

2199  
10-17-75

ORIGINAL

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 2199

AN ORDINANCE reclassifying property located at 2812 - 118th Avenue S.E. and 3024 - 118th Avenue S.E. in the City of Bellevue, upon application of Bocek Brothers, agents of the owners of the property.

WHEREAS, application for reclassification of the parcel hereinafter described was duly filed with the appropriate City officials; and

WHEREAS, a public hearing was held thereon before the Planning Commission upon notice to all interested persons; and

WHEREAS, the Planning Commission has recommended approval of said reclassification of the property at 2812 - 118th Avenue S.E. and 3024 - 118th Avenue S.E. located in the City of Bellevue from R-A to O based upon findings that the proposed development is in keeping with the objectives of the Comprehensive Plan and that there is merit and value in the proposed development for the community as a whole; and

WHEREAS, the City Council has determined that the public use and interest will be served by reclassifying said parcel; and

WHEREAS, the City has complied with the requirements of RCW 43.21C relating to the State Environmental Policy Act and the City Environmental Procedures Ordinance; now, therefore

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON DOES ORDAIN AS FOLLOWS:

Section 1. The recommendation of the Planning Commission is hereby affirmed and adopted.

Section 2. The use classification of the following described parcel is changed from R-A to O:

That portion of the southeast quarter of the northwest quarter and Government Lot 2, Section 9, Township 24 North, Range 5 East, W.M., in King County, Washington, described as follows:

Commencing at the stone monument marking the center of said Section; thence west along the east and west center line of said Section, 1020 feet; thence north along a

line 1020 feet west of and parallel with the north and south center line of said Section, 170.78 feet to the point of intersection with the northerly line of county road No. 1079, the true point of beginning, being the southeast corner of a tract of land conveyed to Julius J. Bonnell by deed recorded in Volume 1247 of Deeds, page 584, under Auditor's File No. 2042791, records of said county; thence north 324.5 feet along the east line of said Bonnell Tract to the northeast corner thereof; thence westerly along the northerly line of said Bonnell Tract to the eastline of said Government Lot 2; thence south along said east line to the point of intersection with a line drawn parallel with the 417.4 feet north of the south line of said Government Lot 2; thence west along said parallel line to the point of intersection with the easterly line of the Factoria-Wilburton Road; thence southerly along said easterly line to the northerly line of said county road No. 1079; thence northeasterly and easterly along said northerly line to the true point of beginning.

South half of the north 1-1/2 acres of that portion of Fractional south half of the northwest quarter of Section 9, Township 24 North, Range 5 East, W.M., in King County, Washington, lying west of Northern Pacific Railway right of way and east of Factoria-Wilburton Road.

The north 902.6 feet of Government Lot 2, Section 9, Township 24 North, Range 5 E, W.M., in King County, Washington, lying east of County Road; Also the west 1/2 of the southeast 1/4 of the northwest 1/4 of said Section 9; EXCEPT that portion of said west 1/2 lying westerly of the Northern Pacific Railway Right of Way, and lying southerly and westerly of a line beginning at a point 495.28 feet north of the southwest corner of said subdivision; thence east to a point 1020 feet west of the east line of said southeast 1/4 of the northwest 1/4; thence south to a point 300 feet north of Henry Bock County Road No. 1079; thence east to said Railway Right of Way; EXCEPT the north 1-1/2 Acres of that portion of the south 1/2 of said northwest 1/4 lying west of the Northern Pacific Railway Right of Way and east of County Road; EXCEPT Northern Pacific Railway Right of Way; EXCEPT Roads; EXCEPT portion of said west half lying south of County Road; EXCEPT portion for State Highway.

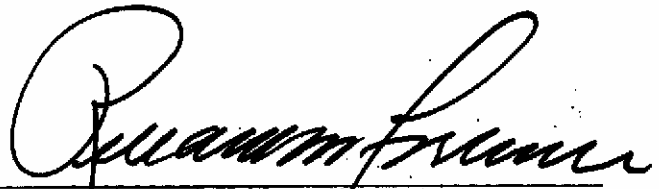
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This reclassification from R-A to O is conditioned on full compliance by the owners of the property, their heirs, assigns, grantees or successors in interest with the terms and conditions of those certain concomitant zoning agreements executed (1) between the City of Bellevue and Spinnaker, Inc. and (2) between the City of Bellevue and Puget Sound Power and Light, which are adopted by reference into this ordinance and which agreements have been given Clerk's Receiving Nos. 3457 and 3460.

Section 3. This ordinance shall take effect and be in force five days after its passage, approval and legal publication.

PASSED by the City Council this 20 day of October, 1975, and signed in authentication of its passage this 20 day of October, 1975.


(SEAL)

  
Richard M. Foreman, Mayor

Approved as to form:

  
Lee Kraft, City Attorney

Attest:

  
Patricia K. Weber, City Clerk

Published October 30, 1975