

ORDINANCE NO. 4419

An ORDINANCE authorizing condemnation of property for
S. 272nd Street (Highway 99 to I-5) R/W 2002

STATEMENT OF FACTS

1. The King County Council on November 20, 1978, by Ordinance No. 3969, did adopt the 1979 Annual Budget and Program, which included a Transportation Program.

2. The King County Transportation Program provides for the County Road System Development and Improvement Program coordinating the kind of road with other elements of the larger transportation system, abutting land uses and business, industry, government and residential processes.

3. The Capital Budget and Program provides for the improvement of S. 272nd Street (Highway 99 to I-5).

4. In order to acquire the property and property rights needed to improve S. 272nd Street (Highway 99 to I-5), it is necessary for King County to condemn certain lands and property rights and rights in property for road purposes as hereinafter more particularly set forth.

5. The King County Council finds that the public health, safety, necessity and convenience demand that S. 272nd Street (Highway 99 to I-5) be improved within King County in accordance with the Capital Budget and Program, and that certain properties, property rights and rights in property be condemned, appropriated, taken and damaged for the improvement of said road, as provided in this ordinance.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. The King County Council has deemed it necessary and in the best interest of the citizens of King County that the lands hereinafter described, and other property rights and/or rights in property be condemned, appropriated, taken and damaged for the purpose of improving S. 272nd Street (Highway 99 to I-5), subject to the making or paying of just compensation to the owners thereof in the manner provided by law.

WARRANTY DEEDParcel 1 - Wagner

The South 12 feet of Lot 44, Secoma Hi-Way Tracts, as recorded in Volume 37 of Plats, page 42, Records of King County, Washington.

Contains 1990 Sq. Ft. or 0.046 Acres, M/L

WALL EASEMENTParcel 1A - Wagner

The South 5 feet of Lot 45, LESS the West 33 feet, Secoma Hi-Way Tracts, as recorded in Volume 37 of Plats, page 42, Records of King County, Washington.

Contains 664 Sq. Ft. or 0.015 Acres, M/L

Parcel 2A - La Vanway (Slavin)

The North 5 feet of that portion of the NW 1/4 of the NE 1/4 of the NW 1/4 of Section 33, Township 22 North, Range 4 East, W.M. lying between the North line of Star Lake Road and the South line of S. 272nd Street and lying between Survey Station 6+00 and Station 7+00 as surveyed by King County Survey 33-22-4-16.

Contains 500 Sq. Ft., M/L

Parcel 3A - Wynn (Midway Sand & Gravel Co., a partnership, and K.C.C. Associates, a partnership)

The South 5 feet of the East 16 feet of the West 33 feet of Lot 45 in Secoma Hi-Way Tracts in Section 28, Township 22 North, Range 4 East, W.M., as recorded in Volume 37 of Plats, page 42, Records of King County, Washington.

Contains 80 Sq. Ft. Max. Width = 5 feet

SLOPE EASEMENTParcel 3B - Midway Sand & Gravel Co., a partnership, and K.C.C. Associates, a partnership

A strip of land northerly of and adjacent to the North R/W line of S. 272nd Street, as surveyed by King County Survey No. 33-22-4-16, said strip described as follows:

Beginning at the West property line of Lot 47 in Secoma Hi-Way Tracts, as recorded in Volume 37 of Plats, page 42, Records of King County, Washington, 13 feet in width; thence increasing to 14 feet in width at Station 15+50; thence increasing to 16 feet in width at Station 16+00; thence increasing to 17 feet in width at Station 16+50; thence increasing in width to 19 feet at the East property line of said lot.

Area = 2614.50 Sq. Ft. Max. Width = 19 feet

Parcel 4B - Palzer (Greater Washington Park & Recreation Corp.)

A strip of land Northerly of and adjacent to the North R/W line of S. 272nd Street as surveyed by King County Survey No. 33-22-4-16, said strip described as follows:

Beginning at Survey Station 11+92, 14 feet in width; thence continuing 14 feet in width to Station 12+50; thence decreasing to 13 feet at Station 13+00; thence decreasing to 11 feet in width at Station 13+57.

1 Contains 2,170 Sq. Ft.

2 Parcel 5B - Underwood

3 A 12 foot strip of land lying Southerly of and adjacent to the South
4 R/W line of S. 272nd Street as surveyed by King County Survey No.
5 33-22-4-16, said strip described as follows:

6 All that portion of the East 240.85 feet of the West 1/2 of the
7 NE 1/4 of the NE 1/4 of the NW 1/4 of Section 33, Township 22 North,
8 Range 4 East, W.M., lying between the South line of S. 272nd Street
9 and the North line of Star Lake Road (parcel also known as a por-
10 tion of Redondo Heights unrecorded), lying Northerly of a line 42
11 feet South of and parallel to the centerline of said S. 272nd Street.

12 Contains 2,890 Sq. Ft., M/L Max. Width = 12 feet

13 Parcel 6B - Cone

14 A strip of land Southerly of and adjacent to the South right of way
15 line of S. 272nd Street, as surveyed by King County Survey No.
16 33-22-4-16, said strip described as follows:

17 Beginning 10 feet West of the Northwest corner of the NW 1/4 of the
18 NE 1/4 of Section 33, Township 22 North, Range 4 East, W.M. 15 feet
19 wide; remaining 15 feet wide to Station 17+00; thence decreasing
20 to 5 feet wide at Station 17+50; thence decreasing to 0 feet wide
21 100 feet East of the Northwest corner of the NW 1/4 of the NE 1/4
22 of said Section.

23 Area 1,524 Sq. Ft., M/L

24 DRAINAGE EASEMENT

25 Parcel 4C - Palzer (Greater Washington Park & Recreation Corp.)

26 The South 20 feet of that portion of Lot 49, Secoma Hi-Way Tracts,
27 as recorded in Volume 37 of Plats, page 42, Records of King County,
28 Washington, lying between Survey Station 13+00 and 13+40 measured
29 at right angles to the centerline of S. 272nd Street as surveyed
30 by King County Survey No. 33-22-4-16.

31 Area 800 Sq. Ft.

32 Parcel 5C - Underwood

33 The North 30 feet of that portion of the East 240.85 feet of the W 1/2
of the NE 1/4 of the NE 1/4 of the NW 1/4 of Section 33, Township 22
North, Range 4 East, W.M., also known as Lot 13, Redondo Heights,
Unrecorded, lying between Survey Station 13+06 and 13+26 measured at
right angles to the centerline of S. 272nd Street as surveyed by King
County Survey No. 33-22-4-16.

Area 600 Sq. Ft. or .014 Acres, M/L

TEMPORARY CONSTRUCTION EASEMENT

Parcel 1D - Wagner

The North 5 feet of the South 10 feet, LESS the West 33 feet of Lot
45, Secoma Hi-Way Tracts, as recorded in Volume 37 of Plats, page
42, Records of King County, Washington.

Contains 664 Sq. Ft. or 0.015 Acres, M/L

Parcel 2D - La Vanway (Slavin)

The South 5 feet of the North 10 feet of that portion of the NW 1/4 of the NE 1/4 of the NW 1/4 of Section 33, Township 22 North, Range 4 East, W.M., lying between the North line of Star Lake Road and the South line of S. 272nd Street and lying between Survey Station 6+00 and Station 7+00 as surveyed by King County Survey 33-22-4-16.

Contains 500 Sq. Ft., M/L

SECTION 2. The King County Council determines that condemnation proceedings are hereby authorized to acquire property and property rights and/or rights in property, together with the right to construct and maintain slopes for cuts and fills on certain abutting property described herein, for the purposes of the subject road improvement.

SECTION 3. The attorneys for King County are hereby authorized and directed to begin and prosecute the proceedings provided by law to condemn, take and appropriate the land and other property and property rights necessary to carry out the provisions of this ordinance.

INTRODUCED AND READ for the first time this 2nd day of July, 19 79.

PASSED this 30th day of July, 19 79.

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON

Ruby Chow
Chairman

ATTEST:

Dorothy M. Owens
DEPUTY Clerk of the Council

APPROVED this 6th day of August, 19 79.

[Signature]
King County Executive