

RESOLUTION NO. 2681

A RESOLUTION of the Port Commission of the Port of Seattle amending Resolution No. 2111 which established a Comprehensive Scheme of Harbor Improvements and Industrial Developments within the Port's Lower Duwamish Industrial Development District, by making provision for the sale of certain real property within the said District as authorized by Chapter 73, Law of 1955; R.C.W. Chapter 53.25.

WHEREAS, the Port Commission of the Port of Seattle by its Resolution No. 2111, pursuant to R.C.W. Chapter 53.25, created an industrial development district within the Port of Seattle District (herein called the "Port") known as the Lower Duwamish Industrial Development District and adopted a Comprehensive Scheme of Harbor Improvements and Industrial Developments for said District; and

WHEREAS, said Resolution No. 2111 has since been amended from time to time in a manner provided by law; and

WHEREAS, the Port of Seattle owns properties which are areas of land designated as "Port" Terminal 1 and "Port" Terminal 118 which lands lie within the Lower Duwamish Industrial Development District Comprehensive Scheme of Harbor Improvements and Industrial Developments; and

WHEREAS, Terminal 1 is comprised of a part of that portion designated Parcel "A" of the Lower Duwamish Industrial Development District Comprehensive Scheme of Harbor Improvements and Industrial Developments (also referred to as "Unit 20"); and

WHEREAS, Terminal 118 is also a part of and situated within the Lower Duwamish Industrial Development District Comprehensive Scheme of Harbor Improvements (also referred to as "Unit 20"); and

WHEREAS, the Port is now in possession of all of the property originally sought to be acquired for development of the Terminal 1 and Terminal 118 sites and feels that said properties would have greater and more beneficial use in the private sector for waterborne commerce and/or industrial use and would better serve the interests of the Port District and the people thereof; and

WHEREAS, this proposed sale is in keeping with the objectives and values consistent with the Industrial Development Fund as established under the Lower Duwamish Industrial Development District; and

WHEREAS, the Port is committed to uses which are water-related and or industrial and in keeping with basic Port District objectives; and

WHEREAS, a public hearing was held on June 28, 1977 by the Port Commission after notice of such hearing was duly given as provided by law, on the question of whether or not the Port's existing Comprehensive Scheme of Harbor Improvements and Industrial Developments for its Lower Duwamish Industrial Development District as established in Resolution No. 2111, as heretofore amended, should be further amended to authorize the sale of certain real property within the said Lower Duwamish Industrial Development District; and

WHEREAS, after discussion and consideration of the aforesaid questions at said hearing, at which time the Port Commission presented and considered maps, plans and other data indicating the properties proposed to be sold, all of which maps, plans and other data were and now are on file in the office of the Port Commission; and

WHEREAS, the Port Commission considered the implication of all local, state and federal statutes, rules and regulations pertaining to, among other things, the environment; and

WHEREAS, the Port Commission heard from all persons desiring to speak upon the aforesaid questions at the said hearing, the Port Commission decided that its existing Comprehensive Scheme of Harbor Improvements and Industrial Developments for the Lower Duwamish Industrial Development District as established in said Resolution No. 2111, as amended, should be further amended as hereinafter provided;

NOW, THEREFORE, BE IT RESOLVED by the Port Commission of the Port of Seattle, as follows:

Section 1. That the Port Commission of the Port of Seattle does hereby find that certain real property owned by the Port of Seattle and located within the Port's Lower Duwamish Industrial Development District situated in King County, State of Washington, legally described as follows:

Terminal 1

All of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 and 21 in Block 431 of Seattle Tide Lands, TOGETHER WITH all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 and 21 in Block 431-A of Seattle Tide Lands, Extension No. 1, all as shown upon the official maps of said tide lands on file in the office of the Commissioner of Public Lands, at Olympia, Washington;

Also that portion of vacated Railroad Avenue lying East of the Easterly margin of Harbor Avenue Southwest referred to as Fauntleroy Avenue in deed recorded under auditor file No. 7511240069, records of King County, Washington, and between the North and South lines of Lot 3, in Block 431 of Seattle Tide Lands, in King County, Washington, produced southwesterly;

Also that portion of vacated Railroad Avenue lying adjacent to the southwesterly lines of Lots 19, 20 and 21, Block 431, Seattle Tide Lands described as follows:

Beginning at the most Southerly corner of said Lot 21, said corner being the true point of beginning; proceed S. $46^{\circ} 20' 17''$ W. along the Southeasterly line of said Lot 21, produced Southwesterly a distance of 47.57 feet; thence N. $33^{\circ} 01' 51''$ W. a distance of 132.21 feet; thence N. $46^{\circ} 20' 17''$ E. a distance of 23.18 feet to the Southwesterly line of said Lot 19; thence S. $43^{\circ} 39' 43''$ E. a distance of 129.24 feet to the true point of beginning.

Being a portion of that property conveyed under Auditor's file No. 7610250393, records of King County, Washington.

TOGETHER WITH an easement for roadway purpose to use only that portion of the unplatted area adjacent to Lot 4 in Block 431 of Seattle Tide Lands, lying between the Westerly and Easterly line of said Lot 4 produced Southerly to the Easterly line of Harbor Avenue Southwest;

Terminal 118

Those portions of Lots 1, 2, 3, 4, 5, 9, 10, 11 and "D" in Block 6: and tracts 5, 6, 7, 8, 9 and 10: and vacated south Webster Street and vacated South Fontanelle Street; all in Duwamish Industrial addition to the City of Seattle, according to the plat recorded in Volume 21 of plats, page 65 in King County, Washington: and that portion of slip No. 4 of the abandoned bed of the Duwamish River described as follows:

Beginning at the intersection of South Fontanelle Street and 8th Avenue South; thence N. $0^{\circ} 08' 57''$ W. along said centerline of 8th Avenue South a distance of 125.00 feet; thence S. $89^{\circ} 58' 57''$ E. a distance of 50.00 feet to the true point of beginning.

At a point on the west line of Lot 9 in said Block 6, thence S. $89^{\circ} 58' 57''$ E. a distance of 859.97 feet to the median line of slip No. 4, as said median line is described in instrument recorded under Auditor's File No. 4477307; thence S. $12^{\circ} 43' 13''$ W. along said median line a distance of 399.37 feet; thence continuing along said median line S. $42^{\circ} 00' 00''$ W. a distance of 436.00 feet; thence continuing along said median line S. $55^{\circ} 21' 36''$ W. a distance of 290.27 feet to the Northeasterly right-of-way line of the Duwamish Waterway; thence N. $49^{\circ} 00' 00''$ W. along said Northeasterly line a distance of 317.64 feet to the east margin of 8th Avenue South; thence N. $0^{\circ} 08' 57''$ W. along said east margin a distance of 670.44 feet to the true point of beginning.

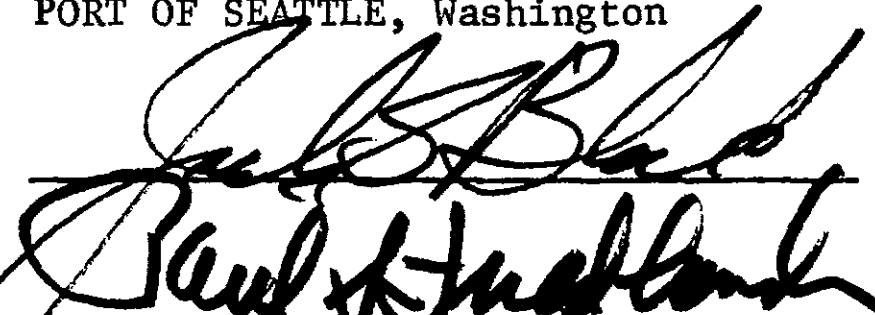
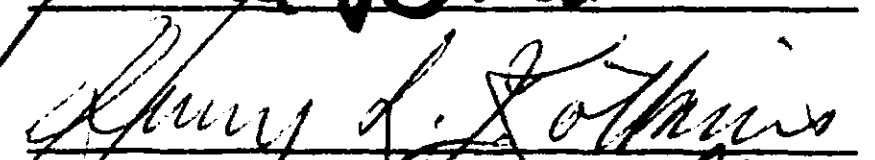
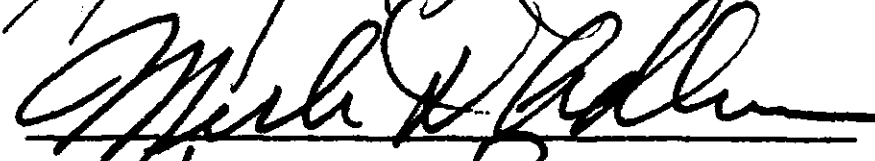

and shown respectively on Port of Seattle Drawing PM-1-5 Rev. 1, dated May 20, 1977, and Port of Seattle Drawing PM-118-1, dated June 21, 1977, attached hereto and by this reference incorporated herein, are not needed by the Port of Seattle for its own harbor and waterway improvements and related facilities, or otherwise, and therefore in the public interest should be made available for sale as industrial and/or harbor sites as provided for in R.C.W. Chapter 53.25.

me. Section 2. The Port's existing Comprehensive Scheme for Harbor Improvements and Industrial Developments in its Lower Duwamish Industrial Development District as established by its Resolution No. 2111, as heretofore amended, is hereby further amended, as follows:

Those certain real properties owned by the Port of Seattle and located within the Port's Lower Duwamish Industrial Development District as described in Section 1 hereinabove shall be and the same are hereby declared to be available for sale pursuant to the provisions of R.C.W. Chapter 53.25 for use by the purchaser for waterborne commerce and/or industrial purposes provided that in all cases the purchaser of any such lands shall be required to submit plans showing the contemplated use of the properties before any sale shall be made by the Port, which plans must be accepted by the Port Commission before any conveyance shall be made of all or any part of such properties.

ADOPTED by the Port Commission of the Port of Seattle at a meeting thereof held this 28th day of June, 1977 and duly authenticated in open session by the signatures of the Commissioners voting in favor thereof and the seal of the Commission.

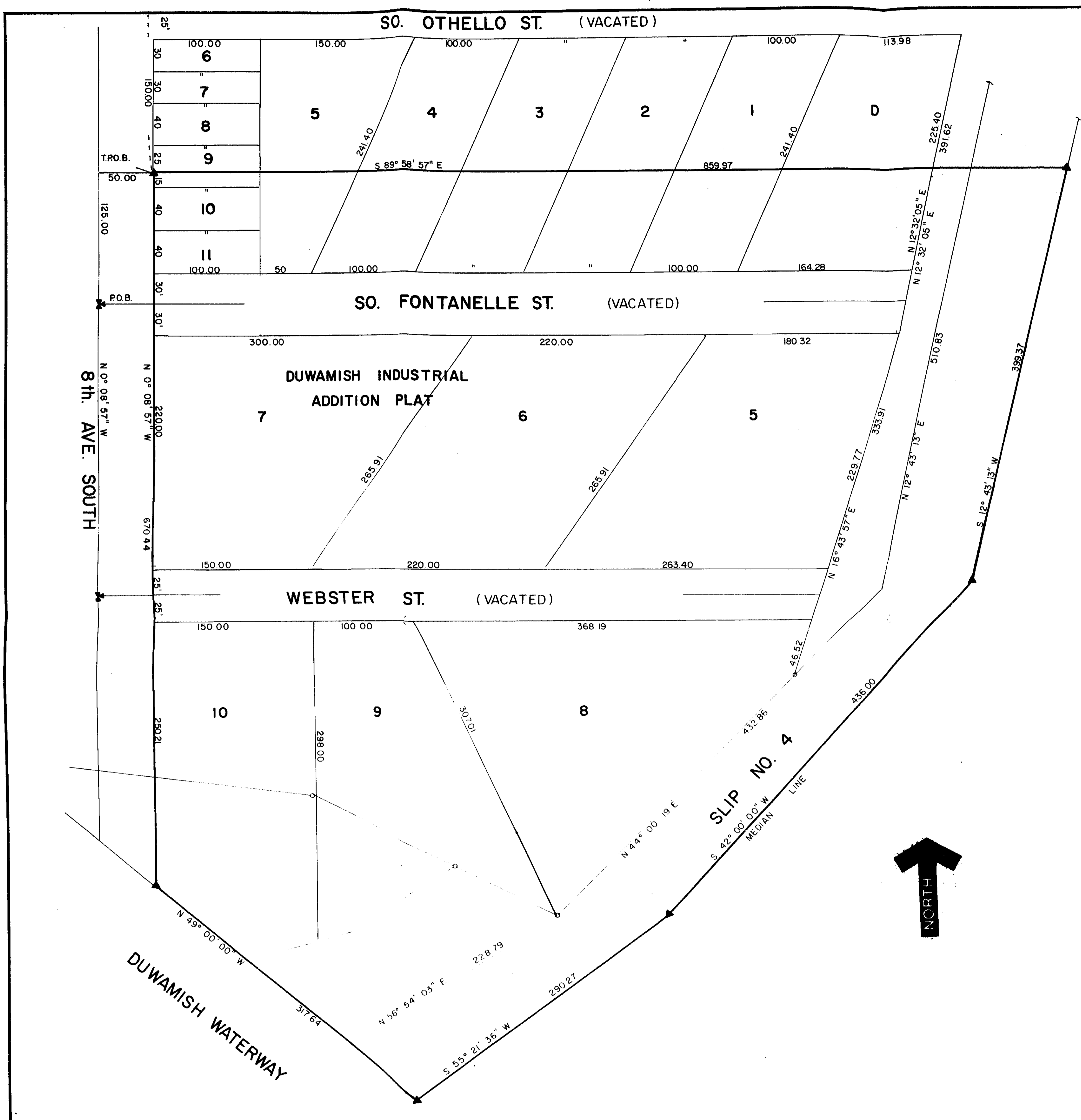
PORT OF SEATTLE, Washington





Port Commissioners

(SEAL)

ATTEST:

Secretary of the Commission



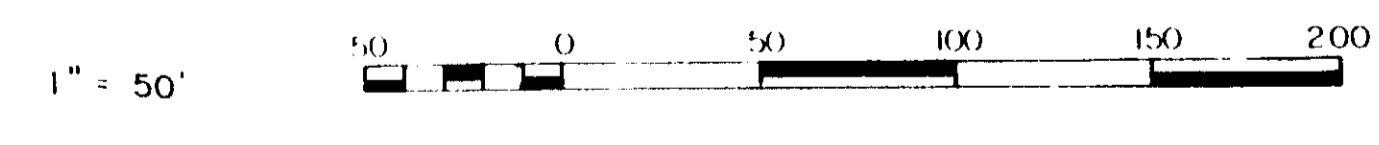
LEGAL DESCRIPTION

THOSE PORTIONS OF LOTS 1, 2, 3, 4, 5, 9, 10, 11, AND "D" IN BLOCK 6; AND TRACTS 5, 6, 7, 8, 9, AND 10; AND VACATED SOUTH WEBSTER STREET AND VACATED SOUTH FONTANELLE STREET, ALL IN DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT RECORDED IN VOLUME 21 OF PLATS, PAGE 65 IN KING COUNTY, WASHINGTON, AND THAT PORTION OF SLIP NO. 4 OF THE ABANDONED BED OF THE DUWAMISH RIVER DESCRIBED AS FOLLOWS:

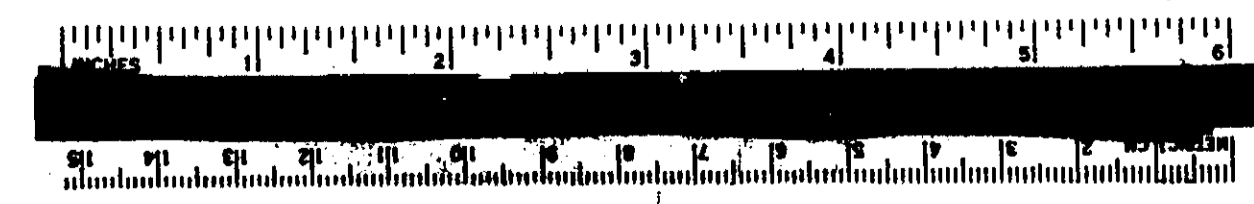
BEGINNING AT THE INTERSECTION OF SO. FONTANELLE ST. AND 8TH AVENUE SOUTH, THENCE NORTH 89° 58' 57" WEST ALONG SAID CENTERLINE OF 8TH AVENUE SOUTH A DISTANCE OF 175.88 FEET; THENCE SOUTH 89° 58' 57" EAST A DISTANCE OF 58.88 FEET TO THE TRIM POINT OF BEGINNING.

AT A POINT ON THE WEST LINE OF LOT 9 IN SAID BLOCK 6, THENCE SOUTH 29° 58' 57" EAST A DISTANCE OF 859.97 FEET TO THE MEDIAN LINE OF SLIP NO. 4, AS SAID MEDIAN LINE IS DESCRIBED IN INSTRUMENT RECORDED UNDER ANNECOT'S FILE NO. 947758/2; THENCE SOUTH 12° 55' 13" WEST ALONG SAID MEDIAN LINE A DISTANCE OF 391.37 FEET; THENCE CONTINUED ALONG SAID MEDIAN LINE SOUTH 42° 08' 08" WEST A DISTANCE OF 556.88 FEET; THENCE CONTINUED ALONG SAID MEDIAN LINE SOUTH 55° 21' 07" WEST A DISTANCE OF 798.27 FEET TO THE NORTHEASTLY RIGHT OF WAY LINE OF THE DUWAMISH WATERWAY; THENCE SOUTH 49° 08' 00" WEST ALONG SAID NORTHEASTLY LINE A DISTANCE OF 516.66 FEET TO THE EAST MARGIN OF 8TH AVENUE SOUTH; THENCE NORTH 89° 58' 57" WEST ALONG SAID EAST MARGIN A DISTANCE OF 678.44 FEET TO THE TRIM POINT OF BEGINNING.

CONTAINING 554,498 SQUARE FEET
12.7295 ACRES



PROJECT ENGR ARCH DESIGNED BY DRAWN BY SCALE DATE CHECKED BY	REVISIONS					PROJECT ENGR ARCH SCALE NOTED DATE JUNE 21, 1977 DESIGNER DATE DRAWN BY CHECKED BY APPROVED BY	PORT OF SEATTLE MARINE FACILITIES TERMINAL 118 RESOLUTION 2681 PROPOSED PROPERTY SALE	WORK ORDER NO. D-2331 CONSULTANT'S NO. PORT OF SEATTLE NO. PM-118-1
	NO.	DATE	BY	DESCRIPTION	APP'D			



LEGAL DESCRIPTION

ALL OF LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 AND 21 IN BLOCK 431 OF SEATTLE TIDE LANDS, TOGETHER WITH ALL OF LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 AND 21 IN BLOCK 431-A OF SEATTLE TIDE LANDS, EXTENSION NO. 1, ALL AS SHOWN UPON THE OFFICIAL MAPS OF SAID TIDELANDS ON FILE IN THE OFFICE OF THE COMMISSIONER OF PUBLIC LANDS, AT OLYMPIA, WASHINGTON;

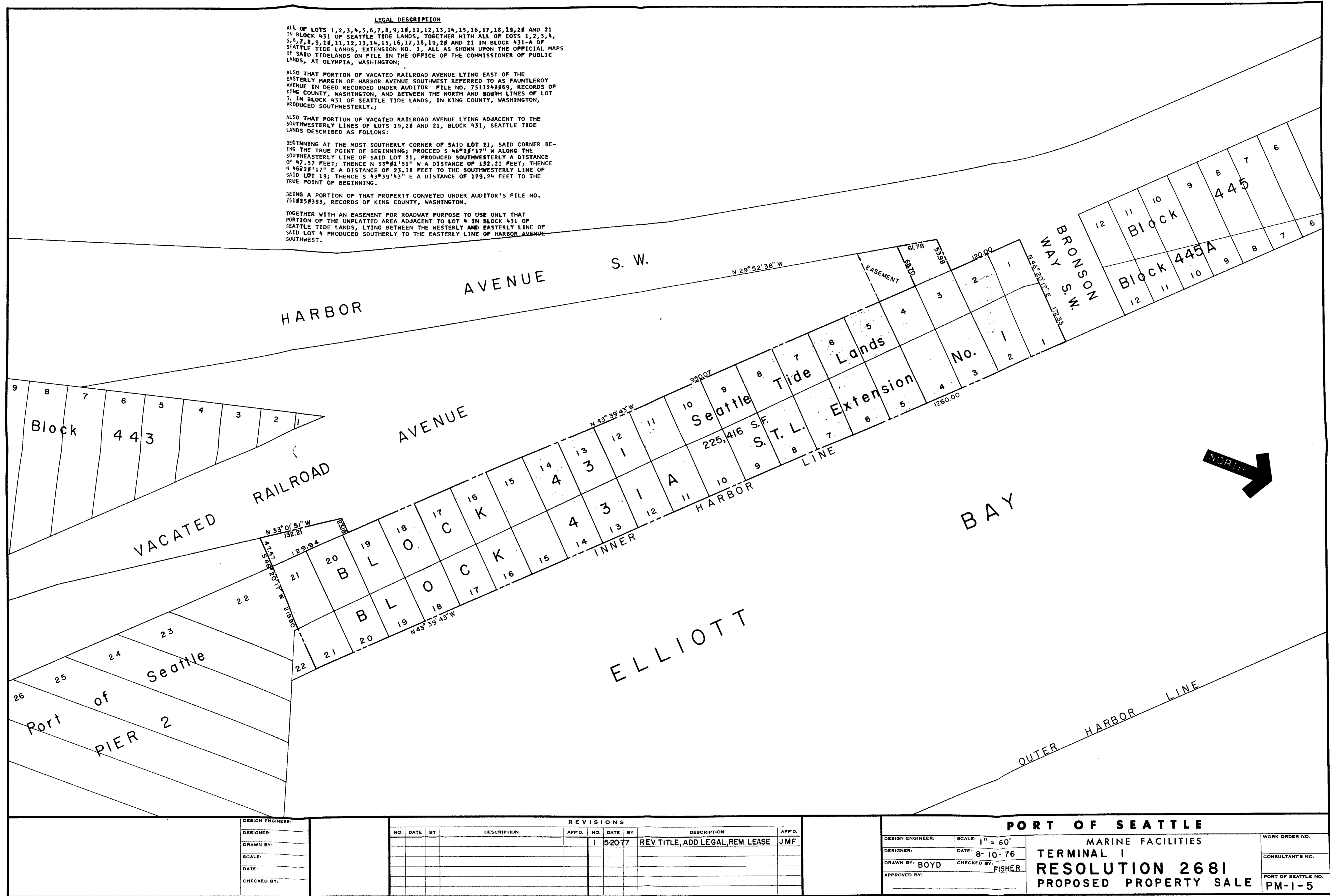
ALSO THAT PORTION OF VACATED RAILROAD AVENUE LYING EAST OF THE EASTERLY MARGIN OF HARBOR AVENUE SOUTHWEST REFERRED TO AS FAUNTLEKROY AVENUE IN DEED RECORDED UNDER AUDITOR'S FILE NO. 7511248669, RECORDS OF KING COUNTY, WASHINGTON, AND BETWEEN THE NORTH AND SOUTH LINES OF LOT 3, IN BLOCK 431 OF SEATTLE TIDE LANDS, IN KING COUNTY, WASHINGTON, PRODUCED SOUTHWESTERLY;

ALSO THAT PORTION OF VACATED RAILROAD AVENUE LYING ADJACENT TO THE SOUTHWESTERLY LINES OF LOTS 19, 20 AND 21, BLOCK 431, SEATTLE TIDE LANDS DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY CORNER OF SAID LOT 21, SAID CORNER BEING THE TRUE POINT OF BEGINNING; PROCEED S 46°28'13" W ALONG THE SOUTHEASTERLY LINE OF SAID LOT 21, PRODUCED SOUTHWESTERLY A DISTANCE OF 47.57 FEET; THENCE N 33°01'51" W A DISTANCE OF 132.21 FEET; THENCE N 48°28'17" E A DISTANCE OF 23.18 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 19; THENCE S 83°59'43" E A DISTANCE OF 129.24 FEET TO THE TRUE POINT OF BEGINNING.

BEING A PORTION OF THAT PROPERTY CONVEYED UNDER AUDITOR'S FILE NO. 751253393, RECORDS OF KING COUNTY, WASHINGTON.

TOGETHER WITH AN EASEMENT FOR ROADWAY PURPOSE TO USE ONLY THAT PORTION OF THE UNPLATTED AREA ADJACENT TO LOT 4 IN BLOCK 431 OF SEATTLE TIDE LANDS, LYING BETWEEN THE WESTERLY AND EASTERLY LINE OF SAID LOT 4 PRODUCED SOUTHERLY TO THE EASTERLY LINE OF HARBOR AVENUE SOUTHWEST.



DESIGN ENGINEER:
 DESIGNER:
 DRAWN BY:
 SCALE:
 DATE:
 CHECKED BY:

REVISIONS					
NO.	DATE	BY	DESCRIPTION	APP'D.	NO.
1	5-20-77		REV. TITLE, ADD LEGAL, REM. LEASE	JMF	

DESIGN ENGINEER:
 DESIGNER:
 DRAWN BY: BOYD
 CHECKED BY: FISHER
 APPROVED BY:

PORT OF SEATTLE
 MARINE FACILITIES
 TERMINAL 1
 RESOLUTION 2681
 PROPOSED PROPERTY SALE

WORK ORDER NO.
 CONSULTANT'S NO.
 PORT OF SEATTLE NO.
 PM-1-5

