

ORDINANCE NO. 576

**AN ORDINANCE OF THE CITY OF SHORELINE, WASHINGTON
AUTHORIZING THE USE OF EMINENT DOMAIN TO ACQUIRE
CERTAIN PORTIONS OF REAL PROPERTY IDENTIFIED AS TAX
PARCELS 7283900720, 1643500200 7283900645, 7283900642, 1134700020
AND LOCATED AT 18815, 18820, 19203, 19217, 19240 AURORA AVENUE
NORTH, SHORELINE WASHINGTON**

WHEREAS, on January 14, 2008, the Shoreline City Council adopted the final design for the Aurora Corridor Improvement Project N. 165th - N. 205th ("Project") which has been identified in the 2010-2015 Capital Improvement Plan ("CIP"); and

WHEREAS, the purpose of the Project is to improve the safety and mobility of pedestrians, transit users, people with disabilities, and drivers along Aurora Avenue from North 165th Street to North 205th Street; and

WHEREAS, this Project will improve the economic development potential of the corridor, enhance the livability of adjacent communities, and support the City's Comprehensive Plan; and

WHEREAS, the CIP calls for the right-of-way acquisition for Aurora Avenue N. 165th – N. 205th; and

WHEREAS, the Shoreline City Council has determined that the properties depicted in Exhibit A and described in Exhibit B attached hereto are affected by this Project and that portions of those properties, as described and depicted in Exhibit B, are necessary to complete the Project including the construction of BAT lanes, medians, sidewalks and underground utilities; and

WHEREAS, the City of Shoreline has the power to acquire lands through eminent domain for the establishment, construction, enlargement, improvement, and maintenance of public streets; and

WHEREAS, sustained effort to contact property owners and interested parties has been made and will continue, and eminent domain action will be taken judiciously after reasonable efforts such as offering possession and use agreements; and

WHEREAS, acquisition of property is categorically exempt from SEPA review under WAC 197-11-800(5)(a); now, therefore,

**THE CITY COUNCIL OF THE CITY OF SHORELINE, WASHINGTON DO
ORDAIN AS FOLLOWS:**

Section 1. Condemnation Authorized. The City of Shoreline shall acquire by negotiation or by condemnation, portions of the real properties situated in the City of Shoreline, County of King, and State of Washington depicted in Exhibit A and legally described in Exhibit B attached hereto and by this reference incorporated herein.

The City Manager or his designee shall adhere to the City of Shoreline Right of Way Procedures and Resolution No. 270, and is hereby authorized and directed to execute all documents for the acquisition of said properties and bring proceedings in the manner provided for by law to condemn, take, damage, and appropriate the lands and property interests described in this section pursuant to the powers granted to the City of Shoreline including RCW 35A.64.200 and Chapters 8.12 and 8.25 RCW. In conducting said condemnation proceedings, the City Attorney, and any Special Counsel designated by the City Attorney, is hereby authorized to enter into stipulations for the purpose of minimizing damages, including the reduction in area of land or modification of property interests to be acquired for the Project.

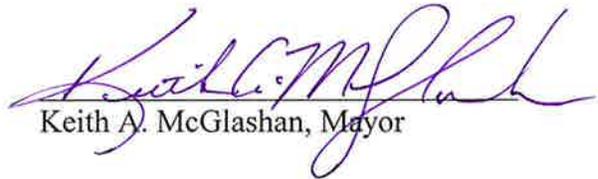
The City Attorney is also authorized to make minor amendments to the legal descriptions or maps of properties described in the attached Exhibit B as may become necessary to correct scrivener's errors or to conform the legal description to the precise boundaries of the property required for the project.

Section 2. Finding of Public Use and Necessity. The Shoreline City Council finds that the acquisition of those portions of the real properties depicted in Exhibit A and described in Exhibit B is for a public use and purpose, to-wit: to provide road and sidewalk improvement and underground utilities on Aurora Ave. N. from N. 185th to N. 192nd. The Council further finds these properties are necessary for the proposed public use and for the benefit of the public.

Section 3. Purchase Funds. Funds allocated in the City of Shoreline 2010-2015 Capital Improvement Plan for the Aurora Corridor Project N. 165th to N. 205th shall be made available to carry out the provisions of this Ordinance.

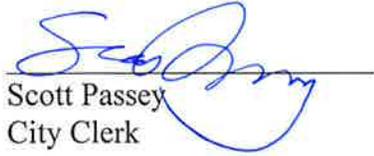
Section 5. Effective Date and Publication. A summary of this Ordinance consisting of the title shall be published in the official newspaper and the Ordinance shall take effect five days after publication.

PASSED BY THE CITY COUNCIL ON JUNE 21, 2010.


Keith A. McGlashan, Mayor

ORIGINAL

ATTEST:



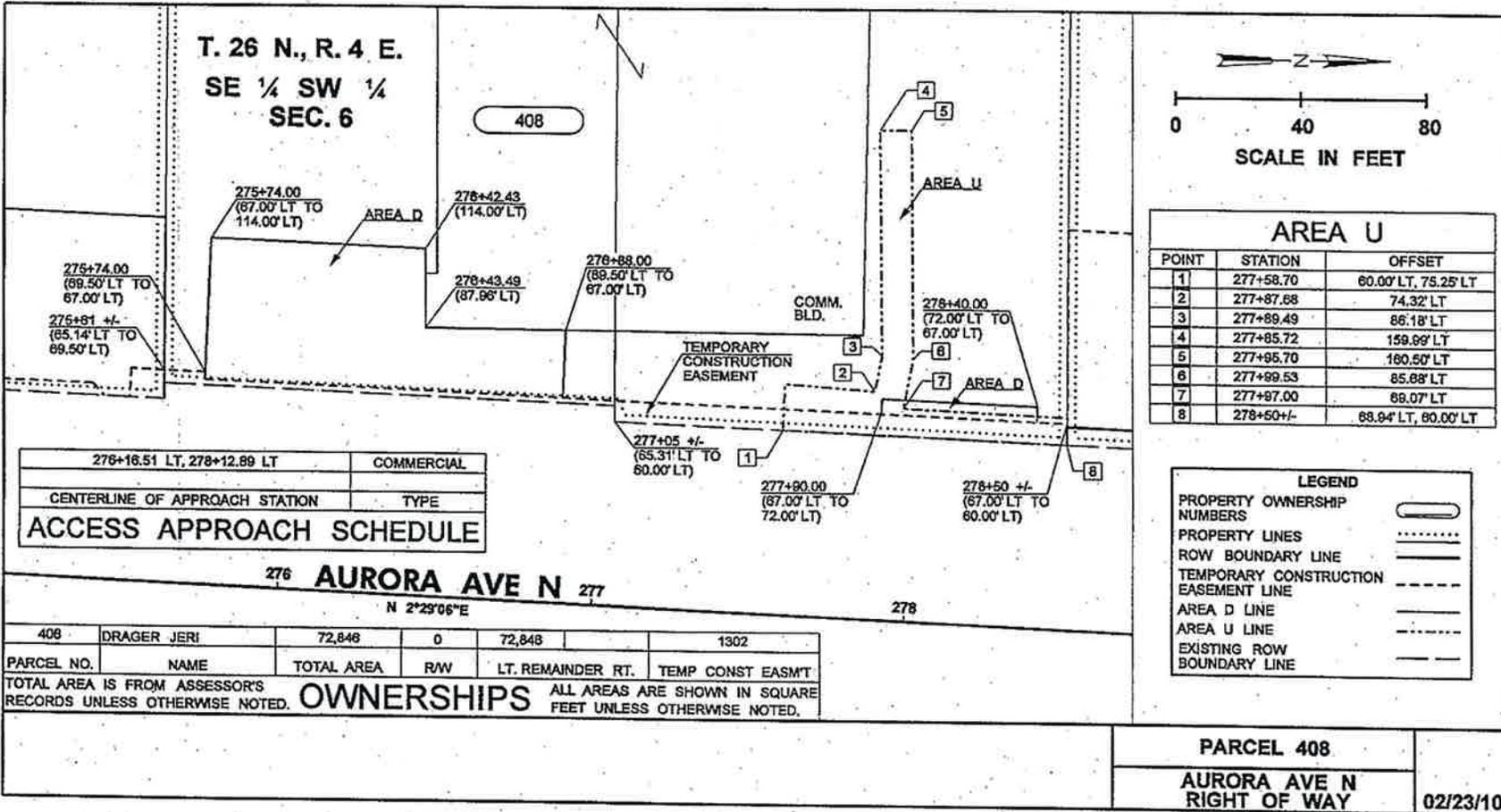
Scott Passey
City Clerk

APPROVED AS TO FORM:



Ian Sievers
City Attorney

Date of Publication: June 24, 2010
Effective Date: June 29, 2010

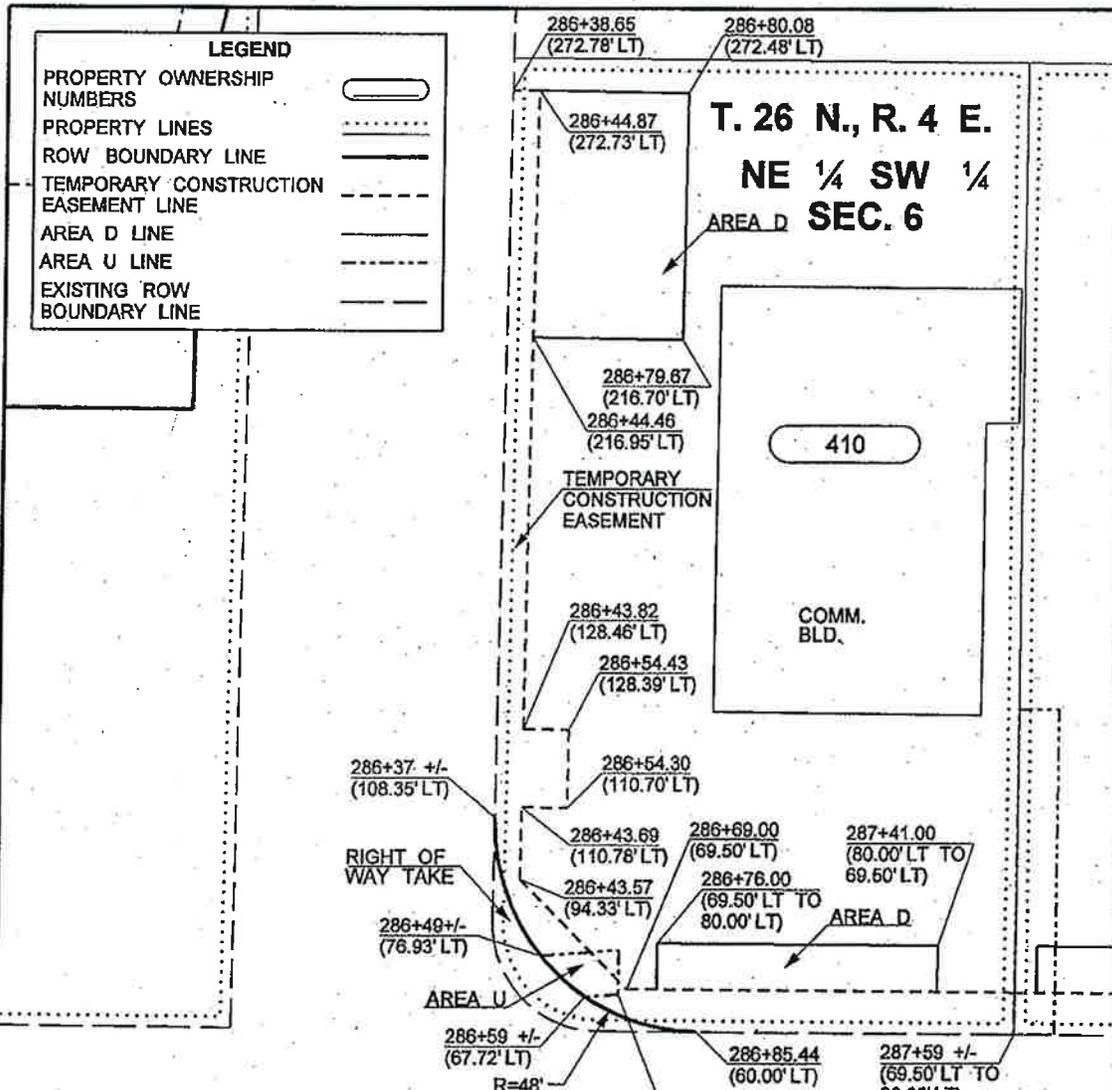


276+16.51 LT, 278+12.89 LT	COMMERCIAL
CENTERLINE OF APPROACH STATION	TYPE
ACCESS APPROACH SCHEDULE	

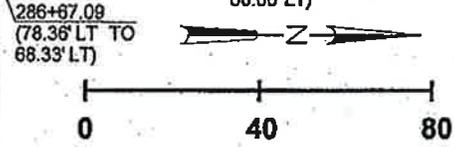
276 **AURORA AVE N** 277
N 2°29'06"E 278

408	DRAGER JERI	72,848	0	72,848	1302
PARCEL NO.	NAME	TOTAL AREA	R/W	LT. REMAINDER RT.	TEMP CONST EASMT
TOTAL AREA IS FROM ASSESSOR'S RECORDS UNLESS OTHERWISE NOTED. OWNERSHIPS ALL AREAS ARE SHOWN IN SQUARE FEET UNLESS OTHERWISE NOTED.					

PARCEL 408
AURORA AVE N
RIGHT OF WAY 02/23/10



286+38.40 LT, 287+08.13 LT	COMMERCIAL
CENTERLINE OF APPROACH STATION	TYPE
ACCESS APPROACH SCHEDULE	



286 **AURORA AVE N** 287 SCALE IN FEET

N 0°25'08"E

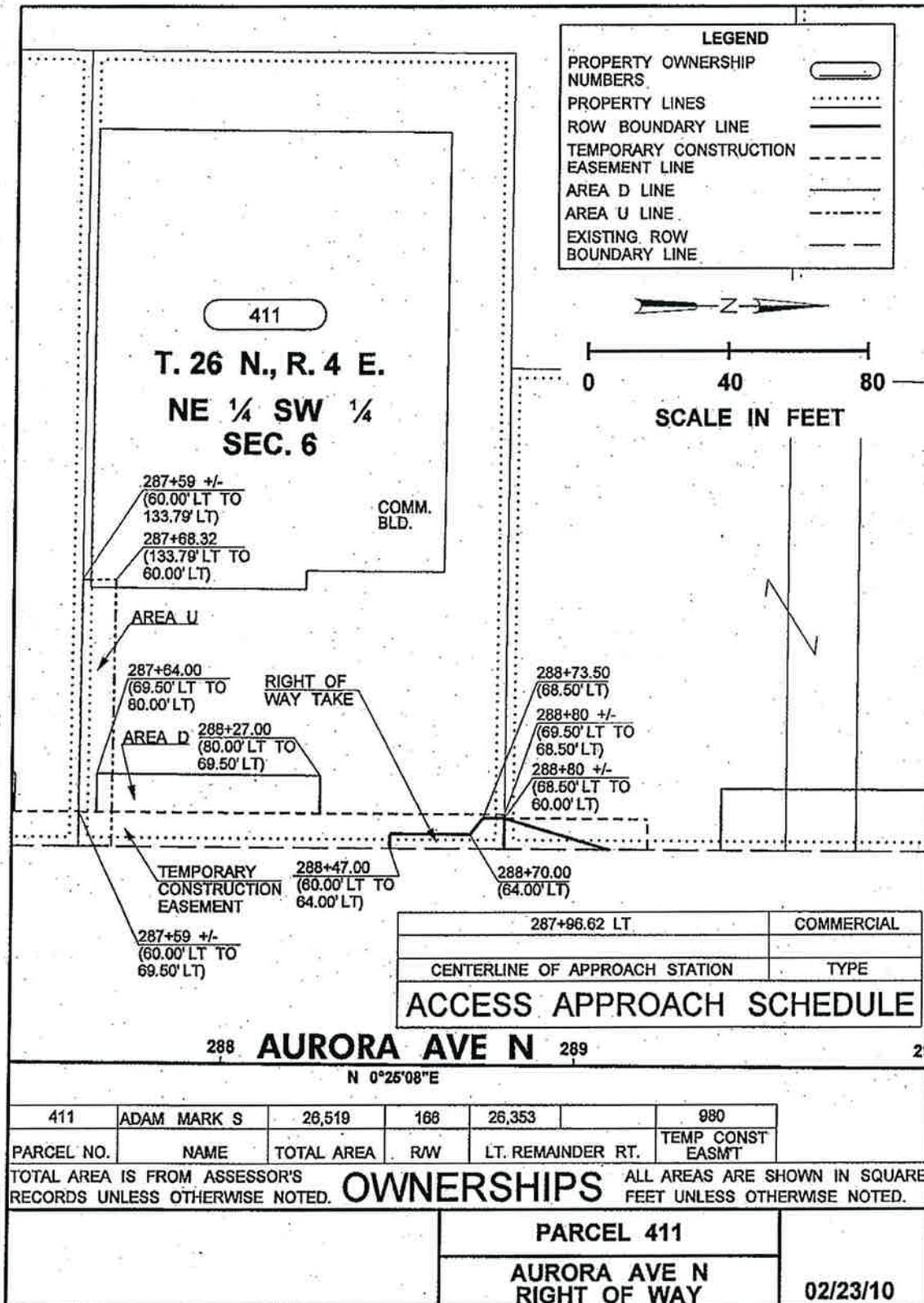
410	CATS EXCLUSIVE VETERINARY	26,519	387	26,152	2,426
PARCEL NO.	NAME	TOTAL AREA	R/W	LT. REMAINDER RT.	TEMP CONST EASMT

TOTAL AREA IS FROM ASSESSOR'S RECORDS UNLESS OTHERWISE NOTED. **OWNERSHIPS** ALL AREAS ARE SHOWN IN SQUARE FEET UNLESS OTHERWISE NOTED.

PARCEL 410	
AURORA AVE N RIGHT OF WAY	
02/23/10	

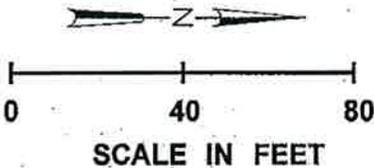
ORIGINAL

EXHIBIT A page 3 of 5



LEGEND

PROPERTY OWNERSHIP NUMBERS	
PROPERTY LINES	
ROW BOUNDARY LINE	
TEMPORARY CONSTRUCTION EASEMENT LINE	
AREA D LINE	
AREA U LINE	
EXISTING ROW BOUNDARY LINE	



287+96.62 LT	COMMERCIAL
CENTERLINE OF APPROACH STATION	TYPE
ACCESS APPROACH SCHEDULE	

288 **AURORA AVE N** 289

N 0°25'08"E

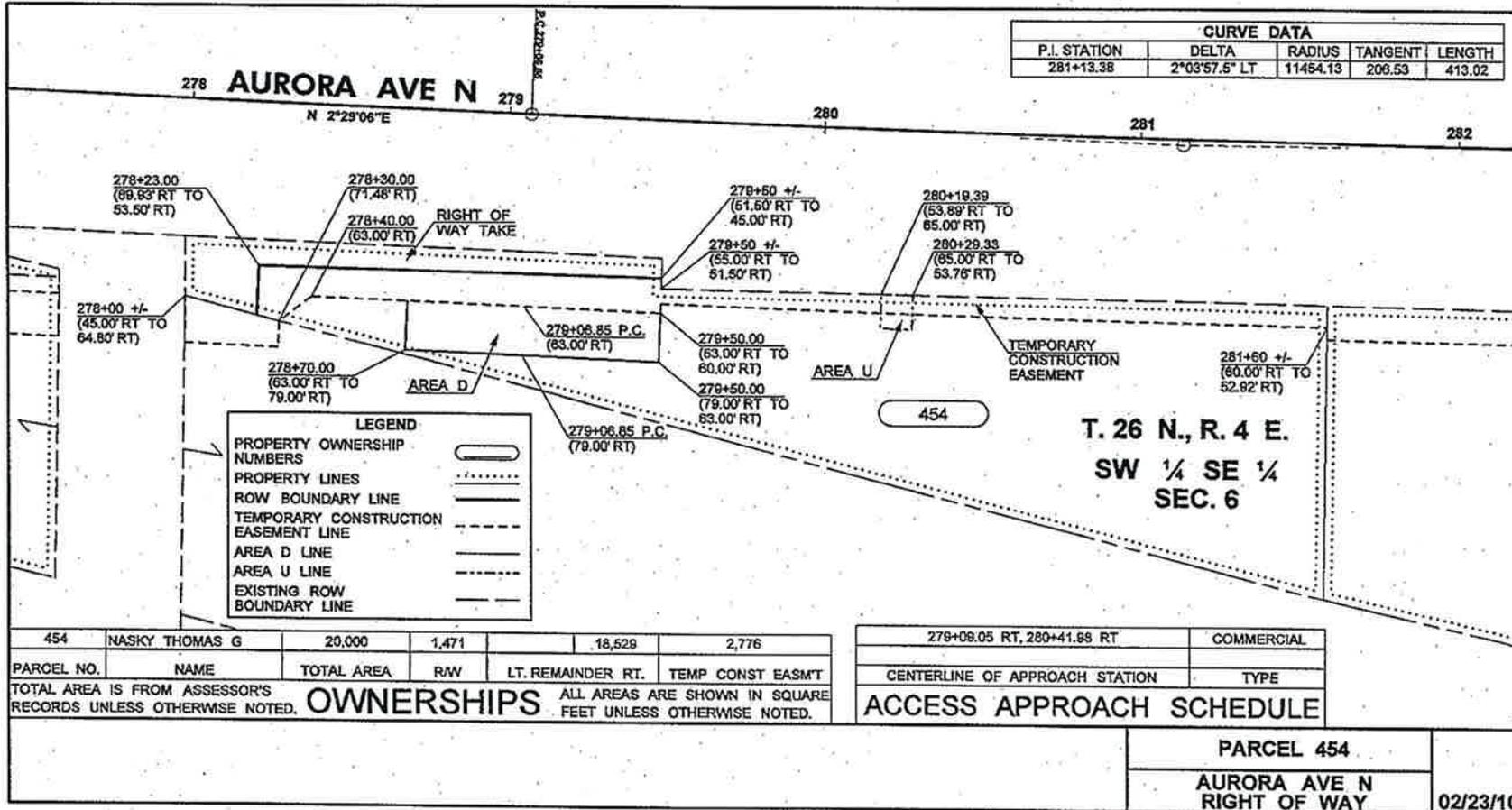
411	ADAM MARK S	26,519	166	26,353	980
PARCEL NO.	NAME	TOTAL AREA	R/W	LT. REMAINDER RT.	TEMP CONST EASMT

TOTAL AREA IS FROM ASSESSOR'S RECORDS UNLESS OTHERWISE NOTED. **OWNERSHIPS** ALL AREAS ARE SHOWN IN SQUARE FEET UNLESS OTHERWISE NOTED.

PARCEL 411
AURORA AVE N RIGHT OF WAY
02/23/10

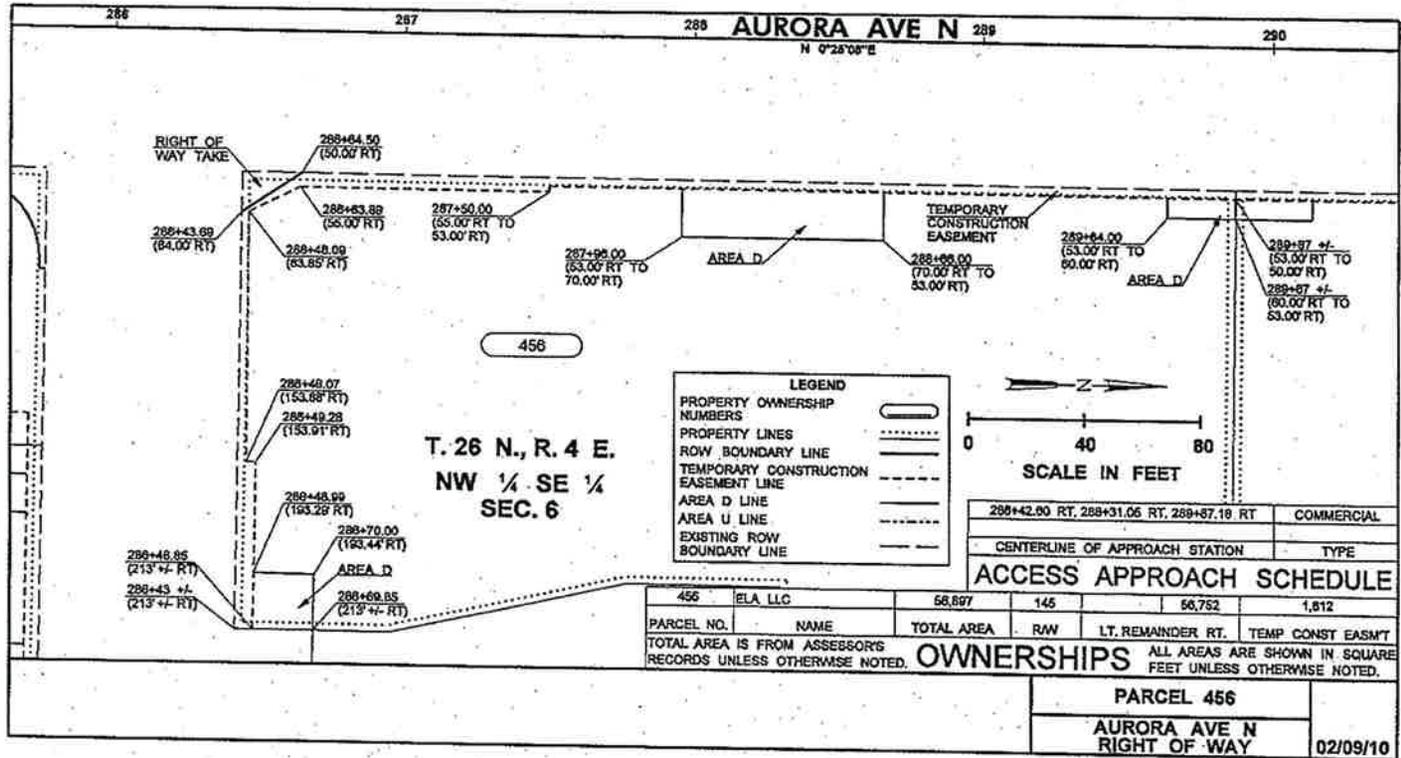
ORIGINAL

EXHIBIT A page 4 of 5



ORIGINAL

EXHIBIT A page 5 of 5



PARCEL 408

TEMPORARY CONSTRUCTION EASEMENT BEING A PORTION OF THE
HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE SOUTHEAST
QUARTER OF THE SOUTHWEST QUARTER, SECTION 6, TOWNSHIP 26
NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY,
WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING EAST, SOUTH, AND EAST OF
THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE
SOUTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS
STATION 275+61, MORE OR LESS, 69.50 FEET WESTERLY MEASURED AT
RIGHT ANGLES THEREFROM ON THE CENTERLINE OF AURORA AVENUE
NORTH AS SHOWN ON THE RECORD OF SURVEY RECORDED UNDER
AUDITOR'S FILE NUMBER 20080305900001, RECORDS OF KING COUNTY;
THENCE NORTHERLY TO A POINT OPPOSITE ENGINEERS STATION
275+74.00 ON SAID CENTERLINE AND 69.50 FEET WESTERLY
THEREFROM; THENCE EASTERLY TO A POINT OPPOSITE ENGINEERS
STATION 275+74.00 ON SAID CENTERLINE AND 67.00 FEET WESTERLY
THEREFROM; THENCE NORTHERLY TO A POINT ON THE NORTHERN
BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 278+50,
MORE OR LESS, ON SAID CENTERLINE AND 67.00 FEET WESTERLY
THEREFROM, AND THE TERMINUS OF THIS LINE.

CONTAINING 1,302 SQUARE FEET MORE OR LESS.



PARCEL 408

AURORA AVE N
RIGHT OF WAY

02/17/10

TRACT X

TRACTS 72 AND 73, RICHMOND HEIGHTS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 77, IN KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON FOR ROAD BY DEED RECORDED UNDER RECORDING NUMBER 2173656;

AND EXCEPT THAT PORTION CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NUMBER 190508 FOR STATE ROAD NO. 1.

 INCA ENGINEERS INC. ENGINEERING INC.	 CITY OF SHORELINE	PARCEL 408	02/17/10
		AURORA AVE N RIGHT OF WAY	

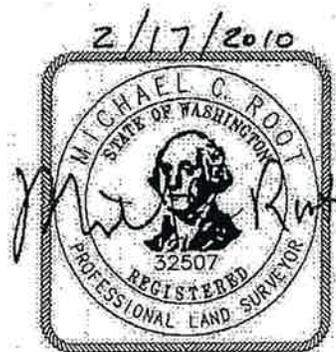
ORIGINAL

PARCEL 410

PERMANENT RIGHT-OF-WAY BEING A PORTION OF THE HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, SECTION 6, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING SOUTHEAST OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE EASTERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 286+85.44 AND 60.00 WESTERLY MEASURED AT RIGHT ANGLES THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH AS SHOWN ON THE RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 20080305900001, RECORDS OF KING COUNTY; THENCE ALONG A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 48.00 FEET, TO A POINT ON THE SOUTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 286+37, MORE OR LESS, AND 108.35 FEET WESTERLY THEREFROM, AND THE TERMINUS OF THIS LINE.

CONTAINING 367 SQUARE FEET MORE OR LESS.



PARCEL 410

AURORA AVE N
RIGHT OF WAY

02/17/10

PARCEL 410

TEMPORARY CONSTRUCTION EASEMENT BEING A PORTION OF THE
HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHEAST
QUARTER OF THE SOUTHWEST QUARTER, SECTION 6, TOWNSHIP 26
NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY,
WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING WITHIN THE FOLLOWING
DESCRIBED LINE: BEGINNING AT A POINT THAT IS THE NORTHEAST
CORNER OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 287+59,
MORE OR LESS, AND 60.00 WESTERLY MEASURED AT RIGHT ANGLES
THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH AS SHOWN
ON THE RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER
20080305900001, RECORDS OF KING COUNTY; THENCE SOUTHERLY
ALONG THE EASTERN BOUNDARY OF SAID TRACT "X" TO A POINT
OPPOSITE ENGINEERS STATION 286+85.44 ON SAID CENTERLINE AND
60.00 FEET WESTERLY THEREFROM; THENCE ALONG A CURVE CONCAVE
TO THE NORTHWEST HAVING A RADIUS OF 48.00 FEET, TO A POINT
ON THE SOUTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE
ENGINEERS STATION 286+37, MORE OR LESS, AND 108.35 FEET
WESTERLY THEREFROM; THENCE WESTERLY ALONG SAID SOUTHERN
BOUNDARY TO A POINT OPPOSITE ENGINEERS STATION 286+38.65 ON
SAID CENTERLINE AND 272.78 FEET WESTERLY THEREFROM; THENCE
NORTHERLY TO A POINT OPPOSITE ENGINEERS STATION 286+44.87 ON
SAID CENTERLINE AND 272.73 FEET WESTERLY THEREFROM; THENCE
EASTERLY TO A POINT OPPOSITE ENGINEERS STATION 286+44.46 ON
SAID CENTERLINE AND 216.95 FEET WESTERLY THEREFROM; THENCE
EASTERLY TO A POINT OPPOSITE ENGINEERS STATION 286+43.82 ON
SAID CENTERLINE AND 128.46 FEET WESTERLY THEREFROM; THENCE
NORTHERLY TO A POINT OPPOSITE ENGINEERS STATION 286+54.43 ON
SAID CENTERLINE AND 128.39 FEET WESTERLY THEREFROM; THENCE
EASTERLY TO POINT OPPOSITE ENGINEERS STATION 286+54.30 ON
SAID CENTERLINE AND 110.70 FEET WESTERLY THEREFROM; THENCE
SOUTHERLY TO A POINT OPPOSITE ENGINEERS STATION 286+43.69 ON
SAID CENTERLINE AND 110.78 FEET WESTERLY THEREFROM; THENCE
EASTERLY TO A POINT OPPOSITE ENGINEERS STATION 286+43.57 ON
SAID CENTERLINE AND 94.33 FEET WESTERLY THEREFROM; THENCE
NORTHEASTERLY TO A POINT OPPOSITE ENGINEERS STATION
286+69.00 ON SAID CENTERLINE AND 69.50 FEET WESTERLY
THEREFROM; THENCE NORTHERLY TO POINT ON THE NORTHERN
BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION
287+59, MORE OR LESS, ON SAID CENTERLINE AND 69.50 FEET
WESTERLY THEREFROM; THENCE EASTERLY ALONG SAID NORTHERN
BOUNDARY TO THE POINT OF BEGINNING AND THE TERMINUS OF THIS
LINE.

CONTAINING 2,426 SQUARE FEET MORE OR LESS.



 <small>INCA ENGINEERS INC. ENGINEERING INC.</small>	 <small>CITY OF SHORELINE</small>	PARCEL 410	
		AURORA AVE N RIGHT OF WAY	02/17/10

TRACT "X"

LOT 2, KING COUNTY SHORT PLAT NO. 977039, RECORDED UNDER KING COUNTY RECORDING NUMBER 7803240941, BEING A PORTION OF TRACT 65, RICHMOND HIGHLANDS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 77, IN KING COUNTY, WASHINGTON.



PARCEL 410

AURORA AVE N
RIGHT OF WAY

02/17/10

ORIGINAL

PARCEL 411

PERMANENT RIGHT-OF-WAY BEING A PORTION OF THE HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, SECTION 6, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING NORTH, EAST, NORTHEAST, AND EAST OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE EASTERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 288+47.00 AND 60.00 WESTERLY MEASURED AT RIGHT ANGLES THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH AS SHOWN ON THE RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 20080305900001, RECORDS OF KING COUNTY; THENCE WESTERLY TO A POINT OPPOSITE ENGINEERS STATION 288+47.00 ON SAID CENTERLINE AND 64.00 FEET WESTERLY THEREFROM; THENCE NORTHERLY TO A POINT OPPOSITE ENGINEERS STATION 288+70.00 ON SAID CENTERLINE AND 64.00 FEET WESTERLY THEREFROM; THENCE NORTHWESTERLY TO A POINT OPPOSITE ENGINEERS STATION 288+73.50 ON SAID CENTERLINE AND 68.50 FEET WESTERLY THEREFROM; THENCE NORTHERLY TO A POINT ON THE NORTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 288+80, MORE OR LESS, ON SAID CENTERLINE AND 68.50 FEET WESTERLY THEREFROM, AND THE TERMINUS OF THIS LINE.

CONTAINING 166 SQUARE FEET MORE OR LESS.



		PARCEL 411	02/17/10
		AURORA AVE N RIGHT OF WAY	

PARCEL 411

TEMPORARY CONSTRUCTION EASEMENT BEING A PORTION OF THE
HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHEAST QUARTER
OF THE SOUTHWEST QUARTER, SECTION 6, TOWNSHIP 26 NORTH, RANGE 4
EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING SOUTH, WEST, SOUTHWEST,
WEST, SOUTH, AND EAST OF THE FOLLOWING DESCRIBED LINE: BEGINNING
AT A POINT ON THE EASTERN BOUNDARY OF SAID TRACT "X" OPPOSITE
ENGINEERS STATION 288+47.00 AND 60.00 WESTERLY MEASURED AT RIGHT
ANGLES THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH AS
SHOWN ON THE RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE
NUMBER 20080305900001, RECORDS OF KING COUNTY; THENCE WESTERLY
TO A POINT OPPOSITE ENGINEERS STATION 288+47.00 ON SAID
CENTERLINE AND 64.00 FEET WESTERLY THEREFROM; THENCE NORTHERLY
TO A POINT OPPOSITE ENGINEERS STATION 288+70.00 ON SAID
CENTERLINE AND 64.00 FEET WESTERLY THEREFROM; THENCE
NORTHWESTERLY TO A POINT OPPOSITE ENGINEERS STATION 288+73.50 ON
SAID CENTERLINE AND 68.50 FEET WESTERLY THEREFROM; THENCE
NORTHERLY TO A POINT ON THE NORTHERN BOUNDARY OF SAID TRACT "X"
OPPOSITE ENGINEERS STATION 288+80, MORE OR LESS, ON SAID
CENTERLINE AND 68.50 FEET WESTERLY THEREFROM; THENCE ALONG SAID
NORTHERN BOUNDARY TO A POINT OPPOSITE ENGINEERS STATION 288+80,
MORE OR LESS, ON SAID CENTERLINE AND 69.50 FEET WESTERLY
THEREFROM; THENCE SOUTHERLY TO A POINT ON THE SOUTHERN BOUNDARY
OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 287+59, MORE OR
LESS, ON SAID CENTERLINE AND 69.50 FEET WESTERLY THEREFROM, AND
THE TERMINUS OF THIS LINE.

CONTAINING .980 SQUARE FEET MORE OR LESS.



PARCEL 411
AURORA AVE N
RIGHT OF WAY

02/17/10

ORIGINAL

TRACT "X"

LOT 1, KING COUNTY SHORT PLAT NO. 977039, RECORDED UNDER KING COUNTY RECORDING NUMBER 7803240941, BEING A PORTION OF TRACTS 64 AND 65, RICHMOND HIGHLANDS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 77, IN KING COUNTY, WASHINGTON.



PARCEL 411

AURORA AVE N
RIGHT OF WAY

02/17/10

PARCEL 454

PERMANENT RIGHT OF WAY BEING A PORTION OF THE HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 6, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING NORTHWEST, SOUTH AND WEST OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE SOUTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 278+00, MORE OR LESS, AND 64.80 FEET EASTERLY MEASURED AT RIGHT ANGLES THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH AS SHOWN ON THE RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 20080305900001, RECORDS OF KING COUNTY; THENCE NORTHEASTERLY TO A POINT OPPOSITE ENGINEERS STATION 278+23.00 ON SAID CENTERLINE AND 69.93 FEET EASTERLY THEREFROM; THENCE WESTERLY TO A POINT OPPOSITE ENGINEERS STATION 278+23.00 OF SAID CENTERLINE AND 53.50 FEET EASTERLY THEREFROM; THENCE NORTHERLY TO A POINT ON THE WESTERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 279+50, MORE OR LESS, ON SAID CENTERLINE AND 51.50 FEET EASTERLY THEREFROM AND THE TERMINUS OF THIS LINE.

CONTAINING 1,471 SQUARE FEET MORE OR LESS.



		PARCEL 454	02/11/10
		AURORA AVE N RIGHT OF WAY	

ORIGINAL

EXHIBIT B page 10 of 14

PARCEL 454

TEMPORARY CONSTRUCTION EASEMENT BEING A PORTION OF THE
HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE SOUTHWEST QUARTER
OF THE SOUTHEAST QUARTER, SECTION 6, TOWNSHIP 26 NORTH, RANGE 4
EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING WITHIN THE FOLLOWING
DESCRIBED LINE: BEGINNING AT A POINT ON THE EAST BOUNDARY OF
SAID TRACT "X" OPPOSITE ENGINEERS STATION 278+23.00 AND 69.93
FEET EASTERLY MEASURED AT RIGHT ANGLES THEREFROM ON THE
CENTERLINE OF AURORA AVENUE NORTH AS SHOWN ON THE RECORD OF
SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 20080305900001,
RECORDS OF KING COUNTY; THENCE NORTHEASTERLY ALONG SAID EAST
BOUNDARY OF TRACT "X" TO A POINT OPPOSITE ENGINEERS STATION
278+30.00 ON SAID CENTERLINE AND 71.48 FEET EASTERLY THEREOF;
THENCE NORTHWESTERLY TO A POINT OPPOSITE ENGINEERS STATION
278+40.00 ON SAID CENTERLINE AND 63.00 FEET EASTERLY THEREOF;
THENCE NORTHERLY TO A POINT OF CURVATURE OPPOSITE ENGINEERS
STATION 279+06.85 ON SAID CENTERLINE AND 63.00 FEET EASTERLY
THEREOF; THENCE ALONG A TANGENT CURVE TO THE LEFT HAVING A
RADIUS OF 11,517.13 FEET TO A POINT OPPOSITE ENGINEERS STATION
279+50.00 ON SAID CENTERLINE AND 63.00 FEET EASTERLY THEREFROM;
THENCE WESTERLY TO A POINT OPPOSITE ENGINEERS STATION 279+50.00
ON SAID CENTERLINE AND 60.00 FEET EASTERLY THEREFROM; THENCE
NORTHERLY TO A POINT ON THE NORTHERN BOUNDARY OF SAID TRACT "X"
OPPOSITE ENGINEERS STATION 281+60, MORE OR LESS, ON SAID
CENTERLINE AND 60.00 FEET EASTERLY THEREFROM; THENCE WESTERLY
ALONG SAID NORTHERN BOUNDARY TO THE NORTHWEST CORNER OF SAID
TRACT "X" OPPOSITE ENGINEERS STATION 281+60, MORE OR LESS, ON
SAID CENTERLINE AND 52.92 FEET EASTERLY THEREFROM; THENCE
SOUTHERLY ALONG THE WESTERN BOUNDARY OF SAID TRACT "X" TO A
POINT OPPOSITE ENGINEERS STATION 279+50, MORE OR LESS, ON SAID
CENTERLINE AND 55.00 FEET EASTERLY THEREFROM; THENCE WESTERLY TO
A POINT OPPOSITE ENGINEERS STATION 279+50, MORE OR LESS, ON SAID
CENTERLINE AND 51.50 FEET EASTERLY THEREFROM; THENCE SOUTHERLY
TO A POINT OPPOSITE ENGINEERS STATION 278+23.00 ON SAID
CENTERLINE AND 53.50 FEET EASTERLY THEREFROM; THENCE EASTERLY TO
THE POINT OF BEGINNING AND THE TERMINUS OF THIS LINE.

CONTAINING 2,776 SQUARE FEET MORE OR LESS.



		PARCEL 454	02/11/10
		AURORA AVE N RIGHT OF WAY	

EXHIBIT B page 11 of 14

TRACT "X"

LOT 4, BLOCK 5 OF CLIVE'S ADDITION TO ECHO LAKE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGE 5, IN KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR STATE ROAD NO. 1 UNDER KING COUNTY RECORDING NUMBER 2173673.

 INCA ENGINEERS INC HDR ENGINEERING INC.	 CITY OF SHORELINE	PARCEL 454	02/11/10
		AURORA AVE N RIGHT OF WAY	

ORIGINAL

PARCEL 456

PERMANENT RIGHT-OF-WAY BEING A PORTION OF THE HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY, WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING SOUTHWESTERLY OF A LINE BEGINNING AT A POINT ON THE SOUTHERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS STATION 286+43.69 AND 64.00 FEET EASTERLY, MEASURED AT RIGHT ANGLES, THEREFROM THE CENTERLINE OF AURORA AVENUE NORTH SHOWN ON THAT SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 2008030590001, RECORDS OF KING COUNTY, WA; THENCE NORTHWESTERLY TO A POINT OPPOSITE ENGINEERS STATION 286+64.50 ON SAID CENTERLINE AND 50.00 FEET EASTERLY THEREFROM, SAID POINT BEING ON THE WESTERN BOUNDARY OF SAID TRACT "X" AND THE TERMINUS OF THIS LINE.

CONTAINING 145 SQUARE FEET MORE OR LESS.

2/9/10



 <small>NCA ENGINEERS INC. ENGINEERING INC.</small>	 <small>CITY OF SHORELINE</small>	PARCEL 456	02/04/10
		AURORA AVE N RIGHT OF WAY	

ORIGINAL

PARCEL 456

TEMPORARY CONSTRUCTION EASEMENT BEING A PORTION OF THE
HEREINAFTER DESCRIBED TRACT "X" LOCATED IN THE NORTHWEST
QUARTER OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 26
NORTH, RANGE 4 EAST, W.M., CITY OF SHORELINE, KING COUNTY,
WASHINGTON; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PORTION OF TRACT "X" LYING WITHIN A LINE BEGINNING
AT A POINT OPPOSITE ENGINEERS STATION 286+43, MORE OR LESS,
AND 213 FEET, MORE OR LESS, EASTERLY, MEASURED AT RIGHT
ANGLES, THEREFROM ON THE CENTERLINE OF AURORA AVENUE NORTH
SHOWN ON THAT SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER
20080305900001, RECORDS OF KING COUNTY, WA, SAID POINT BEING
THE SOUTHEAST CORNER OF SAID TRACT "X"; THENCE WESTERLY
ALONG THE SOUTHERN BOUNDARY OF SAID TRACT "X" TO A POINT
OPPOSITE ENGINEERS STATION 286+43.69 ON SAID CENTERLINE AND
64.00 FEET EASTERLY THEREFROM; THENCE NORTHWESTERLY TO A
POINT ON THE WESTERN BOUNDARY OF SAID TRACT "X" OPPOSITE
ENGINEERS STATION 286+64.50 ON SAID CENTERLINE AND 50.00
FEET EASTERLY THEREFROM; THENCE NORTHERLY ALONG SAID WESTERN
BOUNDARY TO A POINT ON THE NORTHERN BOUNDARY OF SAID TRACT
"X" OPPOSITE ENGINEERS STATION 289+87, MORE OR LESS, ON SAID
CENTERLINE AND 50.00 FEET EASTERLY THEREFROM; THENCE
EASTERLY ALONG SAID NORTHERN BOUNDARY TO A POINT OPPOSITE
ENGINEERS STATION 289+87, MORE OR LESS, ON SAID CENTERLINE
AND 53.00 FEET EASTERLY THEREFROM; THENCE SOUTHERLY TO A
POINT OPPOSITE ENGINEERS STATION 287+50.00 ON SAID
CENTERLINE AND 53.00 FEET EASTERLY THEREFROM; THENCE
EASTERLY TO A POINT OPPOSITE ENGINEERS STATION 287+50.00 ON
SAID CENTERLINE AND 55.00 FEET EASTERLY THEREFROM; THENCE
SOUTHERLY TO A POINT OPPOSITE ENGINEERS STATION 286+63.89 ON
SAID CENTERLINE AND 55.00 FEET EASTERLY THEREFROM; THENCE
SOUTHEASTERLY TO A POINT OPPOSITE ENGINEERS STATION
286+46.09 ON SAID CENTERLINE AND 63.85 FEET EASTERLY
THEREFROM; THENCE EASTERLY TO A POINT OPPOSITE ENGINEERS
STATION 286+46.07 ON SAID CENTERLINE AND 153.88 FEET
EASTERLY THEREFROM; THENCE NORTHERLY TO A POINT OPPOSITE
ENGINEERS STATION 286+49.28 ON SAID CENTERLINE AND 153.91
FEET EASTERLY THEREFROM; THENCE EASTERLY TO A POINT ON THE
EASTERN BOUNDARY OF SAID TRACT "X" OPPOSITE ENGINEERS
STATION 286+48.85, MORE OR LESS, AND 213 FEET EASTERLY
THEREFROM; THENCE SOUTHERLY ALONG SAID EASTERN BOUNDARY TO
THE POINT OF BEGINNING AND THE TERMINUS OF THIS LINE.

CONTAINING 1,812 SQUARE FEET MORE OR LESS.



PARCEL 456
AURORA AVE N
RIGHT OF WAY

02/26/10

ORIGINAL

EXHIBIT B page 14 of 14

TRACT "X"

LOT 2, BROGAN'S BINDING SITE PLAN, RECORDED UNDER RECORDING NUMBER 20060922000172 IN VOLUME 236 OF PLATS, PAGES 78 THROUGH 82, INCLUSIVE, IN KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION THEREOF DEEDED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NUMBER 20080926001612.

 INCA ENGINEERS INC ENGINEERING INC.	 CITY OF SHORELINE	PARCEL 456	02/04/10
		AURORA AVE N RIGHT OF WAY	