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Name & Return Address:

City of Puyallup, City Clerk

333 S. Meridian, 4th Floor

Puyallup, WA 98371

RANGE	TOWNSHIP	SECTION	QUARTER		
04E-	20 N-	20	1/4	004	1/5
DOCUMENT NUMBER				SERIAL NUMBER	PAGE NUMBER

Washington State Recorder's Cover Sheet (RCW 65.04) Please print legibly or type information.

Document Title(s) Ordinance 3312
Grantor(s) CITY OF PUYALLUP ____ Additional Names on Page ____ of Document
Grantee(s) CRP/VDC FREEMAN LOGISTICS OWNER LLC ____ Additional Names on Page ____ of Document
Legal Description (Abbreviated: i.e., lot, block & subdivision name or number OR section/township/range and quarter/quarter section) PTN SEC 20 TWP 20 RGE 4 NW QTR NE QTR NE QTR, PIERCE COUNTY Complete Legal Description on Page <u>3</u> of Document
Auditor's Reference Number(s)
Assessor's Property Tax Parcel/Account Number(s) 0420201052, 0420201040
Non Standard Fee \$50.00 By signing below, you agree to pay the \$50.00 non standard fee. I am requesting an emergency non standard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document. _____ Signature of Party Requesting Non Standard Recording NOTE: Do not sign above or pay additional \$50.00 fee if document meets margin/formatting requirements. The Auditor/Recorder will rely on the information provided on this cover sheet. Staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

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CITY OF PUYALLUP
City Clerk's Office

CERTIFICATION

I, DAN VESSELS JR., City Clerk of the City of Puyallup, Washington, do hereby CERTIFY: That I am City Clerk of the City of Puyallup, Pierce County, Washington; and further certify that the attached is a true and correct copy of Ordinance No. 3312 vacating a portion of 22nd Avenue Northwest as passed by the Puyallup City Council on December 10, 2024.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Puyallup this 18th day of December 2024.



Dan Vessels Jr., City Clerk
Puyallup, Washington

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ORDINANCE NO. 3312

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PUYALLUP ON VACATING A PORTION OF 22ND AVENUE NORTHWEST.

WHEREAS, the City of Puyallup has received a signed petition representing more than two-thirds of the properties fronting the portion of 22ND Avenue Northwest as described below; and

WHEREAS, the City Council in Resolution 2511 directed that a notice of public hearing be published for a hearing on the petition; and

WHEREAS, a public hearing was held before the City Council on November 26, 2024;

NOW, THEREFORE, the City Council of the City of Puyallup, Washington, does hereby ordain as follows:

Section 1. FINDING: The Council finds that the right-of-way described below is not needed as a part of the City road system, and the public will be benefited by vacation of the City's interest.

Section 2. VACATION: The property described below is hereby vacated:

All those portions of 22ND Avenue Northwest which are part of the undeveloped bus stop located between tax parcels 0420201052 and 0420201040 described as follows:

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 20 NORTH, RANGE 04 EAST, WILLAMETTE MERIDIAN, PIERCE COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTHWEST CORNER OF SAID SUBDIVISION;
THENCE SOUTH 01°28'56" WEST, 340.83 FEET ALONG THE WEST LINE OF SAID SUBDIVISION;
THENCE NORTH 89°59'57" EAST, 300.00 FEET PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUING NORTH 89°59'57" EAST, 45.00 FEET PARALLEL WITH SAID SOUTH LINE; THENCE SOUTH 01°28'56" WEST, 53.86 FEET;
THENCE NORTH 88°31'05" WEST, 44.98 FEET;
THENCE NORTH 01°28'56" EAST, 52.69 FEET TO THE TRUE POINT OF BEGINNING

Section 3. CONDITIONS: This street vacation approval is subject to the following conditions:

1. Right-of-Way has been appraised at \$38,352.00. The right-of-way has been part of a dedicated public right-of way for more than twenty-five years, and in accordance with RCW 35.79.030 compensation shall be the full appraised value; therefore, payment of \$38,352.00 is required.

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2. Payment must be made within 90 days of council approval. If payment is not received within one (1) year of appraisal, property must be re-appraised at petitioner's expense.
3. Easements are hereby reserved for any public utilities and for any active private utilities within the vacated area. In the event that any such easements have not already been recorded, the Landowner shall prepare and execute all easements necessary to document this reservation of easements prior to this street vacation becoming effective. Notwithstanding this requirement to formally document and record all utility easements, the existence of any utility in the vacated area are hereby reserved and deemed to exist upon the approval of this document by the City Council.

Section 4. DIVISION: In accordance with RCW 35.79.040, the above-described vacated property shall be equally divided (based on the frontage measurement) between the following parcels as they exist at the time of recording this document:

Tax parcel numbers 0420201052 and 0420201040 shall receive one-half ownership of the subject area.

Section 5. RECORDING: A certified copy of this ordinance shall be recorded by the City Clerk with the County Auditor's Office.

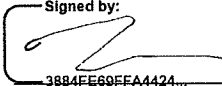
Section 6. SEVERABILITY: If any section, sentence, clause or phrase of this ordinance should be held to be invalid by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity of any other section, sentence, clause, or phrase of this ordinance.

Section 7. CORRECTIONS: The City Clerk and the codifiers of this ordinance are authorized to make necessary corrections to this ordinance including, but not limited to, the correction of scrivener's/clerical errors, references, ordinance numbers, section/subsection numbers and any references thereto.

Section 8. EFFECTIVE DATE: This ordinance shall be in full force and effect five days after publication as required by law.

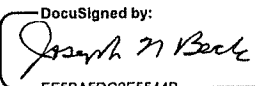
PASSED AND APPROVED by the City Council of the City of Puyallup at a regularly scheduled open public meeting on the 10th of December, 2024.

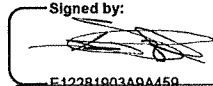
DATED this 10th day of December, 2024.

Signed by:

 3884EE69FFA4424...
 Jim Kastama
 Mayor

APPROVED AS TO FORM:

ATTEST:

DocuSigned by:

 EF59A6D92EE544B...
 Joseph N. Beck
 City Attorney

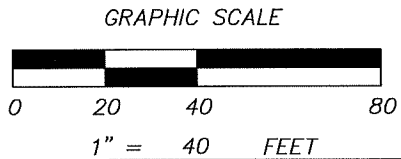
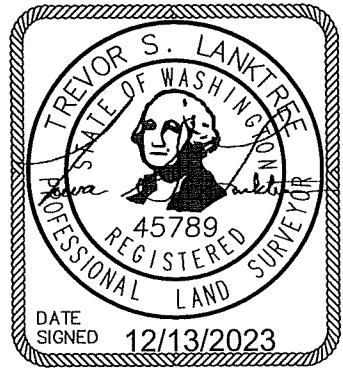
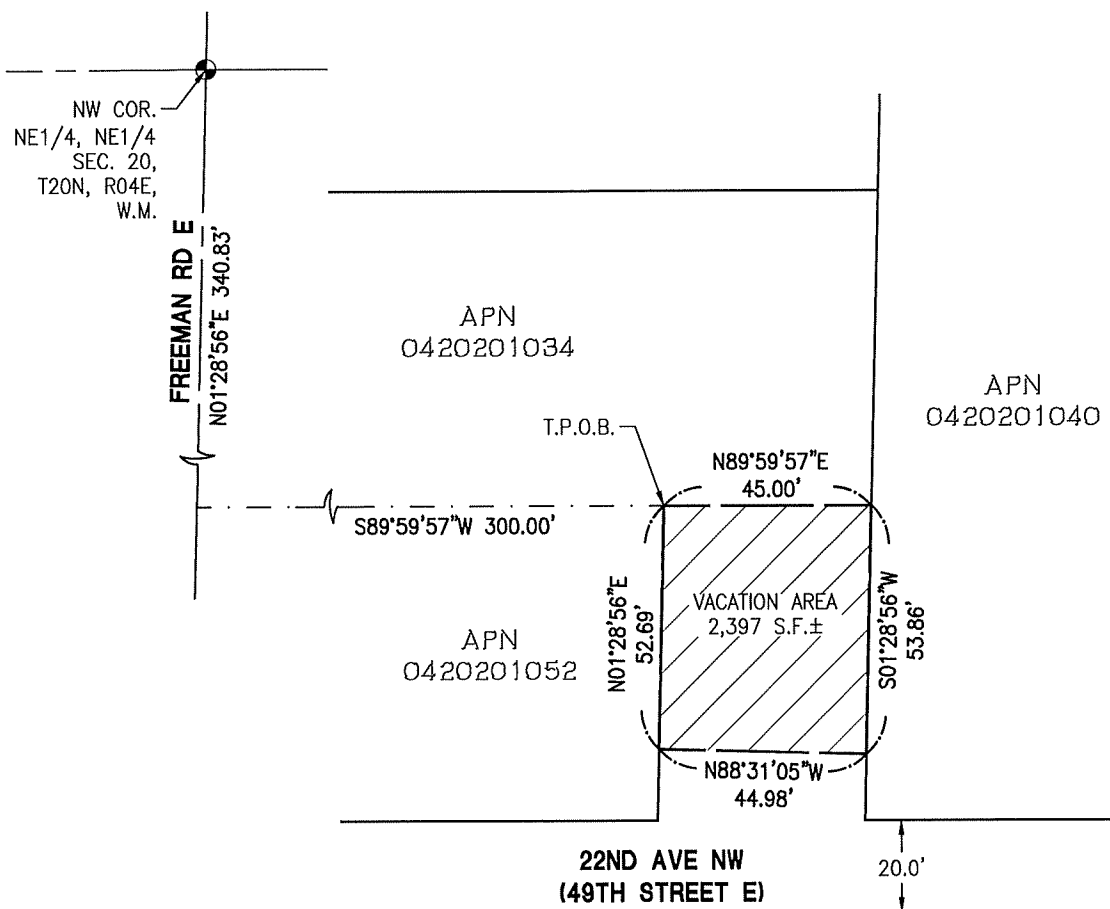
Signed by:

 E12281903A9A459...
 Dan Vessels Jr.
 City Clerk

Published: Wednesday, December 18, 2024 with Tacoma Weekly

Effective: Monday, December 23, 2024

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EXHIBIT "B"



SCALE: HORIZONTAL 1"=40' VERTICAL N/A	For: FREEMAN LOGISTICS	JOB NUMBER 5377
	Title: RIGHT-OF-WAY VACATION AREA	5377L.010.DOC SHEET 1 of 1
LANKTREE LAND SURVEYING, INC. 25510 74TH AVENUE SOUTH KENT, WA 98032 PHONE: (253) 653-6423 FAX: (253) 793-1616 WWW.LANKTREELANDSURVEYING.COM		DESIGNED <u>XXX</u> DRAWN <u>XXX</u> CHECKED <u>XXX</u> APPROVED <u>TSL</u> DATE <u>12/13/23</u>