



Legislation Text

File #: 2008-0005, **Version:** 2

Clerk 03/26/2008

AN ORDINANCE authorizing the vacation of portions of SW 282nd Street, SW 283rd Street, and alleys in the Spring Beach Plat, File V-2597; Petitioners: Ed Swaya and Gregory Hampel.

STATEMENT OF FACTS:

1. A petition has been filed requesting vacation of portions of the SW 282nd Street, SW 283rd Street, and alley rights-of-way in the Spring Beach Plat hereinafter described.
2. The department of transportation notified the various utility companies serving the area and has been advised that easements have either been obtained or are not required within the vacation area.
3. The department of transportation records indicates that King County has not been maintaining those portions of the SW 282nd Street, SW 283rd Street, and alley rights-of-way. The records indicate that no public funds have been expended for their acquisition.
4. The department of transportation considers the subject portions of the rights-of-way useless as part of the county road system and believes the public would benefit by the return of these unused areas to the public tax rolls.
5. The petitioners, Ed Swaya and Gregory Hampel, have deeded alternate right-of-way to King County, over the existing road that is currently used to access the southerly lots in the plat. This deed is recorded under recording number 20071008000792, records of King County, Washington.

6. The rights-of-way are classified as "C-Class" and, in accordance with K.C.C. 14.40.020, the compensation due King County is based on fifty percent of the assessed value of the subject rights-of-way, which was determined from records of the department of assessments. King County is in receipt of \$7,521.17 from the petitioners. The petitioner shall be partially refunded from compensation currently held, to offset the land costs of the newly deeded right-of-way. This was determined on a per square-foot bases, assuming the vacated and newly deeded right-of-way area would have the same value. The refund amount was determined to be \$3,096.05 for the 19,975 square-feet.

Due notice was given in the manner provided by law and a hearing was held by the office of the hearing examiner on the 20th day of February, 2008.

In consideration of the benefits to be derived from the subject vacation the council has determined that it is in the best interest of the citizens of King County to grant said petition.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. The council, on the effective date of this ordinance, hereby vacates and abandons those portions of the SW 282nd Street, SW 283rd Street, and alley rights-of-way as conveyed to King County by the recording of the Plat of Spring Beach recorded in Volume 17 of Plats, Page 38, records of King County, Washington as described below:

Those portions of Alpine Avenue, also known as Southwest 282nd Street and Southwest 283rd Street, and alley as shown on the Plat of Spring Beach, recorded in Volume 17 of Plats, Page 38, records of King County, Washington, abutting and adjacent to Lots 1 through 16, and Lot 22, of said plat, being further described as follows:

The north half of Southwest 282nd Street, abutting and adjacent to the south line of Lots 1 through 7, of said plat.

Together with the south half of Southwest 282nd Street, abutting and adjacent to the north lines of Lots 8 through 12, Lot 22, and the north line of the alley between lots 11 and 12, all within said plat.

Together with the westerly half of Southwest 283rd Street, abutting and adjacent to the east line of Lot 22, of said plat.

Together with the easterly and northeasterly half of Southwest 283rd Street, abutting and adjacent to the westerly line of Lot 12, the south line of the alley between Lots 12 and 13, and the south lines of Lots 13 through 16, all within said plat.

Together with the alleys between Lots 8 through 16, of said plat.