



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

October 30, 2001

Ordinance 14244

Proposed No. 2001-0461.1

Sponsors Irons

1 AN ORDINANCE creating King County road
2 improvement district 130 and ordering the improvement
3 of a portion of 290th Avenue Southeast, authorizing
4 interim financing, confirming the final assessment roll
5 and levying assessments against the property within said
6 district.

7
8

9 **STATEMENT OF FACTS**

10 1. Pursuant to Motion 11299, a public hearing was held on October 22,
11 2001, on the petitions of property owners within the proposed district for
12 the formation of a road improvement district to improve certain streets,
13 and pursuant to RCW 36.88.060 and RCW 36.88.090, for the purpose of
14 considering the formation and the assessment roll for King County road
15 improvement district 130.

16 2. Notice of said hearing was duly published and was duly-mailed to each
17 property owner pursuant to the requirements of RCW 36.88.050 and
18 36.88.090.

19 3. A diagram showing the properties specially benefited by the project
20 and the cost and expense to be borne by each lot or building site was
21 considered by the council.

22 4. All written and verbal protests were considered.

23 5. It is hereby found those said petitions, including all additions thereto
24 and withdrawals therefrom made prior to 5:00 p.m. of the business day
25 before the hearing are sufficient.

26 6. The King County council, sitting as a board of equalization for such
27 purpose considered the assessment roll and all timely-filled written
28 objections made to the confirmation thereof.

29 7. It is further found that all requirements of RCW 36.88.020, 36.88.060
30 and 36.88.090 and King County Motion 11299 have been satisfied.

31 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

32 SECTION 1. There is hereby established, pursuant to chapter 36.88 RCW, a road
33 improvement district in King County to be known and designated as "King County road
34 improvement district 130" (hereinafter "RID 130"). Said district shall include all the
35 territory within the boundaries described as follows:

36 Lot 1 through lot 3 of King County Short Plat 886012, recording 8807071027, together
37 with lot 1 through lot 3 of King County Short Plat 584064, recording 8608040416,
38 together with lot 1 through lot 3 of King County Short Plat 584065, recording

39 8608040421, together with Tract P (aka lot 23)-plat of Blakely Woods as recorded in
40 volume 178 pages 49 through 53, all records of King County, Washington.

41 SECTION 2. The following described streets, which are wholly within RID 130,
42 shall be improved by clearing, grubbing, grading, drainage, surfacing with asphalt
43 concrete, and such other work as may be incidental thereto, in accordance with the
44 request on the petition (which improvements are herein before and hereafter referred to as
45 the "project"):

46 290th Avenue Southeast, from Southeast 8th Street, north to the end of the road
47 approximately 2,500 feet in length.

48 SECTION 3. It is hereby found that the plan for improvement or construction in
49 RID 130 is feasible and that the benefits to be derived therefrom by the property within
50 said district exceed the cost and expense of the formation of said district and the
51 contemplated construction or improvement therein.

52 SECTION 4. Total costs and expenses of accomplishing the project are estimated
53 to be \$108,316. Approximately fifty percent of the estimated cost for the improvement
54 will be borne by and assessed against property within the boundary of RID 130. The
55 portion of the total costs and expenses to be assessed the properties within RID 130 shall
56 not exceed \$54,158. King County shall contribute the remaining balance of the costs to
57 construct 290th Avenue Southeast. The property owner's share of the costs and expenses
58 shall be assessed \$5,415.80 per building lot within the boundary of RID 130.

59 The actual amount of the final assessment against each parcel of property within
60 RID 130 shall include a portion of the actual total of such costs and expenses incurred in
61 completing the project and shall become a lien against each such parcel of land within

62 RID 130, upon confirmation of the assessment roll by the council. -The assessments may
63 be paid in full within thirty days following confirmation of the final assessment roll and
64 notification by the office of finance, treasury division. The amount of any assessment or
65 any portion thereof against property in RID 130 not paid within the thirty day period shall
66 be paid in five annual and consecutive installments, together with interest on the
67 diminishing principal balance of such assessment which will be set at one-half of one
68 percent higher than the net effective interest rate on the loan obtained to pay the costs of
69 the improvements on RID 130.

70 Interest shall commence on the thirtieth day following first publication of the
71 office of finance's notice described in section 8 of this ordinance and the first installment
72 shall be due one year from said date.

73 Interest on the assessment amount due shall be calculated on an annual basis
74 based on the interest bearing warrant rate established by the county's service bank,
75 currently ninety percent of the bank's prime borrowing rate, at the time of confirmation
76 of the final assessment roll. Interest will be added annually to the assessed amount due at
77 the end of each calendar year, beginning from the end of the thirty-day prepay period (the
78 estimated net effective interest rate plus one-half of one percent is seven percent).

79 Following expiration of thirty days after said first publication, the principal
80 balance of the assessment, together with accrued interest and penalty, if any, may be
81 prepaid only at the times and in the manner determined by the King County office of
82 finance, treasury division; provided, that any prepayment made on any date other than an
83 installment due date shall be accompanied by interest on the amount prepaid to and
84 including the date of maturity of the installment next falling due.

85 Any installment which is not paid when due is therefore delinquent. Thereafter,
86 such delinquent installment shall be subject, at the time of delinquency, to a charge of ten
87 percent penalty levied on both principal and interest due upon that installment, and all
88 delinquent installments also shall be charged interest at the rate as determined above.

89 The collection of such delinquent installments shall be enforced in the manner provided
90 by law. The amount of the final assessment, together with interest and provisions for
91 penalty, shall, upon confirmation of the assessment roll by the council, become a lien
92 upon each lot or building site within RID 130 from the time said assessment roll is placed
93 in the hands of the office of finance, treasury division, for collection.

94 SECTION 5. The council, sitting as a board of equalization and having made all
95 revisions to the assessment roll it deems necessary, hereby finds that the assessment roll
96 for RID 130 is just and equitable and that no assessment against any property within RID
97 130 is greater than the special benefits to be derived from the improvement made to such
98 property. Accordingly, said assessment roll, totaling \$54,158, is hereby confirmed and
99 the assessments set forth therein are hereby levied against each parcel of property
100 described in said roll.

101 SECTION 6. The manager of the road services division, department of
102 transportation, is hereby authorized and directed to contract with the necessary parties for
103 the design and construction of the project.

104 SECTION 7. The clerk of the council is hereby directed to place said RID 130
105 assessment roll, bearing such revisions as the council has made thereto, in the hands of
106 the King County office of finance for collection. Upon such placement, the amount of
107 each assessment set forth therein, together with any interest accrued from time to time

108 thereon and any penalty imposed from time to time thereon, will become a lien against
109 the property so assessed. Said lien shall be paramount and superior to any other lien or
110 encumbrance whatsoever, theretofore and thereafter created, except for a lien for general
111 taxes.

112 SECTION 8. There is hereby created on the books of the King County office of
113 finance one fund of the county, to be designated as the "King County road improvement
114 district 130 enhanced RID (ERID) fund."

115 Upon receipt of the RID 130 assessment roll, the King County office of finance is
116 hereby directed to publish notice at the times and in the manner required by RCW
117 36.88.270, stating that such assessments or any portion thereof may be paid without
118 interest in the days following first publication of such notice. All moneys collected by
119 the office of finance upon any assessment levied on property within RID 130 for the
120 completion of the project during the thirty day period allowed for payment of such
121 assessment without penalty or interest and all such moneys collected thereafter shall be
122 placed in the said ERID fund. The ERID fund shall be used for the payment of costs and
123 expenses of accomplishing the project and the payment of the principal or interest on the
124 balance drawn upon or issued against said loan. Moneys in said ERID fund shall be used
125 solely to pay principal, and interest on the loan. Upon repayment of the loan, the balance
126 of the RID 130 ERID fund shall be placed in the King County RID/LID participation
127 fund 0386 "Project - RDCW15".

128 SECTION 9. "Costs and expenses of accomplishing the project," as used in this
129 ordinance and in any subsequent ordinance relating to RID 130, shall mean those costs
130 and expenses described in RCW 36.88.300, as follows:

131 A. The cost of all of the construction or improvement authorized in RID 130, -
132 including that portion of the construction or improvement within the limits of any street
133 or road intersection, space, or spaces;

134 B. The costs and expense of all engineering and surveying necessary to be done
135 by the county engineer or under his direction or by such other engineer as may be
136 employed by the King County council; and

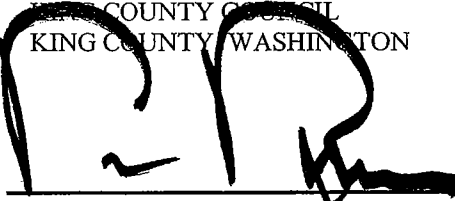
137 C. The cost of legal service and any other expense incurred by King County for
138 RID 130 or in the formation thereof, or by said district in connection with such

139 construction of improvement and in the financing thereof, including the issuance of
140 interim financing and long term financing.
141

Ordinance 14244 was introduced on 9/10/01 and passed by the Metropolitan King
County Council on 10/29/01, by the following vote:

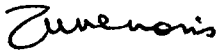
Yes: 12 - Mr. von Reichbauer, Ms. Miller, Ms. Fimia, Mr. Phillips, Mr. Pelz,
Mr. McKenna, Ms. Sullivan, Mr. Pullen, Mr. Gossett, Ms. Hague, Mr.
Thomas and Mr. Irons
No: 0
Excused: 1 - Mr. Nickels

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON



Pete von Reichbauer, Chair

ATTEST:



Anne Noris, Clerk of the Council

APPROVED this 1 day of November 2001.



Ron Sims, County Executive

Attachments A. Assessment Roll - King County Road Improvement District 130

ATTACHMENT A

14244

ASSESSMENT ROLL - KING COUNTY ROAD IMPROVEMENT DISTRICT 130

Name of Owner	Legal Description	Assessment
0853600320-08 Assisted Custom Const. 26918 - 204 Ave SE Covington, WA 98042	BLAKELY WOODS TRACT P (AKA LOT 23)	\$5,415.80
3125079013-03 Douglas & Margaret Handy 101 - 290 Ave SE Fall City, WA 98024	LOT 1 KCSP #584065 REC # 8608040421 SD SP DAF N 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079053-04 Steve & Amy Mayes 420 - 290 Ave SE Fall City, WA 98024	LOT 3 KCSP #886012 REC #8807071027 SD SP BEING A SUBD OF N 1/2 OF SE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079064-01 Dale Wark 95 - 290 Ave SE Fall City, WA 98024	LOT 2 KCSP #584065 REC # 8608040421 SD SP DAF N 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079065-00 Paul & Susan Velotta 100 - 290 Ave SE Fall City, WA 98024	LOT 3 KCSP #584065 REC # 8608040421 SD SP DAF N 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079066-09 James & Kim Fratello 329 - 290 Ave SE Fall City, WA 98024	LOT 1 KCSP #584064 REC # 8608040416 SD SP DAF S 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079067-08 Kenneth & Kim Monson 205 - 290 Ave SE Fall City, WA 98024	LOT 2 KCSP #584064 REC # 8608040416 SD SP DAF S 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079068-07 Darrell & Lisa Reising 330 - 290 Ave SE Fall City, WA 98024	LOT 3 KCSP #584064 REC # 8608040416 SD SP DAF S 1/2 OF NE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
3125079069-06 Jeffrey & Debra Olson 10025 SE 202 St Kent, WA 98031	LOT 2 KCSP #886012 REC #8807071027 SD SP BEING A SUBD OF N 1/2 OF SE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80

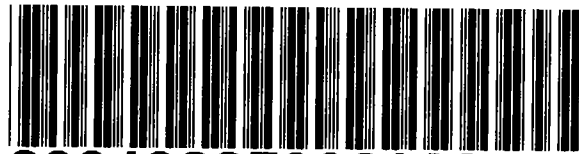
ATTACHMENT A

14244

ASSESSMENT ROLL - KING COUNTY ROAD IMPROVEMENT DISTRICT 130

<u>Name of Owner</u>	<u>Legal Description</u>	<u>Assessment</u>
3125079070-03 Harvey & Nancy Peterson 28824 SE 8 St Fall City, WA 98024	LOT 1 KCSP #886012 REC #8807071027 SD SP BEING A SUBD OF N 1/2 OF SE 1/4 OF SE 1/4 SEC 31-25-7	\$5,415.80
Sub Total		\$54,158.00
Balance (King County Participation)		\$54,158.00
TOTAL		\$108,316.00

Return Address:
Clerk of the Council
Metropolitan King County Council
Mail stop KCC-CC 1025



20040225002128

KCG MISC 0.00
PAGE 001 OF 010
02/25/2004 15:42
KING COUNTY, WA

Please print or type information WASHINGTON STATE RECORDER'S Cover Sheet (RCW 65.04)

Document Title(s) (or transactions contained therein): (all areas applicable to your document must be filled in)

1. **ORDINANCE 14244 AN ORDINANCE creating King County road improvement district 130 and ordering the improvement of a portion of 290th Avenue Southeast, authorizing interim financing, confirming the final assessment roll and levying assessments against the property within said district.**

Reference Number(s) of Documents assigned or released:

Additional reference #'s on page _____ of document

Grantor(s) (Last name, first name, initials)

1. **King County, Washington**

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

1. King County

2. _____

Additional names on page _____ of document.

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

Blakely Woods Tact P (AKA Lot 23); Lot 1 KCSP #584065 REC #8608040421 SD SP DAF N 1/2 of NE...

Additional legal is on page _____ of document.

Assessor's Property Tax Parcel/Account Number

Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

RECEIVED
2004 MAR 18 AM 9:58
CLERK
KING COUNTY COUNCIL



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

October 30, 2001

Ordinance 14244

Proposed No. 2001-0461.1

Sponsors Irons

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2 improvement district 130 and ordering the improvement
3 of a portion of 290th Avenue Southeast, authorizing
4 interim financing, confirming the final assessment roll
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9 **STATEMENT OF FACTS**

10 1. Pursuant to Motion 11299, a public hearing was held on October 22,
11 2001, on the petitions of property owners within the proposed district for
12 the formation of a road improvement district to improve certain streets,
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14 considering the formation and the assessment roll for King County road
15 improvement district 130.

16 2. Notice of said hearing was duly published and was duly mailed to each
17 property owner pursuant to the requirements of RCW 36.88.050 and
18 36.88.090.

19 3. A diagram showing the properties specially benefited by the project
20 and the cost and expense to be borne by each lot or building site was
21 considered by the council.

22 4. All written and verbal protests were considered.

23 5. It is hereby found those said petitions, including all additions thereto
24 and withdrawals therefrom made prior to 5:00 p.m. of the business day
25 before the hearing are sufficient.

26 6. The King County council, sitting as a board of equalization for such
27 purpose considered the assessment roll and all timely-filled written
28 objections made to the confirmation thereof.

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42 shall be improved by clearing, grubbing, grading, drainage, surfacing with asphalt
43 concrete, and such other work as may be incidental thereto, in accordance with the
44 request on the petition (which improvements are herein before and hereafter referred to as
45 the "project"):

46 290th Avenue Southeast, from Southeast 8th Street, north to the end of the road
47 approximately 2,500 feet in length.

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49 RID 130 is feasible and that the benefits to be derived therefrom by the property within
50 said district exceed the cost and expense of the formation of said district and the
51 contemplated construction or improvement therein.

52 SECTION 4. Total costs and expenses of accomplishing the project are estimated
53 to be \$108,316. Approximately fifty percent of the estimated cost for the improvement
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57 construct 290th Avenue Southeast. The property owner's share of the costs and expenses
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59 The actual amount of the final assessment against each parcel of property within
60 RID 130 shall include a portion of the actual total of such costs and expenses incurred in
61 completing the project and shall become a lien against each such parcel of land within

62 RID 130, upon confirmation of the assessment roll by the council. The assessments may
63 be paid in full within thirty days following confirmation of the final assessment roll and
64 notification by the office of finance, treasury division. The amount of any assessment or
65 any portion thereof against property in RID 130 not paid within the thirty day period shall
66 be paid in five annual and consecutive installments, together with interest on the
67 diminishing principal balance of such assessment which will be set at one-half of one
68 percent higher than the net effective interest rate on the loan obtained to pay the costs of
69 the improvements on RID 130.

70 Interest shall commence on the thirtieth day following first publication of the
71 office of finance's notice described in section 8 of this ordinance and the first installment
72 shall be due one year from said date.

73 Interest on the assessment amount due shall be calculated on an annual basis
74 based on the interest bearing warrant rate established by the county's service bank,
75 currently ninety percent of the bank's prime borrowing rate, at the time of confirmation
76 of the final assessment roll. Interest will be added annually to the assessed amount due at
77 the end of each calendar year, beginning from the end of the thirty-day prepay period (the
78 estimated net effective interest rate plus one-half of one percent is seven percent).

79 Following expiration of thirty days after said first publication, the principal
80 balance of the assessment, together with accrued interest and penalty, if any, may be
81 prepaid only at the times and in the manner determined by the King County office of
82 finance, treasury division; provided, that any prepayment made on any date other than an
83 installment due date shall be accompanied by interest on the amount prepaid to and
84 including the date of maturity of the installment next falling due.

85 Any installment which is not paid when due is therefore delinquent. Thereafter,
86 such delinquent installment shall be subject, at the time of delinquency, to a charge of ten
87 percent penalty levied on both principal and interest due upon that installment, and all
88 delinquent installments also shall be charged interest at the rate as determined above.

89 The collection of such delinquent installments shall be enforced in the manner provided
90 by law. The amount of the final assessment, together with interest and provisions for
91 penalty, shall, upon confirmation of the assessment roll by the council, become a lien
92 upon each lot or building site within RID 130 from the time said assessment roll is placed
93 in the hands of the office of finance, treasury division, for collection.

94 SECTION 5. The council, sitting as a board of equalization and having made all
95 revisions to the assessment roll it deems necessary, hereby finds that the assessment roll
96 for RID 130 is just and equitable and that no assessment against any property within RID
97 130 is greater than the special benefits to be derived from the improvement made to such
98 property. Accordingly, said assessment roll, totaling \$54,158, is hereby confirmed and
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100 described in said roll.

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103 the design and construction of the project.

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105 assessment roll, bearing such revisions as the council has made thereto, in the hands of
106 the King County office of finance for collection. Upon such placement, the amount of
107 each assessment set forth therein, together with any interest accrued from time to time

108 thereon and any penalty imposed from time to time thereon, will become a lien against
109 the property so assessed. Said lien shall be paramount and superior to any other lien or
110 encumbrance whatsoever, theretofore and thereafter created, except for a lien for general
111 taxes.

112 SECTION 8. There is hereby created on the books of the King County office of
113 finance one fund of the county, to be designated as the "King County road improvement
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115 Upon receipt of the RID 130 assessment roll, the King County office of finance is
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118 interest in the days following first publication of such notice. All moneys collected by
119 the office of finance upon any assessment levied on property within RID 130 for the
120 completion of the project during the thirty day period allowed for payment of such
121 assessment without penalty or interest and all such moneys collected thereafter shall be
122 placed in the said ERID fund. The ERID fund shall be used for the payment of costs and
123 expenses of accomplishing the project and the payment of the principal or interest on the
124 balance drawn upon or issued against said loan. Moneys in said ERID fund shall be used
125 solely to pay principal, and interest on the loan. Upon repayment of the loan, the balance
126 of the RID 130 ERID fund shall be placed in the King County RID/LID participation
127 fund 0386 "Project - RDCW15".

128 SECTION 9. "Costs and expenses of accomplishing the project," as used in this
129 ordinance and in any subsequent ordinance relating to RID 130, shall mean those costs
130 and expenses described in RCW 36.88.300, as follows:

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133 or road intersection, space, or spaces;

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135 by the county engineer or under his direction or by such other engineer as may be
136 employed by the King County council; and

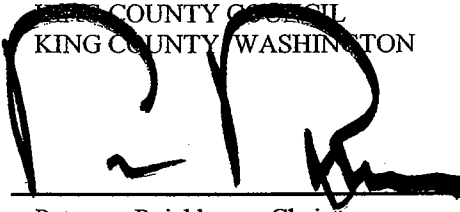
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138 RID 130 or in the formation thereof, or by said district in connection with such

Ordinance 14244

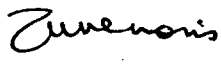
139 construction of improvement and in the financing thereof, including the issuance of
140 interim financing and long term financing.
141

Ordinance 14244 was introduced on 9/10/01 and passed by the Metropolitan King
County Council on 10/29/01, by the following vote:

Yes: 12 - Mr. von Reichbauer, Ms. Miller, Ms. Fimia, Mr. Phillips, Mr. Pelz,
Mr. McKenna, Ms. Sullivan, Mr. Pullen, Mr. Gossett, Ms. Hague, Mr.
Thomas and Mr. Irons
No: 0
Excused: 1 - Mr. Nickels

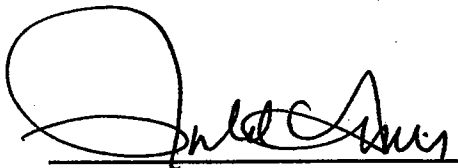
KING COUNTY COUNCIL
KING COUNTY WASHINGTON

Pete von Reichbauer, Chair

ATTEST:



Anne Noris, Clerk of the Council

APPROVED this 1 day of November 2001.



Ron Sims, County Executive

Attachments A. Assessment Roll - King County Road Improvement District 130

ATTACHMENT A **14244**
ASSESSMENT ROLL - KING COUNTY ROAD IMPROVEMENT DISTRICT 130

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ATTACHMENT A **14244**
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<u>Name of Owner</u>	<u>Legal Description</u>	<u>Assessment</u>
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Sub Total		\$54,158.00
Balance (King County Participation)		\$54,158.00
TOTAL		\$108,316.00