



RESOLUTION NO. 41731

1 A RESOLUTION relating to surplus property, authorizing the Declaration of
2 Surplus and execution of a Quit Claim Deed and a Development
3 Agreement to convey vacant, undeveloped residential land, located at
4 912 South 25th Street, to the Tacoma Ministerial Alliance, for the
5 development of six affordable homeownership units.

6 WHEREAS the parcel that is the subject of this surplus action is located at
7 912 South 25th Street ("Property"), as more particularly described in Exhibit "A,"
8 and

9 WHEREAS the Property transfer aligns with the City's goals of utilizing
10 surplus property for affordable housing, and

11 WHEREAS the project will consist of six affordable units available for
12 homeownership to low-income households, and

13 WHEREAS the developer, Tacoma Ministerial Alliance was identified
14 through a direct negotiation process in 2023, and

15 WHEREAS the project scope has been finalized and the developer's
16 private construction financing for the project has been secured, and

17 WHEREAS the City Manager approved the surplus declaration and per
18 the City's surplus policy, the Puyallup Tribe of Indians was given the first right of
19 refusal to purchase the property, which was not exercised, and

20 WHEREAS the City must dispose of City-owned surplus property pursuant
21 to the City's Policy for the Sale/Disposition of City-owned General Government
22 Real Property, as well as Tacoma Municipal Code ("TMC") 1.06.280, and
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WHEREAS there being no foreseeable need for continued City ownership
of the Property, the transfer of said Property appears to be in the best interests of
the City, pending final approval from the City Council; Now, Therefore,

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF TACOMA:

Section 1. That continued ownership of the City real property located at
912 South 25th Street, as more particularly described in Exhibit "A," is not
essential to the needs of the City and is hereby declared surplus pursuant to
RCW 35.22.020 and Article I, Section 1.2, and Article IX of the Tacoma City
Charter.

Section 2. That the proper officers of the City are hereby authorized to
enter into a Quit Claim Deed and a Development Agreement and any other
documents necessary to convey the subject property to the Tacoma Ministerial
Alliance, said documents to be substantially in the form of those on file in the
office of the City Clerk.

Adopted _____

Mayor

Attest:

City Clerk

Approved as to form:

Legal Description Approved:

Deputy City Attorney

Chief Surveyor
Public Works Department



EXHIBIT "A"

PARCEL NO. 2025190010

LOTS 1 AND 2, BLOCK 2519, MAP OF P.H. LEWIS' ADDITION TO THE CITY OF TACOMA AS PER MAP THEREOF RECORDED IN BOOK 1 OF PLATS AT PAGE 38, RECORDS OF THE PIERCE COUNTY AUDITOR. TOGETHER WITH THE SOUTHWESTERLY 10 FEET OF ALLEY ATTACHED AND ABUTTING THEREON, VACATED BY CITY OF TACOMA ORDINANCE NO. 2116.

SITUATE IN THE CITY OF TACOMA, COUNTY OF PIERCE, STATE OF WASHINGTON.