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CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 2793

AN ORDINANCE altering requirements relating to plat bonds and final plat fees and amending Section 22C.10.230 of the Bellevue City Code and Section 2 (part) of Ordinance 2471.

Section 1. Section 22C.10.230 of the Bellevue City Code, and subsection 22C.10.230 of Section 2 of Ordinance No. 2471 are each hereby amended to read as follows:

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

22C.10.230 Bond and Final Plat Fees.

- A. In lieu of the completion of the actual construction of any required improvements whether public or private prior to the approval of the final plat, the applicant shall deposit a surety bond or other secure financial method and cash deposit in amounts fixed by the director of public works and utilities, guaranteeing the construction and completion of the roads, the setting of monuments, the construction and completion of the sidewalks, street lights and street name signs, installation of drainage facilities, and all other required work within one year from date of final approval of said plat.

The bond shall be released by motion of the City Council accepting the construction of the completed facilities, provided that a maintenance bond has been posted guaranteeing repair of deficiencies in the required facilities during the ensuing one year period.

- B. Prior to the commencement of any services by the City related to the subject plat beyond those required for the approval of the preliminary plat the applicant shall post a non-refundable cash deposit with the Department of Public Works and Utilities equal to 2% (\$1,000 minimum) of the cost of constructing required facility improvements excluding water and sewer related items.

In addition, prior to the recording of any final plat, the applicant shall deposit a fee equal to 6% (2% non-reimbursable plus 4%) of the cost of constructing required facility improvements excluding water and sewer, less the amount of the previously submitted

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non-refundable fee. Such fees shall guarantee payment of costs of any and all work performed by the City in engineering review, surveying and mapping, inspection, public information, and other associated services related to the plat. Such fees may also be used to pay for the costs of any outside consultants retained by the City to perform such services. Any refundable portion of the deposit which remains after all fees have been charged shall be returned to the platator at the end of the one year maintenance period.

Section 2. This ordinance shall take effect and be in force five days after its passage and legal publication.

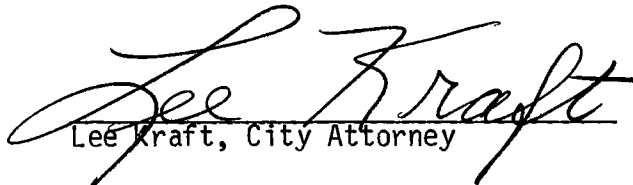
PASSED by the City Council this 14 day of January, 1980, and signed in authentication of its passage this 14 day of January, 1980.

(SEAL)

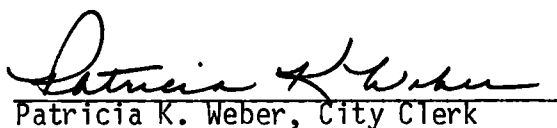


Richard M. Foreman, Mayor

Approved as to form:


Lee Kraft, City Attorney

Attest:


Patricia K. Weber, City Clerk

Published Jan. 26 1980