

0170-ORD
06/30/98

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 5079

AN ORDINANCE approving the conditional use application of PACCAR Automotive Inc. (AI's Auto Supply) for a retail automobile accessories store in an existing building in Kelsey Creek Center at 15015 Main Street.

WHEREAS, PACCAR Automotive, Inc. filed an application for a conditional use permit for a retail automobile accessories store in an existing building in Kelsey Creek Center at 15015 Main Street; and

WHEREAS, on June 4, 1998 a public hearing was held on the application before the Hearing Examiner for the City of Bellevue pursuant to notice as required by law; and

WHEREAS, on June 18, 1998, the Hearing Examiner recommended approval of the application, with a condition, and made and entered findings of fact and conclusions based thereon in support of that 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 approving the application with a condition; and

WHEREAS, the City has complied with the requirements of the State Environmental Policy Act and the City Environmental Procedures Code; 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 the recommendation to the City Council with regard to the hereinafter described property located at 15015 Main Street as set forth in "Findings, Conclusions and Recommendation of the Hearing Examiner for the City of Bellevue In the Matter of the Application of PACCAR Automotive, Inc. (AI's Auto Supply at Kelsey Creek Shopping Center) for a Conditional Use Permit to Operate a Retail Automobile Accessories Store," File No. CUDN 98-2782.

Section 2. The conditional use application of PACCAR Automotive, Inc., for a retail automobile accessories store in an exiting building in the Kelsey Creek Center at 15015 Main Street, on the property legally described in Exhibit A hereto, is approved.

0170-ORD
06/30/98

The approval is subject to the following condition:

The applicant shall submit to the DPCD a written report for review and approval describing a proposed maintenance plan for the parking lot and common areas. The plan shall provide for all debris and oil spills resulting from the operation of the AI's Auto Supply store to be cleaned in an appropriate and timely manner.

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

PASSED by the City Council this 20th day of July, 1998, and signed in authentication of its passage this 20th day of July, 1998.

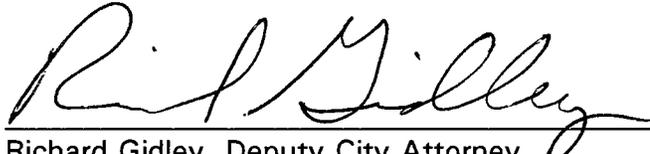
(SEAL)



Mike Creighton, Mayor

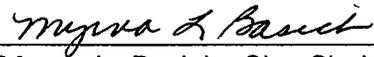
Approved as to form:

Richard L. Andrews, City Attorney



Richard Gidley, Deputy City Attorney

Attest:



Myrna L. Basich, City Clerk

Published July 24, 1998

RECEIVED

ORDER NO. 248588-5

APR 16 1998

THE LAND REFERRED TO IN THIS COMMITMENT IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF KING AND IS DESCRIBED AS FOLLOWS:

PARCEL A:

THAT PORTION OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION;
 THENCE SOUTH $88^{\circ}38'51''$ EAST ALONG THE NORTH LINE OF SAID SUBDIVISION, SAID NORTH LINE ALSO BEING THE CENTERLINE OF MAIN STREET, A DISTANCE OF 200.08 FEET, TO AN INTERSECTION WITH THE EAST LINE OF THE WEST 200 FEET OF SAID SUBDIVISION;
 THENCE SOUTH $0^{\circ}13'22''$ EAST ALONG SAID EAST LINE 30.01 FEET TO AN INTERSECTION WITH THE SOUTH MARGIN OF SAID MAIN STREET AND THE TRUE POINT OF BEGINNING;
 THENCE CONTINUING SOUTH $0^{\circ}13'22''$ EAST ALONG THE EAST LINE OF SAID WEST 200 FEET, A DISTANCE OF 150.06 FEET, TO AN INTERSECTION WITH THE SOUTH LINE OF THE NORTH 180 FEET OF THE WEST 200 FEET OF SAID SUBDIVISION;
 THENCE NORTH $88^{\circ}38'51''$ WEST ALONG SAID SOUTH LINE 150.06 FEET TO AN INTERSECTION WITH THE EAST MARGIN OF 148TH AVENUE SOUTHEAST;
 THENCE SOUTH $0^{\circ}13'22''$ EAST ALONG SAID EAST MARGIN 482.44 FEET TO AN INTERSECTION WITH THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 35;
 THENCE SOUTH $88^{\circ}40'01''$ EAST ALONG SAID SOUTH LINE 1,000.37 FEET TO AN INTERSECTION WITH THE EAST LINE OF THE WEST 1,050 FEET OF SAID SUBDIVISION;
 THENCE NORTH $0^{\circ}13'22''$ WEST ALONG SAID EAST LINE 632.10 FEET TO AN INTERSECTION WITH THE SOUTH MARGIN OF SAID MAIN STREET;
 THENCE NORTH $88^{\circ}38'51''$ WEST ALONG SAID SOUTH MARGIN 850.32 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING;
 EXCEPT THE NORTH 6 FEET AS DEEDED TO THE CITY OF BELLEVUE BY RECORDING NO. 7605100751.

PARCEL B:

THE NORTH 100 FEET OF THE WEST 1,050 FEET OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 50 FEET CONVEYED TO KING COUNTY FOR ROADS.

BOTH SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

A4