



Snohomish County Council

Committee: Public Works
ECAF: 2021-0116
Proposal: Ord 21-021

Analyst: Jim Martin
Date: April 7, 2021

Consideration:

An Ordinance accepting a Statutory Warranty Deed and establishing 188th Place NW as a new County Road.

Background

On May 15, 2017 and August 9, 2017, Lake Martha Development LLC submitted several requests for boundary line adjustments to Planning and Development Services. Those requests were approved on September 25, 2017 and October 9, 2017. On September 6, 2017, the Petitioner created an easement for ingress, egress, and utilities benefitting certain reconfigured lots over that area where proposed 188th Place NW is located, said easement recorded with the Snohomish County Auditor under recording number 201709060096. Easement amendment agreement 201804180187 was also recorded with the Auditor on April 18, 2018.

On May 8, 2018, the Lake Martha Development LLC petitioned the County to establish a County road that will provide access to its proposed development. The road has been constructed and the as-built construction plans were approved by PDS on February 11, 2020. Snohomish County Department of Public Works has reviewed the statutory warranty deed and determined that it conveys right-of-way to the County to support the establishment of 188th Place NW as a County Road.

Current Proposal

Based on findings by Public Works, the County Engineer recommends the establishment of the public road for 188^h Place NW, to be effective after DPW files a certification with the Clerk of the Council stating that all administrative and advertising costs are paid in full, and that PDS determines after inspection of the finished construction that the road meets all County road standards. The County Engineer also recommends that the County Council accept the Statutory Warranty Deed conveying ROW for the roads and that it be recorded upon the terms and conditions of the ordinance.

Duration: N/A.

Fiscal Implications: N/A, as costs are to be reimbursed by the Petitioner

2021 Budget: N/A

Future Budget Impacts: None.

Handling: NORMAL

Approved-as-to-form: Yes.

Risk Management: N/A.

Executive Recommendation: APPROVE.

Attachments: See ECAF packet.

Amendments: NONE.

Request: Move to Council to set time and date for a Public Hearing.