

**CITY OF SEATTLE**  
**ORDINANCE** 127209  
**COUNCIL BILL** 120954

AN ORDINANCE relating to the City Light Department; accepting the following easements for electrical distribution in King County, Washington; placing said easements under the jurisdiction of the City Light Department; and ratifying and confirming certain prior acts.

WHEREAS, the Seattle Department of Construction and Inspections requires that applications for short plats, lot boundary adjustments, and unit lot subdivisions be reviewed by other City departments as a condition of its approval of such property divisions; and

WHEREAS, it is the intent of The City of Seattle that each lot created by such property divisions has adequate access and rights for placement, operation, and maintenance of all utilities including electrical service; and

WHEREAS, the access and rights for such utilities are provided by means of utility easements in the final approved short plats, lot boundary adjustments, and unit lot subdivisions granted by the property owners; and

WHEREAS, the Seattle City Charter, Article IV, Section 14, requires that all acquisition and disposal of real property interests shall be by ordinance; NOW, THEREFORE,

**BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:**

Section 1. The City of Seattle accepts the easements for overhead or underground electrical distribution rights upon, under, and across the real property in King County, Washington, as more particularly described in the short plats, lot boundary adjustments, and unit lot subdivisions approved by the Seattle Department of Construction and Inspections, with the easements granted to The City of Seattle by the following persons or entities identified as follows:

SHANNONSIDE DEVELOPMENT LLC; SDCI #3038031; approved January 12, 2024;  
K.C. Recording #20240125900001;

ROLAND DEVELOPMENT LLC; SDCI #3040387; approved December 18, 2023; K.C.  
Recording #20240112900003;

D & C HOMES LLC; SDCI #3040396; approved January 12, 2024; K.C. Recording  
#20240125900002;

BROTHERS K DEVELOPMENT LLC; SDCI #3040536; approved December 20, 2023;  
K.C. Recording #20240111900004;

D & C HOMES LLC; SDCI #3040570; approved December 6, 2023; K.C. Recording  
#20240103900010;

EBM RE XI LLC; SDCI #3040575; approved December 1, 2023; K.C. Recording  
#20240103900017;

SEATTLE CUSTOM CONTRACTORS LLC; SDCI #3040595; approved December 18,  
2023; K.C. Recording #20240103900004;

SEATTLE CUSTOM CONTRACTORS LLC; SDCI #3040675; approved December 18,  
2023; K.C. Recording #20240112900001;

2417 NW 60TH ST LLC; SDCI #3040717; approved December 28, 2023; K.C.  
Recording #20240104900001;

GREENBUILT DEVELOPMENT LLC; SDCI #3040746; approved December 20, 2023;  
K.C. Recording #20240104900004;

SEATTLE CUSTOM CONTRACTORS LLC; SDCI #3040835; approved December 18,  
2023; K.C. Recording #20240112900002;

1 CITY HOMES 9216 DEVELOPMENT LP; SDCI #3040841; approved December 28,  
2 2023; K.C. Recording #20240111900001;

3 HUBER MARK HUBER ARLENE; SDCI #3040937; approved January 10, 2024; K.C.  
4 Recording #20240118900006;

5 MRN HOMES LLC; SDCI #3041089; approved December 28, 2023; K.C. Recording  
6 #20240111900003;

7 GREENBUILT DEVELOPMENT LLC; SDCI #3041092; approved January 12, 2024;  
8 K.C. Recording #20240118900007;

9 408 ALOHA ST LLC; SDCI #3041110; approved December 28, 2023; K.C. Recording  
10 #20240111900002;

11 MRN HOMES LLC; SDCI #3041117; approved December 18, 2023; K.C. Recording  
12 #20240103900015;

13 QURESHI FAISAL RAHMAN SUFIA; SDCI #3038753; approved January 12, 2024;  
14 K.C. Recording #20240201900003;

15 PIVOTAL HOMES LLC; SDCI #3039444; approved February 9, 2024; K.C. Recording  
16 #20240215900002;

17 J&T DEVELOPMENT LLC; SDCI #3040399; approved February 2, 2024; K.C.  
18 Recording #20240212900010;

19 505 11TH LLC; SDCI #3040455; approved January 25, 2024; K.C. Recording  
20 #20240212900013;

21 LOF HOLDING COMPANY LLC; SDCI #3040467; approved February 2, 2024; K.C.  
22 Recording #20240212900012;

LEGENDARY HOMES INC; SDCI #3040722; approved January 18, 2024; K.C.  
Recording #20240215900006;

AMERICAN DREAM REALTY INVESTMENT GROUP 12 LLC; SDCI #3040889;  
approved January 25, 2024; K.C. Recording #20240212900009;

EBM RE 12 LLC; SDCI #3040961; approved January 25, 2024; K.C. Recording  
#20240212900014;

NW CAPITAL LLC; SDCI #3041091; approved January 12, 2024; K.C. Recording  
#20240202900002;

MRN HOMES LLC; SDCI #3041118; approved January 12, 2024; K.C. Recording  
#20240131900001;

FINDLAY HOMES LLC; SDCI #3041341; approved February 9, 2024; K.C. Recording  
#20240215900004;

LE INVESTMENT GROUP LLC MAIS WAY LLC; SDCI #3037388; approved March  
4, 2024; K.C. Recording #20240318900006;

8318 13TH LLC; SDCI #3038194; approved February 15, 2024; K.C. Recording  
#20240301900002;

SMITH CARLO D; SDCI #3039821; approved February 22, 2024; K.C. Recording  
#20240226900003;

MODERN HOMES LLC; SDCI #3039841; approved February 29, 2024; K.C. Recording  
#20240301900001;

CITY HOMES 3835 DEVELOPMENT LP; SDCI #3040244; approved March 4, 2024;  
K.C. Recording #20240318900001;

PROJECT 635 LLC; SDCI #3040288; approved March 4, 2024; K.C. Recording  
#20240318900002;

ROLAND DEVELOPMENT LLC; SDCI #3040385; approved February 29, 2024; K.C.  
Recording #20240301900004;

ALJACON LLC; SDCI #3040618; approved March 14, 2024; K.C. Recording  
#20240318900004;

BARBER KIER MELANE TRACY BARBER SCOTT MERRILL; SDCI #3040739;  
approved January 24, 2024; K.C. Recording #20240226900004;

C&D HOMES LLC; SDCI #3040800; approved February 26, 2024; K.C. Recording  
#20240308900004;

CJE PROPERTIES LLC; SDCI #3040803; approved February 9, 2024; K.C. Recording  
#20240229900004;

CITY HOMES 9216 DEVELOPMENT LP; SDCI #3040850; approved February 15,  
2024; K.C. Recording #20240229900002;

5116 C & H PROPERTY LLC; SDCI #3040868; approved March 7, 2024; K.C.  
Recording #20240318900003;

AE CONSTRUCTION LLC; SDCI #3040913; approved February 2, 2024; K.C.  
Recording #20240308900003;

AE CONSTRUCTION LLC; SDCI #3040923; approved February 9, 2024; K.C.  
Recording #20240226900002;

MRN HOMES LLC; SDCI #3036542; approved February 15, 2024; K.C. Recording  
#20240329900004;

1           8318 13TH LLC; SDCI #3038217; approved March 21, 2024; K.C. Recording  
2 #20240329900002;  
3           ECOCLINE HOLDINGS 3 LLC; SDCI #3039272; approved March 26, 2024; K.C.  
4 Recording #20240408900009;  
5           PEELER CONSTRUCTION LLC; SDCI #3039672; approved April 6, 2024; K.C.  
6 Recording #20240424900005;  
7           PEELER CONSTRUCITON LLC; SDCI #3039675; approved April 6, 2024; K.C.  
8 Recording #20240424900008;  
9           RONG RACHEL; SDCI #3040168; approved April 5, 2024; K.C. Recording  
10 #20240425900001;  
11          SDAO 1628 LLC; SDCI #3040488; approved April 16, 2024; K.C. Recording  
12 #20240424900004;  
13          SHEP DPG LLC; SDCI #3040597; approved April 8, 2024; K.C. Recording  
14 #20240426900002;  
15          NORKIRK LLC; SDCI #3040727; approved February 2, 2024; K.C. Recording  
16 #20240329900006;  
17          MRN HOMES LLC; SDCI #3041098; approved April 5, 2024; K.C. Recording  
18 #20240425900004;  
19          EBM RE 16 LLC; SDCI #3041109; approved March 18, 2024; K.C. Recording  
20 #20240329900005;  
21          MRN HOMES LLC; SDCI #3041141; approved March 22, 2024; K.C. Recording  
22 #20240416900001;

1 STATION 49 LLC, KELLY THOMAS P, GRZMIEL JAKUB, & GRZMIEL  
2 MAGDALENA; SDCI #3041200; approved March 21, 2024; K.C. Recording  
3 #20240402900001;

4 IN DEVELOPMENT LLC; SDCI #3041262; approved April 1, 2024; K.C. Recording  
5 #20240408900006;

6 EBC CONSULTING GROUP LLC; SDCI #3041317; approved March 19, 2024; K.C.  
7 Recording #20240408900007;

8 CITY HOMES 3831 DEVELOPMENT; SDCI #3041430; approved April 8, 2024; K.C.  
9 Recording #20240425900003;

10 MRN HOMES LLC; SDCI #3041491; approved March 19, 2024; K.C. Recording  
11 #20240408900003;

12 LEGENDARY HOMES INC; SDCI #3039091; approved April 24, 2024; K.C.  
13 Recording #20240508900006;

14 PROJECT 635 LLC; SDCI #3040290; approved April 22, 2024; K.C. Recording  
15 #20240508900007;

16 MIAO JUNNAN & LI YANG; SDCI #3040793; approved May 8, 2024; K.C. Recording  
17 #20240522900001;

18 EBM RE 15 LLC; SDCI #3041022; approved April 8, 2024; K.C. Recording  
19 #20240516900002;

20 2106 15TH LLC; SDCI #3041090; approved May 7, 2024; K.C. Recording  
21 #20240516900008;

22 6032 50TH AVE NE LLC; SDCI #3041134; approved May 2, 2024; K.C. Recording  
23 #20240516900003;

1 TOWERING TREES LLC; SDCI #3041215; approved May 6, 2024; K.C. Recording  
2 #20240516900010;

3 2372 FRANKLIN PROPERTY DEVELOPMENT; SDCI #3041247; approved May 17,  
4 2024; K.C. Recording #20240521900005;

5 BALLARD 119 LLC; SDCI #3041363; approved May 2, 2024; K.C. Recording  
6 #20240515900001;

7 WILLOW INVESTMENT LLC; SDCI #3036673; approved May 22, 2024; K.C.  
8 Recording #20240605900024;

9 WILLOW INVESTMENT LLC; SDCI #3036674; approved March 7, 2024; K.C.  
10 Recording #20240531900005;

11 1 DRAVUS ST LLC, MICKUS ANDREW; SDCI #3039094; approved May 31, 2024;  
12 K.C. Recording #20240605900021;

13 1301 31ST LLC; SDCI #3039820; approved May 22, 2024; K.C. Recording  
14 #20240531900003;

15 GARTON DEVELOPMENTS LLC; SDCI #3039923; approved May 31, 2024; K.C.  
16 Recording #20240614900005;

17 EBM RE 16 LLC; SDCI #3040721; approved June 6, 2024; K.C. Recording  
18 #20240614900004;

19 TCB HOMES LLC; SDCI #3040819; approved June 6, 2024; K.C. Recording  
20 #20240620900003;

21 ONE 356 LLC; SDCI #3041289; approved May 31, 2024; K.C. Recording  
22 #20240606900003;



MODERN HOMES LLC; SDCI #3041391; approved May 22, 2024; K.C. Recording  
#20240606900002;

LIVE URBAN 2 LLC; SDCI #3041402; approved May 22, 2024; K.C. Recording  
#20240531900002;

MODERN HOMES LLC; SDCI #3041406; approved May 22, 2024; K.C. Recording  
#20240620900001;

BEACON AVE PROPERTIES LLC; SDCI #3038111; approved June 21, 2024; K.C.  
Recording #20240705900002;

SEVEN HILLS HOLDINGS LLC; SDCI #3039329; approved July 11, 2024; K.C.  
Recording #20240724900001;

GARTON DEVELOPMENTS LLC; SDCI #3039801; approved July 11, 2024; K.C.  
Recording #20240718900007;

LOTT LEE & LOTT PATRICIA; SDCI #3039920; approved July 1, 2024; K.C.  
Recording #20240705900003;

DOMAIN HOMES LLC; SDCI #3040414; approved February 15, 2024; K.C. Recording  
#20240628900002;

629 W EMERSON LLC; SDCI #3040582; approved July 11, 2024; K.C. Recording  
#20240712900003;

13TH AVE LLC; SDCI #3040635; approved June 21, 2024; K.C. Recording  
#20240711900003;

836 MARKET LLC; SDCI #3040647; approved June 11, 2024; K.C. Recording  
#20240705900001;

1 ASHWORTH HOMES LLC; SDCI #3040711; approved July 11, 2024; K.C. Recording  
2 #20240725900004;

3 ASHWORTH HOMES LLC; SDCI #3040718; approved July 11, 2024; K.C. Recording  
4 #20240725900003;

5 MRN HOMES LLC; SDCI #3041071; approved July 2, 2024; K.C. Recording  
6 #20240712900002;

7 3821 ASHWORTH AVE N LLC; SDCI #3041456; approved June 26, 2024; K.C.  
8 Recording #20240718900006;

9 BUILD SOUND LLC; SDCI #3041470; approved July 1, 2024; K.C. Recording  
10 #20240711900002;

11 EBM RE 16 LLC; SDCI #3040719; approved July 26, 2024; K.C. Recording  
12 #20240809900002;

13 AKA INVESTORS LLC; SDCI #3040856; approved June 23, 2024; K.C. Recording  
14 #20240826900001;

15 MID CITY BUILDERS LLC; SDCI #3041624; approved July 29, 2024; K.C. Recording  
16 #20240809900003;

17 NOVA HOMES LLC; SDCI #3041675; approved July 29, 2024; K.C. Recording  
18 #20240823900004;

19 EBM RE 16 LLC; SDCI #3041735; approved July 26, 2024; K.C. Recording  
20 #20240802900002;

21 NGUYEN FAMILY INVESTMENTS LLC; SDCI #3041817; approved July 26, 2024;  
22 K.C. Recording #20240809900004;

1 DEMBO GREGORY & DEMBO, YULIA; SDCI #3038238; approved September 26,  
2 2024; K.C. Recording #20240924900007;  
3 WESTCOST HOMES LLC; SDCI #3040400; approved August 12, 2024; K.C.  
4 Recording #20240905900009;  
5 4912 MLK JR WAY S LLC; SDCI #3040980; approved August 8, 2024; K.C. Recording  
6 #20240830900002;  
7 3623 13TH AVE W LLC; SDCI #3041457; approved August 15, 2024; K.C. Recording  
8 #20240905900010;  
9 GREENBUILD DEVELOPMENT LLC; SDCI #3041469; approved August 15, 2024;  
10 K.C. Recording #20240906900001;  
11 1408 QUEEN ANNE HOMES LLC; SDCI #3041502; approved August 23, 2024; K.C.  
12 Recording #20240830900003;  
13 GARTON DEVELOPMENTS LLC; SDCI #3041687; approved August 23, 2024; K.C.  
14 Recording #20240905900008;  
15 8318 13TH LLC; SDCI #3039836; approved July 29, 2024; K.C. Recording  
16 #20240924900010;  
17 EBM RE 17 LLC; SDCI #3040790; approved September 20, 2024; K.C. Recording  
18 #20241002900011;  
19 GREENWAY HOMES LLC; SDCI #3040799; approved October 2, 2024; K.C.  
20 Recording #20241018900001;  
21 LUCKY JOHN LLC; SDCI #3040915; approved September 23, 2024; K.C. Recording  
22 #20241002900009;

1 SMAI SABRINA; SDCI #3041663; approved September 20, 2024; K.C. Recording  
2 #20241004900007;

3 MRN HOMES LLC; SDCI #3041871; approved September 20, 2024; K.C. Recording  
4 #20241002900010;

5 MERN REALTY I LLC; SDCI #3039399; approved September 24, 2024; K.C.  
6 Recording #20241030900034;

7 MODERN HOMES LLC; SDCI #3039812; approved October 31, 2024; K.C. Recording  
8 #20241114900005;

9 GREENWAY HOMES LLC; SDCI #3040454; approved November 8, 2024; K.C.  
10 Recording #20241114900003;

11 AE CONSTRUCTIONS LLC; SDCI #3041000; approved August 23, 2024; K.C.  
12 Recording #20241030900032;

13 1625 21ST AVE LLC; SDCI #3041112; approved November 8, 2024; K.C. Recording  
14 #20241114900006;

15 5201 SAND POINT PL NE LLC; SDCI #3041403; approved November 8, 2024; K.C.  
16 Recording #20241121900001;

17 PRH INVESTMENTS LLC; SDCI #3041450; approved October 18, 2024; K.C.  
18 Recording #20241114900004;

19 LIVE URBAN 2 LLC; SDCI #3041724; approved October 31, 2024; K.C. Recording  
20 #20241112900005;

21 ROLAND DEVELOPMENT LLC; SDCI #3041753; approved October 17, 2024; K.C.  
22 Recording #20241104900001;

619 MALDEN AVE E LLC; SDCI #3041941; approved October 24, 2024; K.C.

Recording #20241112900006;

R THORESON HOMES LLC; SDCI #3042004; approved October 15, 2024; K.C.

Recording #20241030900031;

BLUEPRINT 2521 LLC, MT BAKERSVILLE; SDCI #3037872; approved July 15,  
2024; K.C. Recording #20241206000168;

CH 914 DEV LP; SDCI #3041428; approved December 2, 2024; K.C. Recording  
#20241216900005;

USONIA HOLDINGS LLC; SDCI #3041472; approved November 22, 2024; K.C.  
Recording #20241206900002;

9020 13TH AVE NW LLC; SDCI #3041850; approved December 6, 2024; K.C.  
Recording #20241216900006;

IN DEVELOPMENT LLC; SDCI #3042011; approved December 16, 2024; K.C.  
Recording #20241218900004;

PEELER CONSTRUCTION LLC; SDCI #3042095; approved December 6, 2024; K.C.  
Recording #20241218900002.

Section 2. The real property interests conveyed by the easements in Section 1 of this  
ordinance are placed under the jurisdiction of the City Light Department.

Section 3. Any act consistent with the authority of this ordinance taken prior to its  
effective date is hereby ratified and confirmed.

Section 4. This ordinance shall take effect as provided by Seattle Municipal Code  
Sections 1.04.020 and 1.04.070.

Passed by the City Council the 29th day of April, 2025,  
and signed by me in open session in authentication of its passage this 29th day of  
April, 2025.



President \_\_\_\_\_ of the City Council

☒ Approved / ☐ returned unsigned / ☐ vetoed this 2nd day of May, 2025.



Bruce A. Harrell, Mayor

Filed by me this 2nd day of May, 2025.



Scheereen Dedman, City Clerk

(Seal)