



## CITY OF KIRKLAND

Department of Public Works

123 Fifth Avenue, Kirkland, WA 98033 425.587.3800

[www.kirklandwa.gov](http://www.kirklandwa.gov)

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### MEMORANDUM

**To:** Kurt Triplett, City Manager

**From:** Katy Coleman, Development Engineering Analyst  
Ray Steiger, P.E., Public Works Director

**Date:** July 16, 2012

**Subject:** RESOLUTION TO RELINQUISH THE CITY'S INTEREST IN A PORTION OF UNOPENED RIGHT-OF-WAY

### **RECOMMENDATION:**

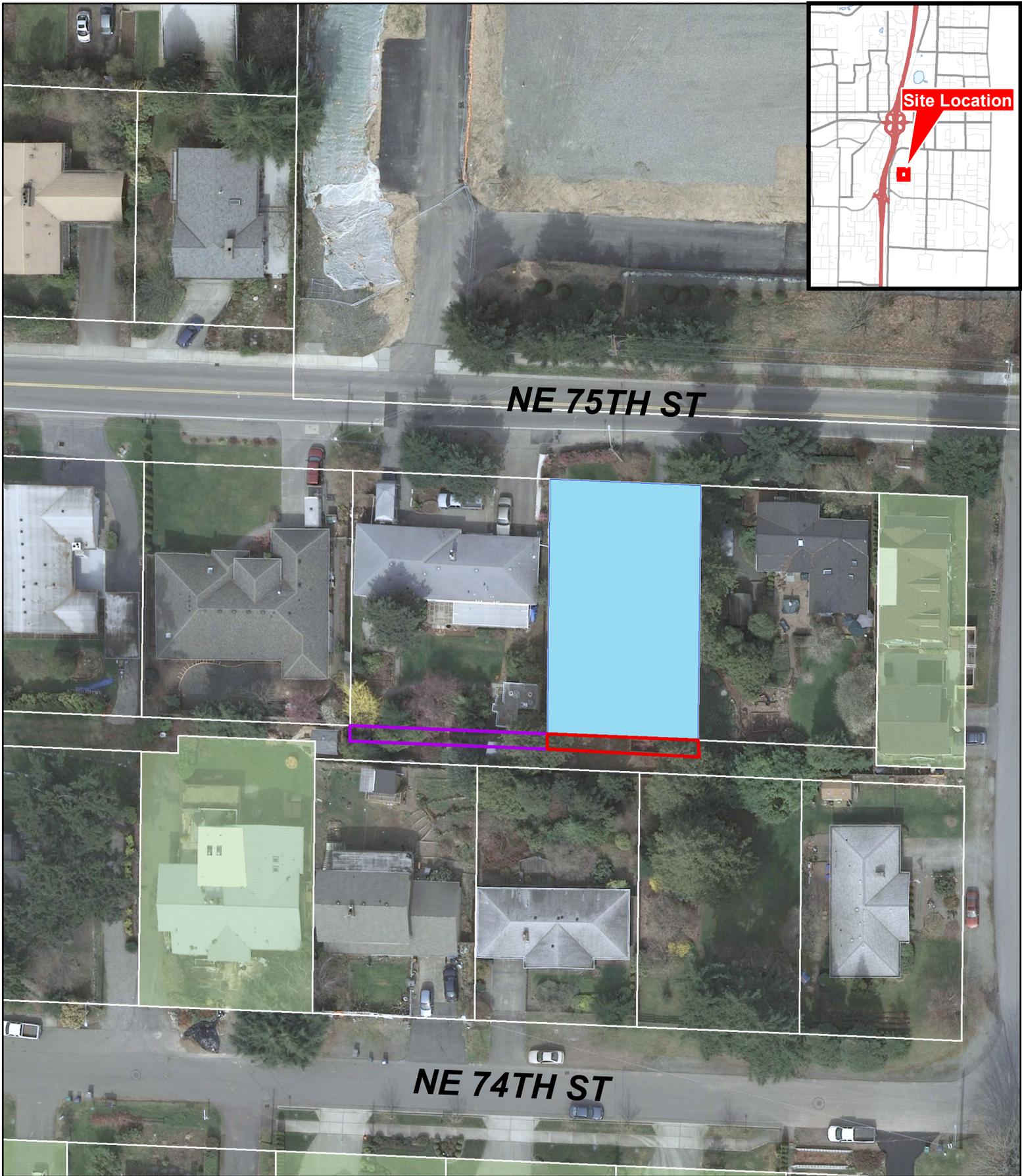
It is recommended that the City Council adopt the enclosed Resolution relinquishing interest, except for a utility easement, in a portion of unopened alley being identified as the north 7.5 feet of the unopened alley abutting the south boundary of the following described property: The east 5 feet of Lot 9, and all of Lots 10 and 11, Block 12, Kirkland Steelworks Addition to Kirkland, according to the plat thereof recorded in Volume 6 of Plats, page 25, records of King County, Washington.

### **BACKGROUND DISCUSSION:**

The unopened portion of the alley abutting the property of 11829 NE 75<sup>th</sup> Street (Attachment 1) was originally platted and dedicated in 1890 as Kirkland Steelworks Addition to Kirkland. The Five Year Non-User Statute provides that any street or right-of-way platted, dedicated, or deeded prior to March 12, 1904, which was outside City jurisdiction when dedicated and which remains unopened or unimproved for five continuous years is then vacated. The subject right-of-way has not been opened or improved.

Ronald and Theresa Kuehner, the owners of the property abutting this right-of-way, submitted information to the City claiming the right-of-way was subject to the Five Year Non-User Statute (Vacation by Operation of Law), Laws of 1889, Chapter 19, Section 32. After reviewing this information, the City Attorney believes the approval of the enclosed Resolution (Attachment 2) is permissible.

Attachments (2)



# Kuehner Non-User Vacation Exhibit

## 11829 NE 75th St

- Proposed Vacation
- Other Pending Vacation
- Kuehner Property
- Granted Non-User Vacations



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RESOLUTION R-4933

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND RELINQUISHING ANY INTEREST THE CITY MAY HAVE, EXCEPT FOR A UTILITY EASEMENT, IN AN UNOPENED RIGHT-OF-WAY AS DESCRIBED HEREIN AND REQUESTED BY PROPERTY OWNERS RONALD T. AND THERESA L. KUEHNER

WHEREAS, the City has received a request to recognize that any rights to the land originally dedicated in 1890 as right-of-way abutting a portion of the Kirkland Steel Works Addition to Kirkland have been vacated by operation of law; and

WHEREAS, the Laws of 1889, Chapter 19, Section 32, provide that any county road which remains unopened for five years after authority is granted for opening the same is vacated by operation of law at that time; and

WHEREAS, the area which is the subject of this request was annexed to the City of Kirkland, with the relevant right-of-way having been unopened; and

WHEREAS, in this context it is in the public interest to resolve this matter by agreement,

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Kirkland as follows:

Section 1. As requested by the property owners Ronald T. and Theresa L. Kuehner, the City Council of the City of Kirkland hereby recognizes that the following described right-of-way has been vacated by operation of law and relinquishes all interest it may have, if any, except for a utility easement, in the portion of right-of-way described as follows:

A portion of unopened alley being identified as the north 7.5 feet of the unopened alley abutting the south boundary of the following described property: The east 5 feet of Lot 9 and all of Lots 10 and 11, Block 12, Kirkland Steel Works Addition to Kirkland, according to the plat thereof recorded in Volume 6 of Plats, page 25, records of King County, Washington.

Section 2. This resolution does not affect any third party rights in the property, if any.

Passed by majority vote of the Kirkland City Council in open meeting this \_\_\_\_ day of \_\_\_\_\_, 2012

Signed in authentication thereof this \_\_\_\_ day of \_\_\_\_\_, 2012.

\_\_\_\_\_  
MAYOR

Attest:

\_\_\_\_\_  
City Clerk