



## RESOLUTION NO. 40569

1 A RESOLUTION relating to utility-owned surplus property; setting Tuesday,  
2 March 31, 2020, upon completion of Regular Agenda Items, no earlier than  
3 5:15 p.m., as the date for a public hearing on the sale of approximately  
4 4.74 acres of property located adjacent to the Tehaleh Master Planned  
5 Community in the Bonney Lake vicinity of unincorporated Pierce County,  
6 owned by the City of Tacoma through its Department of Public Utilities,  
7 Water Division, and now surplus to its needs, to Nash Cascadia Verde LLC  
8 for the sum of \$125,000.

9 WHEREAS the City of Tacoma, through its Department of Public Utilities,  
10 Water Division (d.b.a. "Tacoma Water"), owns approximately 4.74 acres of  
11 property located adjacent to the Tehaleh Master Planned Community in the  
12 Bonney Lake vicinity of unincorporated Pierce County, Washington, identified as  
13 a portion of Pierce County Tax Parcel No. 0519084009 ("Property"), and

14 WHEREAS the Property is in a semi-rural to suburban location in  
15 southeast Pierce County, and has been used for an access road in support of  
16 the Pipeline No. 1 water supply transmission main, and

17 WHEREAS Nash Cascadia Verde LLC desires to purchase the Property  
18 for improved storm water retention and treatment in conjunction with its  
19 development of the Tehaleh Master Planned Community, and has offered to  
20 purchase the Property for \$125,000, and

21 WHEREAS, as part of the proposed sale, the City will retain an  
22 easement for an access road to support current and future operations of the  
23 adjacent Pipeline No. 1 water supply transmission main, and

24 WHEREAS Tacoma Water has determined that the Property is not  
25 essential for continued effective utility service, and  
26



1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26

WHEREAS the terms and conditions of the Purchase and Sale Agreement have been reviewed by the City Attorney's Office, and approved by Tacoma Water management and Real Property Services, and

WHEREAS, on February 26, 2020, by adoption of Public Utility Board Resolution No. U-11146, the Property was declared surplus to Tacoma Water's needs and approved for sale, pending confirmation from the City Council, and

WHEREAS, pursuant to RCW 35.94.040 and TMC 1.06.280, the City Council shall conduct a public hearing on the proposed sale of City-owned real property; Now, Therefore,

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

Section 1. That a public hearing on the sale of approximately 4.74 acres of surplus property located adjacent to the Tehaleh Master Planned Community in the Bonney Lake vicinity of unincorporated Pierce County, Washington, identified as a portion of Pierce County Tax Parcel No. 0519084009, owned by the City of Tacoma through its Department of Public Utilities, Water Division (d.b.a. "Tacoma Water"), and now surplus to its needs, to Nash Cascadia Verde LLC for the amount of \$125,000, shall be held before the City Council in the Council Chambers on the first floor of the Tacoma Municipal Building, 747 Market Street, Tacoma, Washington, on Tuesday, March 31, 2020, upon completion of Regular Agenda Items, no earlier than 5:15 p.m., or as soon thereafter as the same may be heard.



1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26

Section 2. That the Clerk of the City of Tacoma shall give proper notice of the time and place of said hearing.

Adopted \_\_\_\_\_

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

Approved as to form:

\_\_\_\_\_  
Chief Deputy City Attorney

Requested by Public Utility Board  
Resolution No. U-11146