

CITY OF REDMOND
RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, DECLARING CERTAIN PARCELS OF LAND LOCATED AT 4612 159TH AVENUE NE AND 4618 159TH AVENUE NE TO BE SURPLUS TO THE CURRENT AND POSSIBLY LONG-TERM NEEDS OF THE CITY'S UTILITIES AND AUTHORIZING THE MAYOR OR HIS DESIGNEE TO LEASE AND SELL SUCH SURPLUS PARCELS, UNLESS FURTHER UTILITY ANALYSIS INDICATES THAT THE PARCELS ARE NEEDED TO PROVIDE FOR THE CITY'S UTILITY NEEDS, AND THE MAYOR OR HIS DESIGNEE SHALL THEREFORE BE AUTHORIZED TO RESCIND THE SURPLUS PROPERTY DECLARATION WITH THE RESULT THAT PROPERTIES REMAIN IN CITY OWNERSHIP

WHEREAS, the City currently owns certain parcels of land located at 4612 159th Ave. NE and 4618 159th Ave. NE (collectively "the Surplus Properties"); and

WHEREAS, each of the Surplus Properties was originally acquired for utility purposes to locate a stormwater vault that, while helping reduce stormwater impacts to Tosh Creek, would require the removal of two single-family houses; and

WHEREAS, since the acquisition, the City has analyzed stormwater project alternatives including a smaller stormwater vault that would have less impact on the neighborhood and could be built adjacent to the two single-family houses without their removal; and

WHEREAS, because a smaller stormwater vault is a possible future outcome, and the Surplus Properties are not needed for

current stormwater utility services, the City should lease the two houses, while further analysis and study continues and a final stormwater project with fewer impacts, is chosen to be built; and

WHEREAS it has been determined by the Public Works Director that the Surplus Properties are not required to provide current utility service; and

WHEREAS, RCW 35.94.040 provides that the City may, by resolution of its legislative body after a public hearing, declare such properties surplus and thereafter cause such properties to be leased, sold, or conveyed; and

WHEREAS, the Redmond City Council held a public hearing on the surplus properties on December 5, 2017, and after considering all testimony received, is determined to enact this resolution declaring the properties surplus to the City's current and possibly long-term utility needs, and authorizing their lease and sale.

WHEREAS, if further analysis indicates that the properties are necessary to meet permanent stormwater utility needs, the Surplus Property declaration shall be rescinded, and the City's utility shall retain ownership.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, HEREBY RESOLVES AS FOLLOWS:

Section 1. Properties Declared Surplus. The surplus properties described on Exhibit A to this resolution, each of which was originally acquired for utility purposes, are not required for

providing current, and possibly long-term public utility service and are hereby declared to be surplus to the City's needs.

Section 2. Leasing and Sale of Surplus Properties. If after further analysis, a stormwater project design is chosen that is smaller and has fewer impacts, including impacts that do not affect the use of the two houses on the Surplus Properties, the City shall continue to lease and eventually sell the Surplus Properties in any commercially reasonable manner.

Section 3. Rescission of Surplus Property Declaration. If after further analysis, a stormwater project design is chosen that is larger and has greater impacts on the Surplus Properties, including impacts that affect the use of the two houses, the Surplus Property Declaration in Section 1 is rescinded, and the properties shall remain in City utility ownership.

Section 4. Authority of Mayor or Designee. After the analysis of stormwater needs is complete and a final project is selected, the Mayor or his designee is hereby authorized and directed to take appropriate action of his/her choosing as described in sections 2 and 3 above. Any proceeds from the leases or sales shall be applied to the appropriate City utility fund.

ADOPTED by the Redmond City Council this ____ day of _____, 2017.

CITY OF REDMOND

MAYOR JOHN MARCHIONE

ATTEST:

MICHELLE M. HART, MMC, CITY CLERK

(SEAL)

FILED WITH THE CITY CLERK:
PASSED BY THE CITY COUNCIL:
RESOLUTION NO.

Exhibit A

1. King County Tax Parcel 856293-0450, at 4612 159th Ave. NE.
2. King County Tax Parcel 856293-0460, at 4618 159th Ave. NE.