



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

March 26, 2002

Ordinance 14311

Proposed No. 2002-0113.1

Sponsors Hague

1 AN ORDINANCE authorizing the sale of two parcels of
2 tax title property in council district 7 for affordable
3 housing purposes.
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6 **STATEMENT OF FACTS**

- 7 1. The subject properties located in the East Tacoma Addition of the city
8 of Federal Way at SW 369th St. and 1st Ave. So. are held in trust by King
9 County as tax title property, and are considered surplus to the needs of the
10 county.
- 11 2. K.C.C. 4.56.100A.2 allows King County to negotiate a direct sale when
12 unique circumstances exist.
- 13 3. Habitat for Humanity of South King County owns a parcel of property
14 located between the two surplus county-owned properties.
- 15 4. The county-owned properties have no sewer available and although
16 they have legal access, the access is currently undeveloped.

17 5. The lack of developed access and the lack of sewer availability, make
18 the two county-owned properties difficult to develop physically and
19 economically for other than an adjoining owner.

20 6. Since Habitat for Humanity owns adjoining property, development of
21 the three properties for affordable housing becomes more feasible and cost
22 effective.

23 7. Under RCW 84.64.320, tax title property can be sold for public
24 purposes for no less than the amount of the back taxes.

25 8. The total assessed value of the subject properties is forty thousand
26 dollars. Habitat for Humanity of South King County has agreed to
27 purchase the properties for the amount of the back taxes plus
28 administrative costs. The total sales price is three thousand five hundred
29 dollars.

30 9. It is deemed to be in the best interests of the citizens of King County to
31 conduct a negotiated direct sale of the two parcels of county-owned
32 property to Habitat for Humanity of South King County for affordable
33 housing purposes.

34 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

35 SECTION 1. The King County executive is hereby authorized to execute the
36 necessary documents to sell the following described property located in council district 7
37 to Habitat for Humanity of South King County for development of affordable housing for
38 the amount of the back taxes plus administrative costs.

39 LEGAL DESCRIPTION SALES PRICE

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40 Parcel A – Lots 5 through 8, Block 9, East Tacoma \$1,750
41 Addition as per plat recorded in Volume 4 of Plats,
42 page 50, records of King County, Washington.
43 Parcel B – Lots 13 through 16, Block 9, East Tacoma \$1,750
44 Addition as per plat recorded in Volume 4 of Plats,
45 page 50, records of King County, Washington.
46 SECTION 2. A purchase and sale agreement, specifying the provisions of the

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47 sale, will be executed by King County and Habitat for Humanity. In addition, the deed
48 will make reference to the provisions of the purchase and sale agreement.

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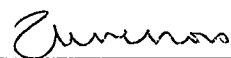
Ordinance 14311 was introduced on 3/11/2002 and passed by the Metropolitan King
County Council on 3/25/2002, by the following vote:

Yes: 13 - Ms. Sullivan, Ms. Edmonds, Mr. von Reichbauer, Ms. Lambert, Mr.
Phillips, Mr. Pelz, Mr. McKenna, Mr. Constantine, Mr. Pullen, Mr. Gossett,
Ms. Hague, Mr. Irons and Ms. Patterson
No: 0
Excused: 0

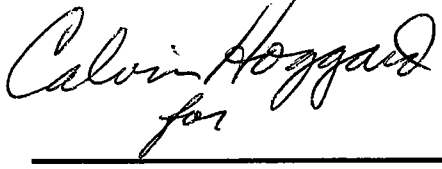
KING COUNTY COUNCIL
KING COUNTY, WASHINGTON


Cynthia Sullivan, Chair

ATTEST:


Anne Noris, Clerk of the Council

APPROVED this 3rd day of April, 2002.


Ron Sims, County Executive

Attachments None