

EXHIBIT LIST

HEARING DATE: August 23, 2018 at 1:30 p.m.

FILE NUMBER & NAME: 124.1390 – Doreen and Christopher Gavin

EXHIBIT NUMBER	EXHIBIT DESCRIPTION	SUBMITTED BY	A	E	W	COMMENT
Ex. 1	Preliminary Staff Report	COT/RPS	X			
Ex. 1a	Amendment to Preliminary Report, which includes Exhibit a & Exhibit b referenced in the Amendment	COT/RPS	X			
Ex. 2	Aerial Maps (2)	COT/RPS	X			
Ex. 3	Petitioner Petition Submittal Map	Petitioner	X			
Ex. 4	Petitioner Proposed Use Description	Petitioner	X			
Ex. 5	Plat Map	COT/RPS	X			
Ex. 6	CenturyLink Communication Comments via email and letter	COT/RPS	X			
Ex. 7	PW/Traffic Engineering - Comments via email	COT/RPS	X			
Ex. 8	PDS/Site Development comments via email	COT/RPS	X			
Ex. 9	ES – Science & Engineering	COT/RPS	X			
Ex. 10	Comcast Communication Comments via email	COT/RPS	X			
Ex. 11	Tacoma Fire Department Comments via email	COT/RPS	X			
Ex. 12	City of Tacoma, Community & Economic Development	COT/RPS	X			
Ex. 13	Puget Sound Energy Comments via email	COT/RPS	X			

ORIGINAL

Ex. 14	Tacoma Water (LID Comments via email	COT/RPS	X			
Ex. 15	Tacoma Water (Supply) Comments via email	COT/RPS	X			
Ex. 16	Click! Network – Comments via email	COT/RPS	X			
Ex. 17	Tacoma Power (New Services) Comments via email	COT/RPS	X			
Ex. 18	Exhibit D	Petitioner	X			
Ex. 19	Petitioner email concurring with the RPS request to update Preliminary Report to remove the CenturyLink easement requirement from Recommended Conditions; and, the CenturyLink releasing the requirement.	COT/RPS	X			

KEY

A = Admitted

E = Excluded

W = Withdrawn

PRELIMINARY REPORT

PREPARED FOR THE HEARING EXAMINER BY REAL PROPERTY SERVICES

**For the Hearing to be Held
Thursday, August 23, 2018 at 1:30 PM**

PETITIONER: DOREEN AND CHRISTOPHER GAVIN

FILE NO. 124.1390

A. SUMMARY OF REQUEST:

Real Property Services has received a petition to vacate a southerly portion of North 32nd Street, lying between North Cedar Street and North Junett Street, to facilitate private improvements and landscaping. The area is shown on the attached map, Exhibit 2.

B. GENERAL INFORMATION:

1. Legal Description of Vacation:

A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 21 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTHERLY 10 FEET OF NORTH 32ND STREET ABUTTING LOT 3, BLOCK 55, TACOMA SUPPLEMENTARY MAP, AS FOUND IN VOLUME 1 OF PLATE AT PAGE 11, RECORDS OF PIERCE COUNTY, STATE OF WASHINGTON.

Exhibit 1

2. **Notification:**

9.22.060 NOTICE OF PUBLIC HEARING The Public Works Department shall cause a 30-day notice to be given of the pendency of the petition by written notice posted in three of the most public places in the City, a like notice in a conspicuous place on the street or alley sought to be vacated, a like notice in a newspaper of general circulation in the City, and a like notice to the legal property owners of all property abutting the right of way requested for vacation as enumerated on the applicant's vacation petition, and to any other interested parties of record. In addition to posting notices of the hearing, the Public Works Department shall mail a copy of the notice to all owners and occupants of the property which lies within 300 feet of the street or alley to be vacated. The said notice shall contain the statement that a petition has been filed to vacate the street or alley described in the notice, together with a statement of the time and place fixed for the hearing of the petition.

In all cases where the proceeding is initiated by the City Council without a petition having been signed by the owners of more than two-thirds of the property abutting upon the part of the street or alley sought to be vacated, notice shall be sent as provided above. Failure to send notice by mail to any such property owner where the current address for such property owner is not a matter of public record shall not invalidate any proceedings in connection with the proposed street vacation.

C. **PUBLIC NOTICE:**

Real Property Services in conjunction with the City of Tacoma Clerk's office issued the following public notice:

The Public Hearing Notices was posted on July 12, 2018, and yellow public notice signs were posted on July 11, 2018:

1. Placed yellow public notice sign at the southeast corner of the intersection of North 32nd and North Cedar Street.
2. Place yellow public notice sign 208 feet east of the southeast corner of the intersection of North 32nd Street and North Cedar Street.
3. Public notice memo placed into the glass display case located on the first floor of the Municipal building abutting the Finance Department.
4. Public notice memo advertised on the City of Tacoma web site at address:
<http://www.cityoftacoma.org/page.aspx?nid=596>
5. Public Notice advertised in the Daily Index newspaper.
6. Public Notice mailed to all parties of record within the 300 feet of vacation request.
7. Public Notice advertised on Municipal Television Channel 12.

D. PURPOSE OF REQUEST:

The Petitioner plans on acquiring the southerly 10 feet of the North 32nd Street right of way adjacent to their property at 3010 North 32nd Street to facilitate improvements and landscaping.

E. HISTORY:

The City acquired the North 32nd Street right of way in the Supplementary Map of Tacoma, W.T., according to the plat thereof recorded February 18, 1874, records of Pierce County, Washington.

F. PHYSICAL LAND CHARACTERISTICS:

North 32nd Street is a 100 foot wide residential street right of way with a 28 foot wide asphalt road in the center. The remaining right of way between North Junett and Cedar Streets does not include sidewalk curb and gutter, has a fairly steep downward grade from west to east, and includes a variety of driveways, parking pads, and landscaping improvements.

G. APPLICABLE SECTIONS OF THE OFFICIAL CODE OF THE CITY OF TACOMA:

9.22.010 PETITION TO VACATE AUTHORIZED: The owners of an interest in any real estate abutting on any street or alley who may desire to vacate any street or alley, or any part thereof, shall petition to the City Council to make vacation in the manner hereafter provided in this chapter and pursuant to RCW 35.79 or the City Council may itself initiate by Resolution such vacation procedure. The City Council shall require the petitioners to compensate the City in an amount which equals one-half of the appraisal value of the area vacated; provided that if the street or alley has been a public right of way for 25 years or more, the City shall be compensated in an amount equal to the full appraised value of the area vacated; provided that when the vacation is initiated by the City or the City Council deems it to be in the best interest of the City, all or any portion of such compensation may be waived. Except as provided below, one-half of the revenue received hereunder shall be devoted to the acquisition, improvement, and maintenance of public open space land and one-half may be devoted to transportation projects and the management and maintenance of other City owned lands and unimproved rights-of-way.

In the case of vacations of rights-of-way in the tide flats area, defined as easterly of the Thea Foss Waterway (inclusive of the Murray Morgan Bridge), northerly of State Route 509 and westerly of Marine View Drive, the total revenue received hereunder shall be devoted to transportation projects in the tide flats area.

9.22.040 PUBLIC'S RIGHT TO TRAVEL – UTILITIES: Vacation of any portion of a street that is designated as an arterial under Section 11.05.490 of the Municipal Code shall be of a minor nature only and shall not unreasonably limit the public's right to travel upon said street or interfere with the ancillary right to occupy said street for utility purposes.

CRITERIA: Section 9.22.070 of the Official Code of the City of Tacoma. The following criteria have been considered:

1. That the vacation will provide a public benefit and/or will be for a public purpose.
2. That the right-of-way vacation shall not adversely affect the street pattern or circulation of the immediate area or the community as a whole.
3. That the public need shall not be adversely affected.
4. That the right-of-way is not contemplated or needed for future public use.
5. That no abutting owner becomes landlocked or his access will not be substantially impaired; i.e., there must be an alternative mode of ingress and egress, even if less convenient.
6. That vacation of right-of-way shall not be in violation of RCW 35.79.035

Regarding the above Criteria, Real Property Services finds the following:

1. The vacation is a public benefit because it places the property on the tax rolls and facilitates private improvements.
2. City of Tacoma Traffic Engineering has been consulted regarding this petition and does not object.
3. The petition has been considered by City staff and outside quasi-governmental agencies and it does not adversely affect the public need; and
4. The right of way is not needed for future public use.
5. No abutting owner becomes landlocked nor will their access be substantially impaired.
6. The vacated area is not close to a body of water as contemplated under RCW 35.79.035.

H. ADDITIONAL INFORMATION:

The area to be vacated has not been assessed for sanitary sewers and is subject to a Connection Charge In-Lieu-of-Assessment per T.M.C. 12.08.350. Should the petitioner wish to clear this item from title, please contact Public Works Department, Real Property Services, for the assessment amount. Please note that the ordinance establishing the rate of assessment is updated every few years, and the amount quoted may increase in the future. When the petitioner has submitted a development plan, an in lieu of amount will be computed.

I. PROJECT RECOMMENDATIONS:

As part of the City's review process for street vacation petitions, notice of this application was mailed to various City departments as well as many outside quasi-governmental agencies. These agencies, as noted below, have provided comments and recommended conditions to the Real Property Services Division. These comments, where appropriate, have been incorporated in the "Recommended Conditions of Approval" section of this preliminary report.

Preliminary Report – Exhibit 1
Aerial Maps (2) – Exhibit 2
Petitioner Petition Submittal Map – Exhibit 3
Petitioner Proposed Use Description – Exhibit 4
Plat Map – Exhibit 5

Recommended Conditions

Payment of Fees
CenturyLink – 3rd Party Utility Easement Required - Exhibit 6

Advisory Comments

Traffic Engineering – No Objection, with comment – Exhibit 7
PDS, Site Development – No Objection – Exhibit 8
Environmental Services – No Objection – Exhibit 9
Comcast – No Objection – Exhibit 10
Tacoma Fire– No Objection – Exhibit 11
City of Tacoma Community & Economic Development – Exhibit 12
Puget Sound Energy – No Objection - Exhibit 13
Tacoma Water (LID) – No Objection – Exhibit 14
Tacoma Water (Water Supply) – No Objection – Exhibit 15
Click! Network – No Objection – Exhibit 16
Tacoma Power (New Services) – No Objection – Exhibit 17

J. RECOMMENDED CONDITIONS OF APPROVAL:

Should this street vacation request be approved, the Real Property Services Division recommends that the following conditions be made conditions of approval for this street vacation petition.

1. PAYMENT OF FEES

The petitioner shall compensate the City in an amount equal to the full appraised value of the area vacated. One-half of the revenue received shall be devoted to the acquisition, improvement and maintenance of public open space land and one-half

may be devoted to transportation projects and /or management and maintenance of other City owned lands and unimproved rights-of-way. *TMC 9.22.010*

2. CENTURYLINK

- a. Please contact Pamela Haines at (206) 714-6291 regarding CenturyLink's comments.
- b. CenturyLink has no objection; however, an 8' Public Utility Easement (PUE) will be required.

Note: While CenturyLink refers to this as a "public" utility easement, the easement is actually a private 3rd party utility easement. The easement will not be reserved within the City of Tacoma Ordinance.

K. ADVISORY COMMENTS:

3. NO OBJECTION

No objection or additional comment was received from PW Traffic Engineering; PDS, Site Development; Environmental Services, Science & Engineering, Tacoma Fire; City of Tacoma, Community and Economic Development; Comcast; Tacoma Water, LID; Tacoma Water, Supply; Click! Network; and Tacoma Power, New Services.

ATTACHMENT: Vacation Jacket containing all pertinent maps and papers.

Legg, Louisa

From: Stevens, Troy
Sent: Monday, August 27, 2018 10:32 AM
To: Hearing Examiner
Cc: Doreen Gavin
Subject: SV124.1390/Res. No. 40047 - Amended Preliminary Report (Gavin)
Attachments: SV124.1390 - Gavin - Exhibit a_Amendment to Preliminary Report 8_27_2018.pdf;
SV124.1390 - Gavin - Exhibit b_Amendment to Preliminary Report 8_27_2018.pdf;
SV124.1390 - Gavin - Amendment to Preliminary Report 8_27_2018.pdf

Louisa and Aundrea,

Please see the attached Amendment to the Gavin Preliminary Report (SV124.1390/Res. No. 40047) removing the CenturyLink request for easement.

Thank you,

Troy Stevens, MSML
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

**AMENDMENT TO
THE PRELIMINARY REPORT**

**Prepared for the Hearing Examiner
By the Real Property Services Division
Held on
THURSDAY, August 23, 2018, AT 1:30 P.M.**

**PETITIONER: DOREEN AND CHRISTOPHER GAVIN
FILE NO. 124.1390**

A. SUMMARY OF REQUEST:

Real Property Services has received a petition to vacate a southerly portion of North 32nd Street, lying between North Cedar Street and North Junett Street, to facilitate private improvements and landscaping.

B. MODIFIED/AMENDED COMMENTS TO/DATA/EXHIBITS:

Amendment to Preliminary Report; Recommended Conditions of Approval; Paragraph J; subparagraph 2; "CenturyLink".

UPON RECONSIDERATION OF THE REQUEST FOR COMMENT, CENTURYLINK HAS DETERMINED IT DOES NOT HAVE FACILITIES IN THE PROPOSED VACATED RIGHT OF WAY AND WILL NOT REQUIRE AN EASEMENT.

C. DEPARTMENTAL RECOMMENDATION ON MODIFICATION TO ORIGINAL REPORT:

Real Property Services requests the Hearing Examiner accept this Amendment to the Preliminary Report and amend aforementioned subparagraph 2 by deleting CenturyLink's comments and moving their comments to ADVISORY COMMENTS and renumbering paragraph 3, NO OBJECTION, to paragraph 2, and including CenturyLink's comments in NO OBJECTION.

The petitioner has been consulted and approves the modification to the report and is attached as Exhibit a.

CenturyLink's email is also attached, Exhibit b.

Stevens, Troy

From: Haines, Pamela <Pamela.Haines@centurylink.com>
Sent: Friday, August 24, 2018 8:48 AM
To: Stevens, Troy
Cc: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

Consider this an informal response to your email that the engineer has approved vacating the ROW, releasing the stipulation.

On the housekeeping side, this project has been closed for awhile and I will need to request it to be re-opened in order to officially work on it. At that time, I will follow up with an addendum to CenturyLink's original letter dated 4/26/2018 that will also include the update to site dimensions, for official record.

In the meantime, please accept this email as notification that CenturyLink removes the stipulation of the original letter noted above, and approves the ROW vacation.

Thanks,

Pamela

Pamela Haines
FAULK & FOSTER, in support of
CenturyLink Network Real Estate
206-714-6291
Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, August 23, 2018 3:27 PM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Cc: Doreen Gavin <DGAVIN@AHBL.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390
Importance: High

Pamela,

CenturyLink's request for easement came up at the hearing today. The hearing examiner, petitioner, and I all voiced our skepticism as to whether or not the easement was really necessary. The petitioner also let us know that she recently had a utility locate done; the locate didn't show any CenturyLink utilities in North 32nd Street. The petitioner said all the utilities are in the alley.

I would also like to ask you to notice that in the updated map attachments the area has been reduced from 20 down to 10 feet deep (in north/south direction).

Would you please double-check and confirm CenturyLink truly needs the easement for the area shown in the attached updated aerial with the reduced square footage? If it is needed, please let me know who I will coordinate with regarding the drafted easement. I will need to hold it in escrow after the petitioner has signed it, and until the vacation ordinance is recorded. At that time, I will send it to my CenturyLink contact for recording. The CenturyLink easement will not be mentioned or reserved in the City ordinance.

Thank you,

Troy Stevens, MSML
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Monday, June 04, 2018 7:15 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

Upon review of this project with the modifications requested to the original petition by the applicant, CenturyLink stands by its position. I have attached the original letter dated 4/26/2018 to include with your response.

Thanks,

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 2:17 PM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

Thanks for the question. I haven't updated the map/sketch yet; but, you are right. It was reduced from 20 x 50 down to 10 x 50.

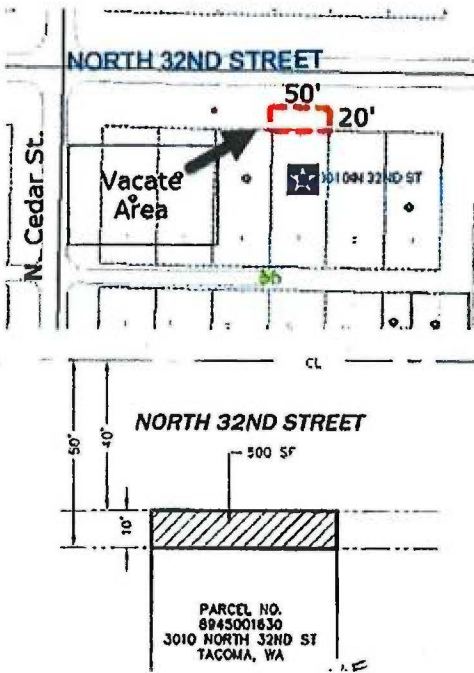
Troy Stevens
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(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, May 31, 2018 1:37 PM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good afternoon, Troy.

Could you please clarify the modifications to the original petition request?

At first glance, it appears applicant has reduced the size of their original 20'x50' area (top diagram) to 10'x50' (bottom area). However, the requested areas in relation to N. 32nd St appear to vary.



Thanks for your help to clarify the modifications.

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com
 CenturyLink

From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 10:54 AM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

The applicant has modified their petition request. Please review the attachment as soon as possible and let me know if that changes your comments.

Thank you,

Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, April 26, 2018 9:12 AM
To: Stevens, Troy
Subject: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

Attached is a response letter from CenturyLink regarding the above vacation request.

Please let me know if you have any questions.

Thanks,

Pamela

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Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



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Stevens, Troy

From: Doreen Gavin <DGAVIN@AHBL.com>
Sent: Friday, August 24, 2018 11:51 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Yes. Please do.

Doreen Gavin, PE, LEED AP BD+C | President
AHBL, Inc. | TACOMA • SEATTLE • SPOKANE • TRI-CITIES
253.383.2422 TEL | 253.284.0293 DIRECT | dgavin@ahbl.com EMAIL | Send us a [file](#).

From: Stevens, Troy [<mailto:tstevens@ci.tacoma.wa.us>]
Sent: Friday, August 24, 2018 11:22 AM
To: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Doreen,

Do I have your permission to ask the hearing examiner to reopen the record to admit the new information from CenturyLink?

Thank you,

Troy

From: Doreen Gavin [<mailto:DGAVIN@AHBL.com>]
Sent: Friday, August 24, 2018 11:04 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Thank you Troy. It was worthwhile questioning this requirement. I assume you will share this with the Hearing Examiner.

Take care,
Doreen

Doreen Gavin, PE, LEED AP BD+C | President
AHBL, Inc. | TACOMA • SEATTLE • SPOKANE • TRI-CITIES
253.383.2422 TEL | 253.284.0293 DIRECT | dgavin@ahbl.com EMAIL | Send us a [file](#).

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Sent: Friday, August 24, 2018 8:53 AM
To: Haines, Pamela
Cc: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Thank you, Pamela.

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City of Tacoma, Public Works

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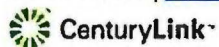
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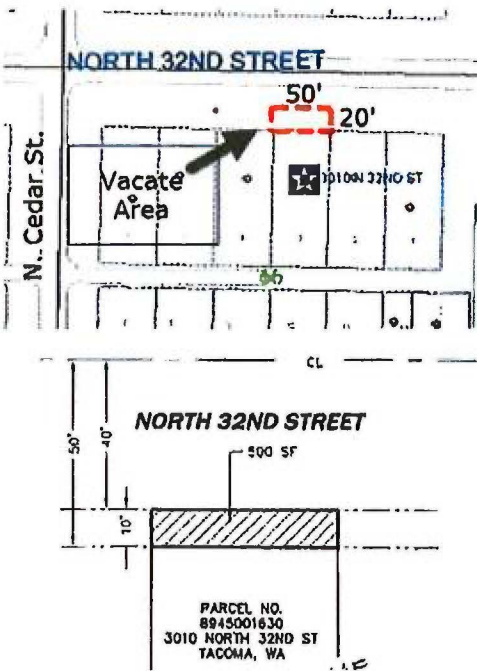
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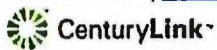
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communication in error, please immediately notify the sender by reply e-mail and destroy all copies of the communication and any attachments.



CITY OF TACOMA

STREET VACATION NO. 124.1390

PORTION OF NORTH 32ND STREET, LYING BETWEEN N. CEDAR ST. & N. JUNETT ST.

SW 1/4 SEC. 30, T21N, R3E

NOT TO SCALE

Exhibit 2



CITY OF TACOMA

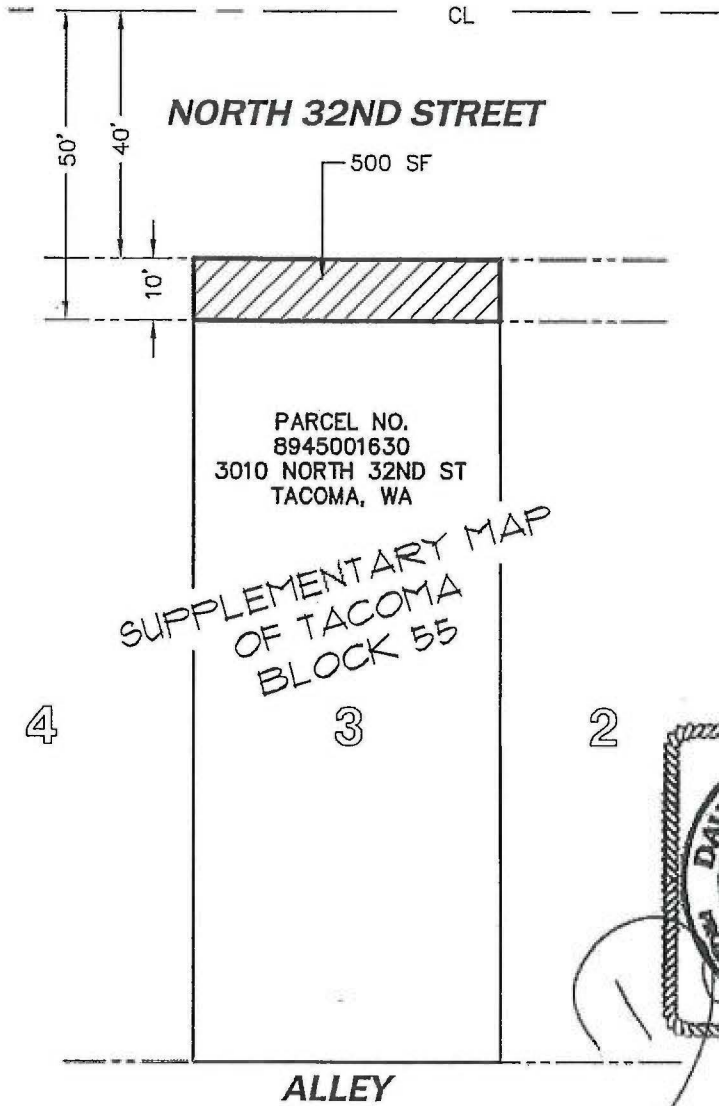
STREET VACATION NO. 124.1390

PORTION OF NORTH 32ND STREET, LYING BETWEEN N. CEDAR ST. & N. JUNETT ST.

SW 1/4 SEC. 30, T21N, R3E

NOT TO SCALE

EXHIBIT "B"



SUPPLEMENTARY MAP
OF TACOMA
BLOCK 55



5-14-18



1"=30'

JOB NO. 2180127
 May 11, 2018
 ROW VACATION
 LEGAL BY: TD EXHIBIT BY: TD
 w:\sdsproj\2018\2180127\vacation exhibit.dwg



2215 North 30th Street,
 Suite 300,
 Tacoma, WA 98403
 253.383.2422 TEL
 253.383.2572 FAX

THIS EXHIBIT HAS BEEN PREPARED TO ASSIST IN THE INTERPRETATION OF THE ACCOMPANYING LEGAL DESCRIPTION. IF THERE IS A CONFLICT BETWEEN THE WRITTEN LEGAL DESCRIPTION AND THIS SKETCH, THE LEGAL DESCRIPTION SHALL PREVAIL.

Describe the proposed use of right-of-way to be vacated. (Please explain in detail and attach building and/or site plans where applicable.)

The petitioner homeowners request the city vacate 10 feet of right of way of North 32nd Street in front of Parcel No. 8945001630. The petitioner's house is located at 3010 North 32nd Street. It sits 20 feet from the right-of-way of North 32nd Street, which has a width of 100 feet. The house has an existing deck, which extends approximately 7 feet into the front yard setback. Extending from the upper floor, the deck is 9 feet above the ground elevation. A review of historical photos and records indicates the deck was built with the house in 1970. The deck's projection into the front yard setback is a non-conforming use because the current zoning code requires a 20-foot front yard setback from N 32nd Street.

Granting the petitioner's request would be advantageous to both the city and the homeowner. The city need not worry about this proposed vacation because the subject 10 feet is not occupied by city utilities, roadway or sidewalk. North 32nd Street is a quiet local neighborhood road. It has a steep incline which discourages on-street parking; residents typically park in their garage or driveway. A sanitary sewer, storm sewer, water main and gas main are located under the pavement of N 32nd Street and not within the requested 10 feet. Indeed the city has already vacated part of the right-of-way of N 32nd Street within this neighborhood. Just one block west of the subject parcel the city granted a vacation reducing the right-of-way width to 60 feet. Granting the petition to vacate 10 feet of right-of-way will not limit any foreseeable city use and will reduce the right-of-way the city is obligated to maintain from 100 feet to 90 feet.

It would also convert the non-conforming yard into a conforming front yard setback. The petitioners propose to replace the deck extending it no more than 5 additional feet. The remaining vacated right of way would be used for aesthetically pleasing landscaping and to construct a walkway/stairs from North 32nd Street to the front door. These improvements would allow the petitioners to safely access their home and to have enough space on the deck for a picnic table. The landscape enhancements will create a more pleasant neighborhood. A site plan, Exhibit D, is attached showing the proposed deck and the proposed walkway route.

Stevens, Troy

From: Haines, Pamela <Pamela.Haines@centurylink.com>
Sent: Monday, June 04, 2018 7:15 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390
Attachments: RESPONSE LETTER P799543-signed.pdf

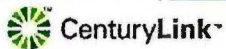
Good morning, Troy.

Upon review of this project with the modifications requested to the original petition by the applicant, CenturyLink stands by its position. I have attached the original letter dated 4/26/2018 to include with your response.

Thanks,

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 2:17 PM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

Thanks for the question. I haven't updated the map/sketch yet; but, you are right. It was reduced from 20 x 50 down to 10 x 50.

Troy Stevens

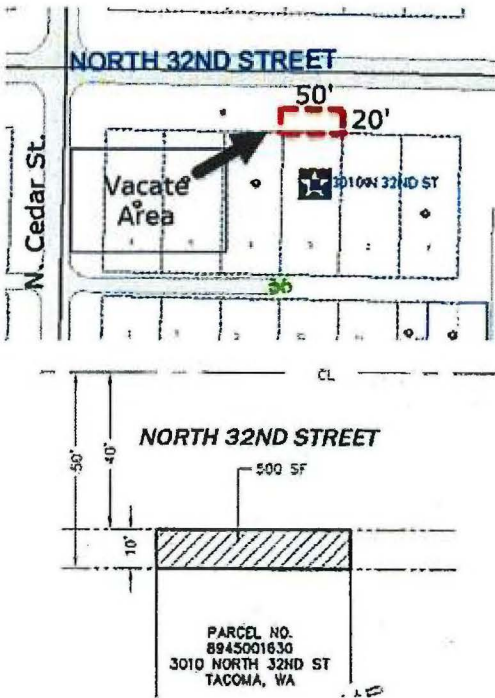
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, May 31, 2018 1:37 PM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good afternoon, Troy.

Could you please clarify the modifications to the original petition request?

At first glance, it appears applicant has reduced the size of their original 20'x50' area (top diagram) to 10'x50' (bottom area). However, the requested areas in relation to N. 32nd St appear to vary.



Thanks for your help to clarify the modifications.

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 10:54 AM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

The applicant has modified their petition request. Please review the attachment as soon as possible and let me know if that changes your comments.

Thank you,

Troy Stevens
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, April 26, 2018 9:12 AM
To: Stevens, Troy
Subject: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

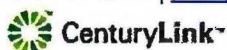
Attached is a response letter from CenturyLink regarding the above vacation request.

Please let me know if you have any questions.

Thanks,

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



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TO: ALL CONCERNED AGENCIES & DEPARTMENTS

**FROM: TROY STEVENS
PUBLIC WORKS /REAL PROPERTY SERVICES**

SUBJECT: STREET VACATION REQUEST NO. 124.1390

DATE: April 18, 2018

Real Property Services has received a petition from Doreen and Christopher Gavin to vacate a portion of North 32nd Street, lying between North Cedar Street and North Junett Street, to increase their yard area, as shown on the vicinity maps attached to this email.

In order to be considered, your comments must be received by **Real Property Services, TMB, Room 737, by May 4, 2018**. If your comments are not received by that date, it will be understood that the office you represent has no interest in this matter.

Attachment(s)	<u>RESPONSE</u>
AT&T Broadband	
Pierce Transit	<input type="checkbox"/> No Objections
Puget Sound Energy	
CenturyLink Communications	<input checked="" type="checkbox"/> Comments Attached
Fire Department	
Police Department	
TPU/Power/T&D	<u>April 26, 2018</u> Date
TPU/Water/LID	
PW/Director (3)	<u>Karen Caine</u> Signature
PW/BLUS (2)	
PW/Construction	<u>Network Real Estate/CenturyLink</u> Department
PW/Engineering	
PW/Engineering/LID	
PW/Engineering/Traffic	
PW/Environmental Services	
PW/Solid Waste	
PW/Street & Grounds	
Tacoma Economic Development	
Click! Network	

CenturyLink
Network Real Estate
5025 N. Black Canyon Hwy
Phoenix, AZ 85015



4/26/2018

STIPULATION

Troy Stevens, City of Tacoma
Public Works | Real Property Services
747 Market Street, Rm 737
Tacoma, WA 98402-7941

RE: Proposed street vacation as set forth in Petition 124.1390, to vacate a portion of North 32nd Street, lying between North Cedar Street and North Junett Street, to increase homeowner's yard area at 3010 North 32nd Street, lying within the Southwest Quarter of Section 30, Township 21 North, Range 3 East, Willamette Meridian, City of Tacoma, County of Pierce, Washington State
PROJECT NAME: Street Vacation 124.1390
APN: 8945001630

To Whom It May Concern:

QWEST CORPORATION d/b/a CENTURYLINK QC has reviewed the request for subject vacation and has determined that it can release the public right of way with respect to the area proposed for vacation as long as **an 8' PUE is retained**. This Public Utility Easement will serve CenturyLink's current and future needs.

If it is necessary to relocate any of the facilities, please contact CenturyLink field engineer, Gary Fallis at Gary.D.Fallis@centurylink.com or 206-733-8861. The Applicant will relocate the facilities at Applicant's expense and within guidelines set by CenturyLink and all regulating entities. All relocations will be done under the supervision of a CenturyLink Inspector.

This vacation response is submitted with the **8' PUE STIPULATION**.

It is the intent and understanding of CenturyLink that this vacation shall not reduce our rights to any other existing easement or rights we have on these sites.

If you have questions or concerns, please call Pamela Haines at 206-714-6291.

Sincerely yours,

Karen Caime

Karen Caime
Right of Way Agent
Qwest Corporation d/b/a CENTURYLINK QC

APN: 8945001630; LeaseNet No. P799543
WC: Skyline; WCE: Gary Fallis

Stevens, Troy

From: Kammerzell, Jennifer
Sent: Monday, May 07, 2018 11:34 AM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Good Morning Troy,

Traffic has reviewed the request to vacate a portion of North 32nd Street and has concerns about the impacts to vehicular and pedestrian traffic. Currently, no sidewalks exist on this section of North 32nd Street; however there is sidewalk and curb to the west. The projected alignment of the current sidewalk and recovery/maintenance buffer would be located within the requested 20 ft. For this reason, Traffic recommends denying the vacation request or modifying it to accommodate for future sidewalk and buffer. A preliminary review, indicates that a vacation that extends not more than 18 ft would accommodate the existing alignment.

Jennifer Kammerzell

Senior Engineer
City of Tacoma - Public Works Dept.

voice: 253.591.5511

jkammerell@cityoftacoma.org

www.cityoftacoma.org

From: Stevens, Troy
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

Please review the attached memo and map exhibits for proposed Street Vacation Petition 124.1390, as requested by Doreen and Christopher Gavin, and provide comments for your respective utility/agency **on or before May 4, 2018**. Responses received later than May 4, 2018 risk NOT being incorporated into the vacation action.

Please email me with any questions you may have.

Please note: In the event that conditions do not comport to **RCW 35.79.030, which limits conditions of the vacation to the bounds of the proposed vacate area**, a representative from your respective utility will be required to attend the public hearing to present the perceived merits of your conditions. Failure to attend may result in the automatic dismissal of any such condition that does not comport to statute.

Troy Stevens
City of Tacoma, Public Works

Exhibit 7

Sr. Real Estate Specialist
(253) 591-5535

Stevens, Troy

From: Newton, Corey
Sent: Wednesday, April 18, 2018 2:32 PM
To: Stevens, Troy
Cc: Site Development
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Hi Troy,
Site Development has no objections to the proposed vacation.
Thanks,

Corey Newton, P.E.

City of Tacoma
Site Review Group
Site and Building Division
253- 591-5765
cnewton@cityoftacoma.org

From: Stevens, Troy
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

Stevens, Troy

From: Rossi, Rod
Sent: Wednesday, April 18, 2018 3:15 PM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin
Attachments: ES Response Street Vacation Request No. 124.1390.pdf

ES Response attached

Rod Rossi, PMP
City of Tacoma, Environmental Services
Science & Engineering Division
326 East D Street
Tacoma, WA 98421
253.502.2127

From: Trohimovich, Merita
Sent: Wednesday, April 18, 2018 2:57 PM
To: Rossi, Rod <rrossi@ci.tacoma.wa.us>
Subject: FW: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Merita Trohimovich, P.E.
Principal Engineer
City of Tacoma Surface Water
Center for Urban Waters
326 East D Street
Tacoma, WA 98421
253-502-2103



From: Stevens, Troy
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

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Please email me with any questions you may have.

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Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535



Tacoma

City of Tacoma

Memorandum

TO: ALL CONCERNED AGENCIES & DEPARTMENTS

**FROM: TROY STEVENS
PUBLIC WORKS /REAL PROPERTY SERVICES**

SUBJECT: STREET VACATION REQUEST NO. 124.1390

DATE: April 18, 2018

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- Attachment(s)
- AT&T Broadband
- Pierce Transit
- Puget Sound Energy
- CenturyLink Communications
- Fire Department
- Police Department
- TPU/Power/T&D
- TPU/Water/LID
- PW/Director (3)
- PW/BLUS (2)
- PW/Construction
- PW/Engineering
- PW/Engineering/LID
- PW/Engineering/Traffic
- PW/Environmental Services
- PW/Solid Waste
- PW/Street & Grounds
- Tacoma Economic Development
- Click! Network

RESPONSE

No Objections

Comments Attached

4/18/18 Date

R. W. H. Signature

ES - S & E Department

Stevens, Troy

From: Cantrel, Aaron R <Aaron_Cantrel@comcast.com>
Sent: Thursday, April 19, 2018 9:10 AM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin
Attachments: Comcast-124.1390.pdf

Comcast response attached.

From: Stevens, Troy [mailto:tstevens@ci.tacoma.wa.us]
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit) <madams@piercetransit.org>; Atkinson, Chris <catkinson@ci.tacoma.wa.us>; Atkinson, Stephen <satkinson@ci.tacoma.wa.us>; Barnett, Elliott <elliott.barnett@ci.tacoma.wa.us>; Spencer, William <WSpencer@ci.tacoma.wa.us>; Boudet, Brian <BBOUDET@ci.tacoma.wa.us>; Cantrel, Aaron R <Aaron_Cantrel@cable.comcast.com>; Cornforth, Ronda <rcornforth@cityoftacoma.org>; Erickson, Ryan <RErickso@ci.tacoma.wa.us>; Fletcher, Gloria <GFletcher@ci.tacoma.wa.us>; Greg Hunt <greg.hunt@centurylink.com>; Holt, Megan (megan.holt@pse.com) <megan.holt@pse.com>; Howatson, James <JHOWATSO@ci.tacoma.wa.us>; Johnson, David (PDS) <DJohnson2@ci.tacoma.wa.us>; Kammerzell, Jennifer <jkammerzell@ci.tacoma.wa.us>; Kidd, Brennan <bkidd@ci.tacoma.wa.us>; Kristen McIvor <kristenm@piercecountycd.org>; Larson, Chris <CLARSON@ci.tacoma.wa.us>; Lynett, Kristin <kristin.lynnett@cityoftacoma.org>; Muller, Gregory <GMuller@ci.tacoma.wa.us>; Parvey, James <JPARVEY@ci.tacoma.wa.us>; Seaman, Chris <cseaman@ci.tacoma.wa.us>; Simpson, Sue <SSIMPSON@ci.tacoma.wa.us>; Site Development <SiteDevelopment@ci.tacoma.wa.us>; Standley, Steven <sstandley@ci.tacoma.wa.us>; Stringer, Shawn <SStringe@ci.tacoma.wa.us>; Torres, Andrew <ATORRES@ci.tacoma.wa.us>; Trohimovich, Merita <MPollard@ci.tacoma.wa.us>
Cc: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

Please review the attached memo and map exhibits for proposed Street Vacation Petition 124.1390, as requested by Doreen and Christopher Gavin, and provide comments for your respective utility/agency **on or before May 4, 2018**. Responses received later than May 4, 2018 risk NOT being incorporated into the vacation action.

Please email me with any questions you may have.

Please note: In the event that conditions do not comport to ***RCW 35.79.030, which limits conditions of the vacation to the bounds of the proposed vacate area***, a representative from your respective utility will be required to attend the public hearing to present the perceived merits of your conditions. Failure to attend may result in the automatic dismissal of any such condition that does not comport to statute.

Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

Exhibit 10



TO: ALL CONCERNED AGENCIES & DEPARTMENTS

**FROM: TROY STEVENS
PUBLIC WORKS /REAL PROPERTY SERVICES**

SUBJECT: STREET VACATION REQUEST NO. 124.1390

DATE: April 18, 2018

Real Property Services has received a petition from Doreen and Christopher Gavin to vacate a portion of North 32nd Street, lying between North Cedar Street and North Junett Street, to increase their yard area, as shown on the vicinity maps attached to this email.

In order to be considered, your comments must be received by **Real Property Services, TMB, Room 737, by May 4, 2018**. If your comments are not received by that date, it will be understood that the office you represent has no interest in this matter.

- Attachment(s)
- AT&T Broadband
 - Pierce Transit
 - Puget Sound Energy
 - CenturyLink Communications
 - Fire Department
 - Police Department
 - TPU/Power/T&D
 - TPU/Water/LID
 - PW/Director (3)
 - PW/BLUS (2)
 - PW/Construction
 - PW/Engineering
 - PW/Engineering/LID
 - PW/Engineering/Traffic
 - PW/Environmental Services
 - PW/Solid Waste
 - PW/Street & Grounds
 - Tacoma Economic Development
 - Click! Network

RESPONSE

No Objections

Comments Attached

4-19-18 Date

Daron Cartell Signature

Planning & Design Department

* Comcast has no facilities within this vacation request

Stevens, Troy

From: Seaman, Chris
Sent: Monday, April 23, 2018 12:06 PM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Troy,

TFD has no comments or objections.

Regards,
CHRIS SEAMAN, P.E.
Senior Engineer
Tacoma Fire Department | Prevention Division
901 Fawcett Avenue | Tacoma, WA 98402
253.591.5503 | cseaman@cityoftacoma.org



From: Stevens, Troy
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

Please review the attached memo and map exhibits for proposed Street Vacation Petition 124.1390, as requested by Doreen and Christopher Gavin, and provide comments for your respective utility/agency **on or before May 4, 2018**. Responses received later than May 4, 2018 risk NOT being incorporated into the vacation action.

Please email me with any questions you may have.

Please note: In the event that conditions do not comport to RCW 35.79.030, which limits conditions of the vacation to the bounds of the proposed vacate area, a representative from your respective utility will be required to attend the public hearing to present the perceived merits of your conditions. Failure to attend may result in the automatic dismissal of any such condition that does not comport to statute.

Troy Stevens
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

Exhibit 11

Stevens, Troy

From: Fletcher, Gloria
Sent: Monday, April 30, 2018 11:51 AM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Troy,

CEDD has no comments on this street vacation.

-Gloria

From: Stevens, Troy
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

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Please email me with any questions you may have.

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Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

Exhibit 12

Stevens, Troy

From: Holt, Megan <megan.holt@pse.com>
Sent: Wednesday, May 02, 2018 4:55 PM
To: Stevens, Troy
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

PSE does not maintain gas or electric facilities within the proposed vacate area.

Thank you

Megan Holt SR/WA
Sr. Real Estate Representative
Puget Sound Energy, Inc.
253-476-6417 (O) | 253-495-1427 (C)

From: Stevens, Troy [<mailto:tstevens@ci.tacoma.wa.us>]
Sent: Wednesday, April 18, 2018 2:06 PM
To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan; Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita
Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Agency Reviewer,

Please review the attached memo and map exhibits for proposed Street Vacation Petition 124.1390, as requested by Doreen and Christopher Gavin, and provide comments for your respective utility/agency **on or before May 4, 2018**. Responses received later than May 4, 2018 risk NOT being incorporated into the vacation action.

Please email me with any questions you may have.

Please note: In the event that conditions do not comport to **RCW 35.79.030, which limits conditions of the vacation to the bounds of the proposed vacate area**, a representative from your respective utility will be required to attend the public hearing to present the perceived merits of your conditions. Failure to attend may result in the automatic dismissal of any such condition that does not comport to statute.

Troy Stevens
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

CAUTION: This email originated from outside of the organization. Exercise extra caution when responding, opening attachments, and clicking links.

Stevens, Troy

From: Shaffer, Shelly
Sent: Thursday, May 03, 2018 4:07 PM
To: Muller, Gregory
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Greg,

Below are Tacoma Water's requirements.

Tacoma Water does not have water facilities within this proposed vacation.

Thanks,

Shelly Shaffer
LID Representative
Tacoma Water
(253)502-8740
sshaffer@cityoftacoma.org

Thanks,

Shelly Shaffer
LID Representative
Tacoma Water
(253)502-8740
sshaffer@cityoftacoma.org

From: Muller, Gregory
Sent: Thursday, April 19, 2018 3:58 PM
To: Vaughan, Stuart; Glassy, Thad; Shaffer, Shelly; Quinones, Kimberly; Daniels, Tony; Eckert, Rudy
Cc: Martinson, John; Volkhardt, Greg; Collier, Regina; Netcher, Greg; Angel, Jesse
Subject: FW: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Hello,

Please see following e-mail and attachments for the street vacation request, and send your comments/questions my direction.

Thank you.

Greg Muller, Real Estate Officer
Tacoma Public Utilities

Phone: (253) 502-8256

Fax: (253) 502-8539

From: Stevens, Troy

Sent: Wednesday, April 18, 2018 2:06 PM

To: Adams, Monica (Pierce Transit); Atkinson, Chris; Atkinson, Stephen; Barnett, Elliott; Spencer, William; Boudet, Brian; Cantrel, Aaron; Cornforth, Ronda; Erickson, Ryan; Fletcher, Gloria; Greg Hunt; Holt, Megan (megan.holt@pse.com); Howatson, James; Johnson, David (PDS); Kammerzell, Jennifer; Kidd, Brennan; Kristen McIvor; Larson, Chris; Lynett, Kristin; Muller, Gregory; Parvey, James; Seaman, Chris; Simpson, Sue; Site Development; Standley, Steven; Stringer, Shawn; Torres, Andrew; Trohimovich, Merita

Cc: Stevens, Troy

Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Troy Stevens

City of Tacoma, Public Works

Sr. Real Estate Specialist

(253) 591-5535

Stevens, Troy

From: Vaughan, Stuart
Sent: Friday, April 20, 2018 8:26 AM
To: Muller, Gregory
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Water Supply has not comments for the vacation, we have no facilities within the proposed vacation.

Stuart

From: Muller, Gregory
Sent: Thursday, April 19, 2018 3:58 PM
To: Vaughan, Stuart; Glassy, Thad; Shaffer, Shelly; Quinones, Kimberly; Daniels, Tony; Eckert, Rudy
Cc: Martinson, John; Volkhardt, Greg; Collier, Regina; Netcher, Greg; Angel, Jesse
Subject: FW: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Cc: Stevens, Troy
Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Troy Stevens

City of Tacoma, Public Works

Sr. Real Estate Specialist

(253) 591-5535

Stevens, Troy

From: Collier, Regina
Sent: Friday, April 20, 2018 8:26 AM
To: Muller, Gregory
Cc: Quinones, Kimberly; Netcher, Greg
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin
Attachments: NO Conflict Letter.doc; 3010 N 32nd St.pdf

Hello Greg,
There is no Click system on the North side of the property in question. Please see letter and map attached

Thank you,
Regina

Regina Collier

HFC Planning & Design Technician
Transmission & Distribution
Phone: 253.502.8869
Cell: 253.344.3064
rcollier@cityoftacoma.org



From: Muller, Gregory
Sent: Thursday, April 19, 2018 3:58 PM
To: Vaughan, Stuart; Glassy, Thad; Shaffer, Shelly; Quinones, Kimberly; Daniels, Tony; Eckert, Rudy
Cc: Martinson, John; Volkhardt, Greg; Collier, Regina; Netcher, Greg; Angel, Jesse
Subject: FW: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Greg Muller, Real Estate Officer
Tacoma Public Utilities
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Fax: (253) 502-8539

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Shawn; Torres, Andrew; Trohimovich, Merita

Cc: Stevens, Troy

Subject: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Troy Stevens

City of Tacoma, Public Works

Sr. Real Estate Specialist

(253) 591-5535



Date: 04/20/18

To: Greg Muller

RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

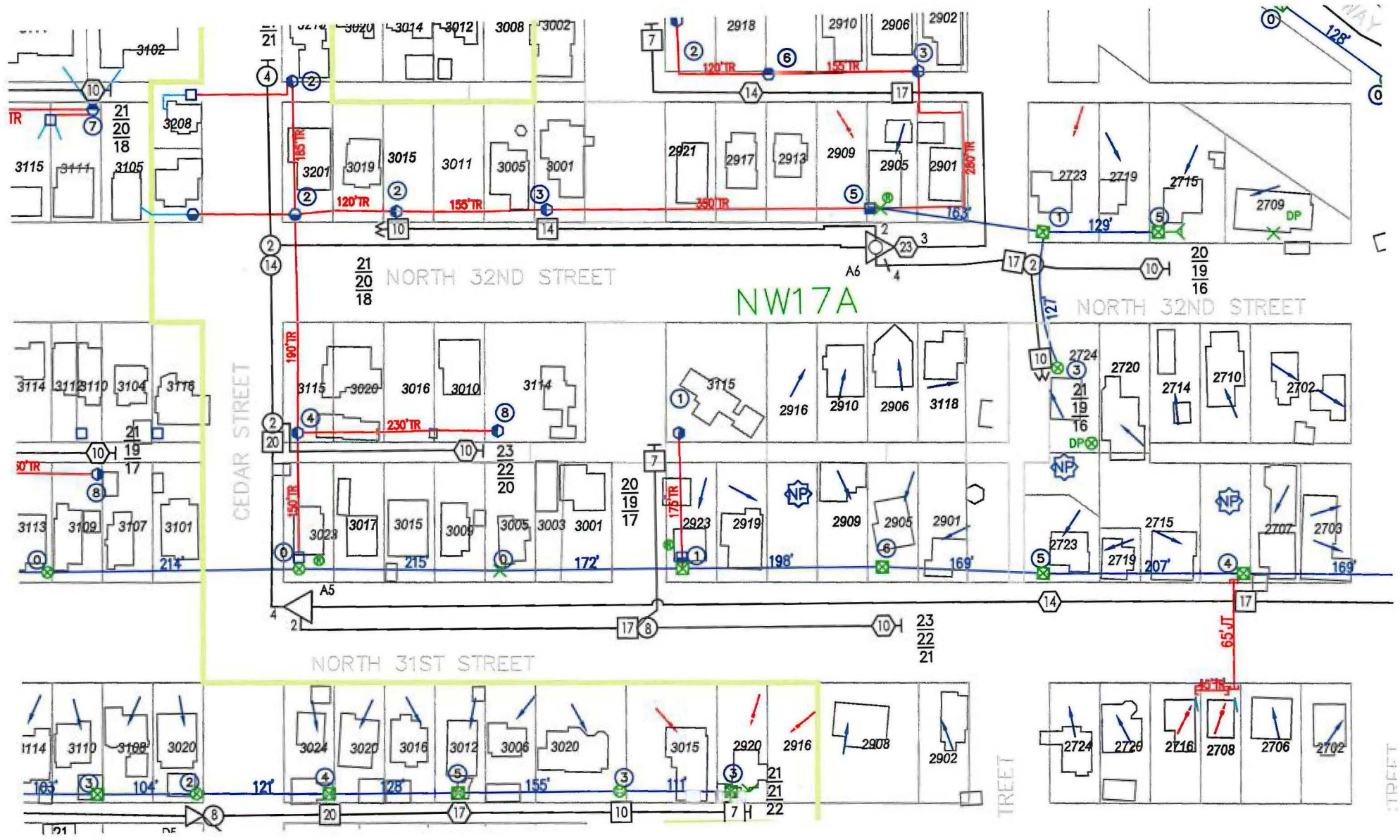
Response Letter

Thank you for the notice of construction work to be done. Click! Network has reviewed the area in question. We *do not have* underground facilities in this area.

Please contact me at 253-502-8869 if there are any questions regarding our facilities. If I am not available, please contact Kim Quinones at 253-502-8131.

Thank you,

Regina Collier
Click! Telecom Planning & Design Technician
253-502-8869



Stevens, Troy

From: Eckert, Rudy
Sent: Friday, April 20, 2018 8:05 AM
To: Muller, Gregory
Cc: Martinson, John; Daniels, Tony; Glassy, Thad
Subject: RE: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

Greg,

Tony and I took a look at this and we don't see any power facilities in the requested vacation area. We also do not have any work planned in that area. The homes on that side of N 32nd, between Cedar and Junett, have their electrical services in the alley and not on N 32nd St. From a power perspective, the customer may have their street vacation.

Thanks!

Rudy Eckert

Power Engineer 1

Tacoma Power | T&D New Services

P: (253) 502-8360 | F: (253) 502-8659

reckert@cityoftacoma.org

From: Muller, Gregory
Sent: Thursday, April 19, 2018 3:58 PM
To: Vaughan, Stuart; Glassy, Thad; Shaffer, Shelly; Quinones, Kimberly; Daniels, Tony; Eckert, Rudy
Cc: Martinson, John; Volkhardt, Greg; Collier, Regina; Netcher, Greg; Angel, Jesse
Subject: FW: Street Vacation 124.1390 - Comments DUE May 4, 2018 - Gavin

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Tacoma Public Utilities
Phone: (253) 502-8256
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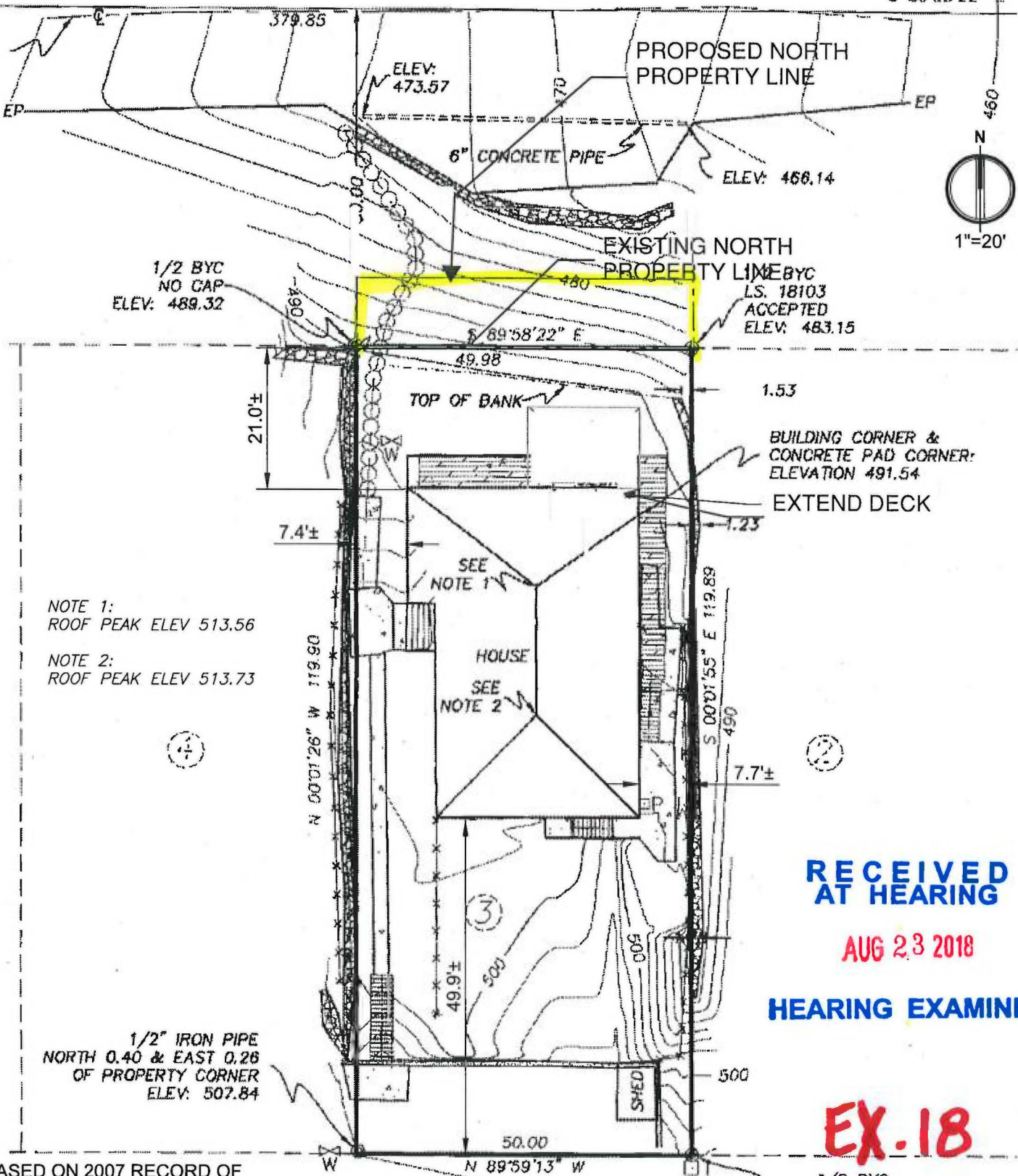
Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535

EXHIBIT D

NORTH 32ND STREET

S 89°58'22" E



1/2 BYC
NO CAP
ELEV: 489.32

BYC
LS. 18103
ACCEPTED
ELEV: 483.15

NOTE 1:
ROOF PEAK ELEV 513.56

NOTE 2:
ROOF PEAK ELEV 513.73

BUILDING CORNER &
CONCRETE PAD CORNER:
ELEVATION 491.54

EXTEND DECK

1/2" IRON PIPE
NORTH 0.40 & EAST 0.26
OF PROPERTY CORNER
ELEV: 507.84

RECEIVED
AT HEARING

AUG 23 2018

HEARING EXAMINER

EX-18

1/2 BYC
LS. 18103
ACCEPTED
ELEV: 505.48

BASED ON 2007 RECORD OF
SURVEY BY THORNTON
LAND SURVEYING, INC.,
GIG HARBOR, WA
ASSUMED VERTICAL DATUM

20' ALLEY

GAVIN RESIDENCE 3010 NORTH 32ND STREET

EXHIBIT D
4/3/2018
Rev. 6/4/2018

Legg, Louisa

From: Stevens, Troy
Sent: Friday, August 24, 2018 11:52 AM
To: Hearing Examiner
Subject: FW: STREET VACATION REQUEST NO. 124.1390

FYI

From: Doreen Gavin [mailto:DGAVIN@AHBL.com]
Sent: Friday, August 24, 2018 11:51 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Yes. Please do.

Doreen Gavin, PE, LEED AP BD+C | President
AHBL, Inc. | TACOMA • SEATTLE • SPOKANE • TRI-CITIES
253.383.2422 TEL | 253.284.0293 DIRECT | dgavin@ahbl.com EMAIL | Send us a [file](#).

From: Stevens, Troy [mailto:tstevens@ci.tacoma.wa.us]
Sent: Friday, August 24, 2018 11:22 AM
To: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Doreen,

Do I have your permission to ask the hearing examiner to reopen the record to admit the new information from CenturyLink?

Thank you,

Troy

From: Doreen Gavin [mailto:DGAVIN@AHBL.com]
Sent: Friday, August 24, 2018 11:04 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Thank you Troy. It was worthwhile questioning this requirement. I assume you will share this with the Hearing Examiner.

Take care,
Doreen

Doreen Gavin, PE, LEED AP BD+C | President
AHBL, Inc. | TACOMA • SEATTLE • SPOKANE • TRI-CITIES
253.383.2422 TEL | 253.284.0293 DIRECT | dgavin@ahbl.com EMAIL | Send us a [file](#).

From: Stevens, Troy [mailto:tstevens@ci.tacoma.wa.us]
Sent: Friday, August 24, 2018 8:53 AM
To: Haines, Pamela

EX. 19

Cc: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Thank you, Pamela.

Troy Stevens, MSML
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Friday, August 24, 2018 8:48 AM
To: Stevens, Troy
Cc: Doreen Gavin
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

Consider this an informal response to your email that the engineer has approved vacating the ROW, releasing the stipulation.

On the housekeeping side, this project has been closed for awhile and I will need to request it to be re-opened in order to officially work on it. At that time, I will follow up with an addendum to CenturyLink's original letter dated 4/26/2018 that will also include the update to site dimensions, for official record.

In the meantime, please accept this email as notification that CenturyLink removes the stipulation of the original letter noted above, and approves the ROW vacation.

Thanks,

Pamela

Pamela Haines
FAULK & FOSTER, in support of
CenturyLink Network Real Estate
206-714-6291
Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, August 23, 2018 3:27 PM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Cc: Doreen Gavin <DGAVIN@AHBL.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390
Importance: High

Pamela,

CenturyLink's request for easement came up at the hearing today. The hearing examiner, petitioner, and I all voiced our skepticism as to whether or not the easement was really necessary. The petitioner also let us know that she recently had a utility locate done; the locate didn't show any CenturyLink utilities in North 32nd Street. The petitioner said all the utilities are in the alley.

I would also like to ask you to notice that in the updated map attachments the area has been reduced from 20 down to 10 feet deep (in north/south direction).

Would you please double-check and confirm CenturyLink truly needs the easement for the area shown in the attached updated aerial with the reduced square footage? If it is needed, please let me know who I will coordinate with regarding the drafted easement. I will need to hold it in escrow after the petitioner has signed it, and until the vacation ordinance is recorded. At that time, I will send it to my CenturyLink contact for recording. The CenturyLink easement will not be mentioned or reserved in the City ordinance.

Thank you,

Troy Stevens, MSML
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Monday, June 04, 2018 7:15 AM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

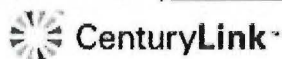
Good morning, Troy.

Upon review of this project with the modifications requested to the original petition by the applicant, CenturyLink stands by its position. I have attached the original letter dated 4/26/2018 to include with your response.

Thanks,

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 2:17 PM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

Thanks for the question. I haven't updated the map/sketch yet; but, you are right. It was reduced from 20 x 50 down to 10 x 50.

Troy Stevens

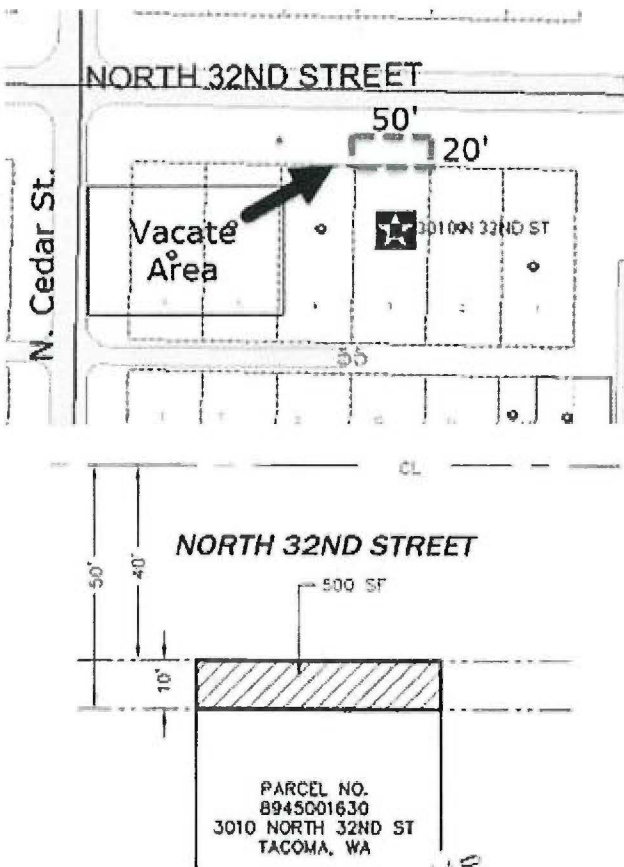
City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, May 31, 2018 1:37 PM
To: Stevens, Troy
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Good afternoon, Troy.

Could you please clarify the modifications to the original petition request?

At first glance, it appears applicant has reduced the size of their original 20'x50' area (top diagram) to 10'x50' (bottom area). However, the requested areas in relation to N. 32nd St appear to vary.



Thanks for your help to clarify the modifications.

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



From: Stevens, Troy <tstevens@ci.tacoma.wa.us>
Sent: Thursday, May 31, 2018 10:54 AM
To: Haines, Pamela <Pamela.Haines@centurylink.com>
Subject: RE: STREET VACATION REQUEST NO. 124.1390

Hi Pamela,

The applicant has modified their petition request. Please review the attachment as soon as possible and let me know if that changes your comments.

Thank you,

Troy Stevens

City of Tacoma, Public Works
Sr. Real Estate Specialist
(253) 591-5535
tstevens@ci.tacoma.wa.us

From: Haines, Pamela [<mailto:Pamela.Haines@centurylink.com>]
Sent: Thursday, April 26, 2018 9:12 AM
To: Stevens, Troy
Subject: STREET VACATION REQUEST NO. 124.1390

Good morning, Troy.

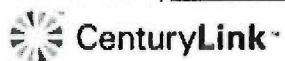
Attached is a response letter from CenturyLink regarding the above vacation request.

Please let me know if you have any questions.

Thanks,

Pamela

Pamela Haines, ROW Agent II
Network Real Estate | CenturyLink
206-714-6291 | Pamela.Haines@CenturyLink.com



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