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09/18/89

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 4064

AN ORDINANCE reclassifying two lots located at 11515 N.E. 19th Street and 1854 - 115th Avenue N.E. in the Dogwood Park area of the City of Bellevue, from R-4 to Office with conditions upon application of Saul Breit and James F. and Sereta A. Walsh.

WHEREAS, Saul Breit and James F. and Sereta A. Walsh filed a joint application for reclassification of their properties located at 11515 N.E. 19th Street and 1854 - 115th Avenue N.E., respectively; and

WHEREAS, on August 17, 1989, a public hearing was held on the application before the Hearing Examiner upon proper notice to all interested persons; and

WHEREAS, on September 1, 1989, the Hearing Examiner recommended to the City Council approval of said joint application, and made and entered findings of fact and conclusions based thereon in support of his recommendation; and

WHEREAS, the City Council concurs in the findings of fact and conclusions of the Hearing Examiner and has determined that the public use and interest will be served by reclassifying said properties; and

WHEREAS, the City has complied with the requirements of 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 City Council adopts the findings of fact and conclusions based thereon made and entered by the Hearing Examiner in support of his recommendation to the City Council of September 1, 1989, approving the reclassifications with regard to the hereinafter described properties, as set forth in "Findings and Recommendation of the Hearing Examiner for the City of Bellevue, In the Matter of Application of Saul Breit and James F. and Sereta A. Walsh for a Reclassification, File No. HE-REZ 89-1920."

Section 2. The following described properties are hereby reclassified from R-4 to Office, subject to the conditions set forth in the Concomitant Agreements required herein:

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Property 1: 11515 NE 19th Street:

Lot 5, McGrath's Addition, as recorded in Volume 53 of Plats, Page 97, Records of King County, Washington;

TOGETHER WITH that portion of 116th Avenue NE lying west of the centerline of 116th Avenue NE and north of the easterly projection of the south line of said Lot 5 AND the south half of NE 19th Street lying east of the northerly projection of the west line of said Lot 5 and west of the centerline of 116th Avenue N.E.;

Situate in the City of Bellevue, County of King, State of Washington.

Property 2: 1854 - 115th Avenue NE:

Lot 6, McGrath's Addition, as recorded in Volume 53 of Plats, Page 97, Records of King County, Washington;

TOGETHER with that portion of the east half of 115th Avenue NE lying north of the westerly projection of the south line of said Lot 6 AND the south half of NE 19th Street lying east of the centerline of 115th Avenue NE and west of the northerly projection of the east line of said Lot 6;

Situate in the City of Bellevue, County of King, State of Washington.

This reclassification from R-4 to Office is conditioned on full compliance by the respective Owners of said properties and their heirs, assigns, grantees, or successors in interest, with the terms and conditions of those certain Concomitant Agreements executed by Saul and Barbara J. Breit and James F. and Sereta A. Walsh, which have been given Clerk's Receiving Nos. 14841 and 14842 respectively, and which are incorporated by reference into this Ordinance as if they were fully set forth herein.

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

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PASSED by the City Council this 16<sup>th</sup> day of October  
1989, and signed in authentication of its passage this 16<sup>th</sup> day  
of October, 1989.

(SEAL)

Nan Campbell  
Nan Campbell, Mayor

Approved as to form:

Richard L. Andrews, City Attorney

Richard L. Kirkby  
Richard L. Kirkby, Assistant City Attorney

Attest:

Marie K. O'Connell  
Marie K. O'Connell, City Clerk

Published October 19, 1989