conditions imposed by the City Council.

Section 3. The Director of Transportation or the Director's designee is authorized to grant an easement for sewer purposes to King County.

Section 4. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by

Seattle Municipal Code Section 1.04.020.

Passed by the City Council the _____ day of _____, 2018, and signed by
me in open session in authentication of its passage this _____ day of _____, 2018.

President _____ of the City Council

Approved by me this _____ day of _____, 2018.

Jenny A. Durkan, Mayor

Filed by me this _____ day of _____, 2018.

Monica Martinez Simmons, City Clerk

(Seal)