



## Legislation Text

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**File #:** 2009-0133, **Version:** 1

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Clerk 02/19/2009

AN ORDINANCE authorizing King County's sale of a small portion of the county-owned Sammamish River Trail Site parcel, located within council district one, to the city of Bothell for use in Stage 1 of its State Route 522 Corridor Improvement Project.

### STATEMENT OF FACTS:

1. King County's department of natural resources and parks, parks and recreation ("parks") is the custodian of Assessor's Parcel No. 072605-9280. This parcel lies within the city of Bothell and is one of the county properties comprising the Sammamish River Trail. The city of Bothell ("Bothell") has requested purchase of a 19,341 square foot area on the west side of this parcel ("the portion"), which abuts 96th Avenue NE in Bothell, for use in Stage 1 of its State Route 522 ("SR 522") Corridor Improvements Project ("Bothell's Project").
2. The major component of Bothell's Project improvements involves widening of SR 522 in both directions. The new northbound lane will widen SR 522, pushing it into the affected area of 96th Avenue NE. Acquisition of the portion will allow widening and realignment of 96th Avenue NE. A thirty-foot retaining wall will be built along the west side of the portion to protect it from erosion onto the street below. Bothell's work on the portion will neither impact the integrity of the Sammamish River, nor pedestrian accessibility to the river, which will still be available from the Sammamish River Trail.
3. Total compensation from Bothell to county for the Portion is \$321,000, based on appraised

values. Bothell city council has approved the purchase.

4. Upon approval by the King County council, Bothell plans to submit the Bothell Project for immediate state right of way certification.

5. The funding sources for the Sammamish River Trail site parcel include Forward Thrust bond proceeds and grant funding from the Recreation Conservation Office ("RCO") [formerly referred to as "the IAC"]. According to Forward Thrust and RCO requirements, recreation property converted to a nonrecreation use must be replaced with like property. In 2007, parks acquired a new site adjacent to the Soos Creek Trail for use as a parking area and trailhead. Appraisal of the Sammamish River Trail parcel was satisfactory to RCO and the parties agreed to the purchase price of \$321,000. Net proceeds realized from the sale of the trail parcel will be contributed toward the replacement purchase.

6. Pursuant to K.C.C. 4.56.100, King County council may authorize direct sale of county property to a governmental agency.

7. On March 10, 2008, parks declared the portion surplus to its needs for the roadway purposes associated with Bothell's Project.

8. Appropriate notices were distributed to other county departments, and ongoing discussions served as notification to various cities, water, sewer, fire and school districts regarding the county's plan to surplus and sell the property.

9. As none of the agencies expressed interest, on June 10, 2008, pursuant to K.C.C. 4.56.100, the facilities management division declared the portion surplus to the county's present and foreseeable needs.

10. Pursuant to K.C.C. 4.56.080, the council must approve sale of county-owned real property.

This proposed ordinance authorizes the King County executive to execute the purchase and sale agreement attached as Attachment B to this ordinance.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY: SECTION 1. The King County council, having determined that the land described in Attachment A to this ordinance is surplus to the needs of the county, and having determined that sale of the portion is in the best interest of the public, does hereby authorize the King County executive to execute the necessary documents to deliver a small portion of the county-owned Sammamish River

Trail Site parcel, to the city of Bothell for use in Stage 1 of its State Route 522 Corridor Improvement Project.

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