



Legislation Text

File #: CB 118432, Version: 1

CITY OF SEATTLE
ORDINANCE _____
COUNCIL BILL _____

AN ORDINANCE approving and confirming the plat of “Valentine Homes” in the portions of Northwest ¼ of Section 9, Township 24 North, Range 4 East, W.M. in King County, Washington.

WHEREAS, a proposed plat of “Valentine Homes” has been submitted for approval (DPD Subdivision Application No. 3012372); and

WHEREAS, a proposed plat of “Valentine Homes” includes an easement to The City of Seattle for electrical purposes; and

WHEREAS, following review and recommendations by the various City departments that have jurisdiction in this matter and a public hearing by the Hearing Examiner of The City of Seattle, the Hearing Examiner approved the preliminary plat of “Valentine Homes” on June 25, 2014; and

WHEREAS, the Director of Transportation and the Director of Planning and Development have, subject to Council approval, approved the final plat for the unit lot subdivision and have reported that the final plat now meets all of the requirements of the State platting law (Chapter 58.17 RCW) and of the Seattle Municipal Code (SMC Chapter 23.22), except for the execution of the required certifications by the King County Assessor and the King County Finance Division; and

WHEREAS, the Director of Transportation and the Director of Planning and Development report that the plat of “Valentine Homes,” a copy of which is in Clerk File 312125 is now complete and ready for City Council approval; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. The plat of “Valentine Homes,” a platting of portions of the North West Quarter of Section 9,

Township 24 North, Range 4 East, W.M., all in King County, Washington, is legally described as follows:

PARENT LOT

PARCEL A:

THE NORTH 45 FEET OF LOT 3 AND ALL OF LOT 9 IN BLOCK 22 OF SANDER'S SUPPLEMENTAL PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 210 IN KING COUNTY, WASHINGTON.

AND

PARCEL B:

LOT 8, AND THE NORTH 4.17 FEET LOT 7, BLOCK 22, SANDER'S SUPPLEMENTAL PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 210, RECORDS OF KING COUNTY, WASHINGTON. AND LOT 6 AND 7, BLOCK 22, SANDER'S SUPPLEMENTAL PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 210, RECORDS OF KING COUNTY, WASHINGTON.

EXCEPT THE NORTH 4.17 FEET THEREOF. (ALSO KNOWN AS PARCELS A AND B OF BOUNDARY LINE ADJUSTMENT NO. 3003482, RECORDED MAY 10, 2006 UNDER RECORDING NO. 20060510900014, IN KING COUNTY, WASHINGTON.).

Section 2. With respect to the plat of "Valentine Homes", together with any interest in abutting streets, as executed by Valentine Communities LLC, a Washington Limited Liability Company, and approved by the Director of Transportation and the Director of Planning and Development, the following findings are hereby made:

- (a) The final plat of the unit lot subdivision is in substantial conformance with the approved preliminary plat of the unit lot subdivision, and
- (b) When both the King County Assessor and King County Finance Division have affixed their certifications as required by RCW 58.17.160(4) the requirements of State law and City ordinances that were in effect at the time of preliminary plat approval will also have been satisfied by the subdivider; and
- (c) The public use and interest will be served by the establishment of the unit lot subdivision, and the plat makes appropriate provision for the public health, safety, and general welfare.

Section 3. The plat of "Valentine Homes," a subdivision of portion of the North West Quarter of Section 9, Township 24 North, Range 4 East, W.M., King County, Washington, is in all respects approved and the plat confirmed and accepted, subject to certification by the King County Assessor and King County Finance

Division, and the City Clerk is hereby authorized and directed to execute a certificate upon the face of such plat attesting to the approval thereof as evidenced by enactment of this ordinance.

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 _____, 2015, and signed by me in open session in authentication of its passage this ____ day of _____, 2015.

President _____ of the City Council

Approved by me this ____ day of _____, 2015.

Edward B. Murray, Mayor

Filed by me this ____ day of _____, 2015.

Monica Martinez Simmons, City Clerk

(Seal)