



**TO:** T.C. Broadnax, City Manager  
**FROM:** Phyllis Macleod, Hearing Examiner *PKM*  
**COPY:** City Council and City Clerk  
**SUBJECT:** 14-0347 – Street Vacation File No. 124.1340 – May 20, 2014  
**DATE:** May 1, 2014

**SUMMARY:**

The Petitioner, H.G. Holdings, LLC, is requesting that the city vacate a portion of the South Adams Street right-of-way northerly of vacated South 62<sup>nd</sup> Street for use in connection with its business.

**COUNCIL SPONSORS:**

N/A

**STRATEGIC POLICY PRIORITY:**

This street vacation will further the City of Tacoma’s Strategic Policy Priority of fostering economic development vitality and sustainability.

**BACKGROUND:**

The Petitioner H.G. Holdings, LLC, has been using a portion of the proposed vacation area under the authority of Street Occupancy Permit (SOP) No. 141. *Ex. 4*. The SOP was obtained by a predecessor in interest to H.G. Holdings, LLC to accommodate installation of a retaining wall and small parking lot extension. H.G. Holdings, LLC would like to obtain title to the property currently being used pursuant to the SOP, together with a small additional strip in alignment with the SOP area.

The requested street vacation would not impair traffic circulation or landlock any abutting owner. The public need would not be adversely affected if the street vacation is conditioned on retaining public utility easements as identified in the Hearing Examiner’s recommendation. The public would benefit from the requested vacation because unused property will be returned to the tax rolls and economic development will be supported. No members of the public appeared at the public hearing in opposition to the proposed street vacation.

**ISSUE:**

N/A

**ALTERNATIVES:**

The Council could choose to deny the petition to vacate this portion of South Adams Street. The petition, however, complies with the criteria previously established by the Council for approval of street vacation requests.

**RECOMMENDATION:**

The request is hereby recommended for approval, subject to conditions.