



INFORMATIONAL MEMORANDUM

TO: Transportation and Services Infrastructure Committee

FROM: Brandon Miles, Business Relations Manager

CC: Mayor Ekberg

DATE: September 30, 2022

SUBJECT: Vacation of unnamed right of way at the George Long Shops

ISSUE

Adopt a resolution to set a public hearing for a street vacation of unnamed right of way at the George Long Shop, near 14000 Interurban Ave.

BACKGROUND

On December 13, 2021, the City Council authorized the sale of the George Long Shops property generally located at 14000 Interurban Ave South to King County. With the completed work at the Heiser building, the City's Fleet and Facilities crews have moved off of the George Long site. King County would like to purchase the property on behalf of the King County Flood District and intends to use the property for a future shoreline restoration and/or flood protection project.

The George Long site consists of four parcels and an unnamed right of way. The right of way has a total area of approximately 7,457 square feet. The right of way bisects the parcels going east to west. This right of way was used as part of the operations of George Long and is no longer needed by the City. The right of way is not used by any other property owners for access and only city owned parcels touch the right of way.

DISCUSSION

King County would like to also acquire the right of way as part of the purchase of George Long. City Administration is proposing to vacate the right of way to the City and then merge the area into the parcels that will be sold to the County. The right of way area gives the County flexibility in designing a shoreline habitat project. The City would receive compensation for the right of way from the County commensurate to the price per square foot for the entire George Long property.

The vacation of rights of way is governed by Revised Code of Washington (RCW) 35.79 and Tukwila Municipal Code (TMC) 11.60. The first step in the vacation process is for the City Council to adopt resolution setting a public hearing. The public hearing can occur no sooner than 20 days after adoption of the resolution and no later than 60 days after adoption. The attached resolution will set the public hearing with the City Council on November 21, 2022. The City Council can approve the street vacation on November 21, 2022, following the public hearing or can hold the matter over to another City Council meeting for action.

Notice of the street vacation will also be mailed to property owners within 500 feet of the proposed vacation and posted on the site. Staff has already begun to notify utilities and city departments.

FINANCIAL IMPACT

None.

RECOMMENDATION

Council is being asked to approve the resolution setting a public hearing date of November 21, 2022, to consider vacating the unnamed right of way at the George Long property. Following the public hearing, the City Council can approve the street vacation by ordinance or refer the matter to another meeting for final action.

ATTACHMENTS

1. Draft Resolution Setting the Time and Place for a Public Hearing.
2. Map showing right of way to be vacated.

DRAFT

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TUKWILA, WASHINGTON, FIXING THE TIME FOR A PUBLIC HEARING FOR VACATION OF RIGHT-OF-WAY WITHIN THE CITY OF TUKWILA DEDICATED FOR STREET PURPOSES, GENERALLY DESCRIBED AS UNNAMED RIGHT-OF-WAY IN THE 14000 BLOCK OF INTERURBAN AVENUE SOUTH, LOCATED EAST OF INTERURBAN AVENUE SOUTH AND WEST OF THE DUWAMISH RIVER.

WHEREAS, the City of Tukwila owns four parcels that comprise the property known as the George Long Shop; and

WHEREAS, the George Long Shop property also includes a small portion of an unnamed right-of-way that is only accessible from the City of Tukwila owned parcels; and

WHEREAS, the City of Tukwila intends to sell the George Long property to King County for a habitat restoration and flood protection project; and

WHEREAS, the City of Tukwila intends to add the area of the unnamed right-of-way to the George Long property transaction in order to allow for a larger restoration and flood protection project; and

WHEREAS, pursuant to RCW 35.79.010, a public hearing on a street vacation must be set by resolution;

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

Section 1. A public hearing regarding the vacation of the unnamed right-of-way located in the general area of 14000 Interurban Avenue South, as shown on the attached map, shall be held before the Tukwila City Council in the City Council Chambers at Tukwila City Hall, 6200 Southcenter Boulevard, Tukwila, Washington on November 21, 2022 at 7:00 P.M.(or as soon thereafter as the business of the Council may permit), which is not less than 20 nor more than 60 days from the date of passage of this resolution, at

which time all persons interested in said right-of-way vacation are invited to appear and be heard.

Section 2. The City Clerk is directed to post written notice of pendency of the public hearing in three public places in the City of Tukwila and in one additional conspicuous place on the right-of-way sought to be vacated at least 20 days prior to the date set for the public hearing.

PASSED BY THE CITY COUNCIL OF THE CITY OF TUKWILA, WASHINGTON, at a Regular Meeting thereof this _____ day of _____, 2022.

ATTEST/AUTHENTICATED:

Christy O'Flaherty, MMC, City Clerk

Thomas McLeod, Council President

APPROVED AS TO FORM BY:

Filed with the City Clerk: _____
Passed by the City Council: _____
Resolution Number: _____







Office of the City Attorney

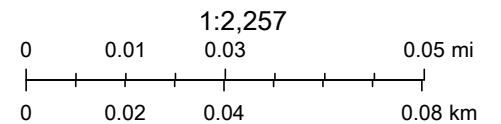
Attachment: Map

George Long Street Vacation



9/20/2022, 10:12:29 AM

-  Override 1
-  City Limits
-  Street
-  Parcels
-  Buildings
-  Addresses (Tukwila)



City of Tukwila, King County, Pictometry International Corp., King County