

**CITY OF MONROE
RESOLUTION NO. 2022-001**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MONROE, WASHINGTON, SETTING A PUBLIC HEARING DATE AT WHICH TO CONSIDER A PETITION TO VACATE A PORTION OF THE STREET RIGHT-OF-WAY OF 171ST AVENUE S.E.

WHEREAS, a petition has been filed with the City Clerk of the City of Monroe, State of Washington, requesting the vacation of a portion of the street right-of-way of 171st Avenue SE, as described and depicted in Exhibit 1, attached hereto and incorporated herein by this reference as if set forth in full; and

WHEREAS, a copy of the petition is available for inspection and copying in the office of the City Clerk; and

WHEREAS, upon information and belief, the petitioner is the owner of more than two-thirds of the property abutting upon the portion of said street right-of-way sought to be vacated; and

WHEREAS, pursuant to RCW 35.79.010, and consistent with the local procedures and standards adopted by reference at MMC 12.24.010, the City Council is required to pass a resolution fixing a time when such petition shall be heard;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MONROE DOES RESOLVE AS FOLLOWS:

Section 1. Public Hearing Scheduled. That on Tuesday, March 8, 2022 at approximately 7:00 p.m.,-at the regular meeting of the City Council to be held on said date, be, and the same hereby, is fixed as the time of hearing on the requested vacation of a portion of the street right-of-way for 171st Avenue SE as identified in Exhibit 1 to this resolution. And that if in-persons meetings have resumed at that time of the hearing the in-person hearing shall take place in the Monroe City Hall Chambers at 806 W. Main St., Monroe, Washington. The same hearing shall be available for the public to attend virtually via Zoom Webinar, the connect information of which shall be provided on the Council meeting agenda published at www.monroewa.gov and in the public hearing notice required by Section 2 of this resolution.

Section 2. Notice. That the City Clerk is hereby authorized and directed to provide notice of the pendency of the above-referenced hearing by posting written notice thereof in a conspicuous place within the 171st Avenue SE right-of-way area requested to be vacated and a like notice in three of the most public places in the City of Monroe. The form, content and timing of such notice shall be consistent with RCW 35.79.020.

Section 3. Effective Date. That this resolution shall take effect immediately upon passage by the City Council.

ADOPTED by the City Council of the City of Monroe, at its regular meeting thereof, and APPROVED by the Mayor this 8th day of February, 2022.

Resolution No. 2022-001
Adopted: 02/08/2022
Effective: 02/08/2022

CITY OF MONROE, WASHINGTON:


[Geoffrey Thomas \(Feb 9, 2022 11:13 PST\)](#)

Geoffrey Thomas, Mayor

ATTEST:

APPROVED AS TO FORM:


[Jodi Wycoff \(Feb 9, 2022 17:34 PST\)](#)

Jodi Wycoff, City Clerk


[Zach Lell \(Feb 9, 2022 11:11 PST\)](#)

J. Zachary Lell, City Attorney

EXHIBIT 1, page 1/2

LMJ ENTERPRISES, L.P.

Description of 171st Ave SE Right-of-Way to be Vacated

All that portion of 171st Ave SE right-of-way in the Southeast Quarter of the Southwest Quarter and in the Southwest Quarter of the Southeast Quarter of Section 2, Township 27 North, Range 6 East, W.M. lying northerly of West Main Street and southerly of State Route 522 more particularly described as follows:

Commencing at the South Quarter corner of said Section 2, from which the Southwest corner of said Section bears North 89°06'45" West;

Thence North 00°44'11" East, along the North-South centerline of said Section, a distance of 182.68 feet to West Main Street centerline Station 37+05.79 as shown on Right-of-Way Plan for Snohomish County Road Project No. 84-973, Survey No. 3036, dated January 28, 1986, also being centerline station 10+00.60 for 171st Ave SE;

Thence South 48°15'31" West, along said West Main Street centerline, a distance of 23.61 feet to Station 36+81.93;

Thence North 41°44'29" West, perpendicular to said centerline, a distance of 35.00 feet to the Northwesterly Right-of-Way line of West Main Street;

Thence North 48°15'31" East, parallel with said West Main Street centerline, a distance of 76.25 feet to a point on the West 15.00 feet of said Southwest Quarter of the Southeast Quarter;

Thence North 42°59'29" East a distance of 100.22 feet to West Main Street Station 38+57.97, 44.20 feet left;

Thence North 62°31'00" West a distance of 75.47 feet to 171st Ave SE Station 11+69.93 feet, 15.00 feet right;

Thence North 00°44'11" East, along the East line of said West 15.00 feet of the Southwest Quarter of the Southeast Quarter, a distance of 22.40 feet being the **True Point of Beginning**; Thence continue North 00°44'11" East, along the said East line of said West 15.00 feet a distance of 431.98 feet, more or less, to the southeasterly Right-of-Way line of State Route 522 per Right-of-Way plan titled "SR 522, MP 10.65 to MP 12.82, Tester Road to West Monroe Interchange" last revised 5-23-2013;

Thence South 54°04'13" West, along said Right-of-Way, a distance of 98.25, more or less, to LM Station 833+39.88, 140.00 feet right;

Thence South 61°51'10" West, along said right-of-way, 60.01 feet to a point opposite LM Station 832+80;

Thence South 31°51'03" East, perpendicular to said LM line, a distance of 113.88 feet to LM Station 832+80, 250.00 feet right;

Thence South 89°15'49" East a distance of 40.02 feet to the east line of the West 15.00 feet of said Southeast Quarter of the Southwest Quarter of Section 2;

Thence South 00°44'11" West, along said East line, a distance of 72.74 feet to the North line of the South 550.00 feet, as measured along the east line, of said Southeast Quarter of the Southwest Quarter;

Thence North 89°06'45" West, along the North line of said South 550.00 feet, a distance of 15.00 feet to the West line of that certain right-of-way dedicated to the City of Monroe by Short Plat SP 194011 recorded under Auditor's File No. 9506095002, records of Snohomish County, Washington;

Thence South 00°44'11" West, along the West line of said dedication, a distance of 183.72 feet;

Thence South 42°19'17" East, along the West line of said dedication, a distance of 14.31 feet to the West line of Right-of-Way per said County Road Project No. 84-973;

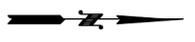
Thence North 63°02'43" East a distance of 39.79 feet to the **Point of Beginning**.

Situate in the City of Monroe, Snohomish County, Washington.



EXHIBIT 1, page 2/2

SE 1/4, SW 1/4, AND SW 1/4, SE 1/4, SECTION 2, TOWNSHIP 27 NORTH, RANGE 6 EAST, W.M.



1" = 100'
 0 50 100 200
 HORIZONTAL DATUM: NAD 83/2011
 WASHINGTON STATE PLANE COORDINATE SYSTEM
 NORTH ZONE

AREA TO BE VACATED 25,954 S.F.

C:\Users\Douglas\AppData\Local\Temp\AGN\BLSM_10923\18-340 DRS C32020.DWG 07/13/2021

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DRAWING:
S1
 SHEET 1 OF 1

LMJ ENTERPRISES, LP
 PO BOX 819
 KIRKLAND, WA 98083
 171ST AVENUE SE
 RIGHT-OF-WAY EXHIBIT



HARMSEN
 ENGINEERS, SURVEYORS
 PLANNERS
 125 EAST MAIN STREET, SUITE 104
 P.O. BOX 516
 MONROE, WA 98272
 (360) 794-7811
 www.harmsenllc.com

DWN. BY: SMW
 CHK. BY: DRS
 DATE: 07/13/2021
 JOB #: 18-340
 P/B #: 111
 SCALE: 1" = 100'

REVISIONS

Resolution_2022-001 - Setting ROW Vacation Hearing Date

Final Audit Report

2022-02-10

Created:	2022-02-09
By:	Jodi Wycoff (jwycoff@monroewa.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAAsS7GkH4Y4AYJNHAKSqXu8Ipbv5FrIb40

"Resolution_2022-001 - Setting ROW Vacation Hearing Date" History

-  Document created by Jodi Wycoff (jwycoff@monroewa.gov)
2022-02-09 - 7:08:29 PM GMT
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✔ Agreement completed.

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