

ORDINANCE 887

CITY OF LACEY

AN ORDINANCE OF THE CITY OF LACEY, WASHINGTON, PROVIDING FOR THE IMPROVEMENT OF A CERTAIN AREA WITHIN THE CITY BY THE CONSTRUCTION AND INSTALLATION OF STREETS AND STREET IMPROVEMENTS, TRAFFIC SIGNALS, DRAINAGE, WATER DISTRIBUTION FACILITIES AND SANITARY SEWER COLLECTION FACILITIES THEREIN AND BY DOING ALL OTHER WORK REQUIRED IN CONNECTION WITH SUCH IMPROVEMENTS; ORDERING THE FORMATION OF L.I.D. NUMBER 13 AND PROVIDING FOR THE PAYMENT OF THE COST OF SAID IMPROVEMENTS BY SPECIAL ASSESSMENTS UPON THE PROPERTY OF SAID DISTRICT SPECIALLY BENEFITTED BY SAID IMPROVEMENTS.

WHEREAS, on May 24, 1990, the council passed Resolution No. 662 declaring its intention to improve a certain area within the city by the construction and installation of streets and street improvements, traffic signals, drainage, water distribution facilities and sanitary sewer collection facilities and by doing all work required in connection therewith, and scheduling a public hearing upon said resolution on June 28, 1990; and

WHEREAS, said notice of the hearing on said resolution was duly published in the manner required by law and notice of said hearing was duly given by mailing as required by law; and

WHEREAS, said hearing was held on June 28, 1990, as provided in said notice and after discussion of said improvements and due consideration thereof, the council has determined to order the construction and installation of the improvements hereinafter more particularly described and to create a Local Improvement District therefor; now, therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LACEY,
WASHINGTON, as follows:

Section 1. That certain area described as set forth in Exhibit "A" and within the Local Improvement District hereinafter formed shall be improved by the acquisition, construction and installation of the improvements described in Exhibit "B" attached hereto and incorporated by reference herein.

This improvement is consistent with the comprehensive plan of the city and those portions of the improvement relating to water and sewer facilities are an extension of the existing water and sewer system of the city and consistent with the city's plans for said system.

In carrying out the plan of improvements, the city shall construct and install all of the described improvements and all appurtenances necessary for the improvements and shall acquire by purchase or condemnation, gift or grant or lease, all property, both real and personal, or any interest therein, and all rights-of-way, franchises and easements which may be found necessary to acquire, construct and install the described improvements, all as more particularly set forth in maps and plans on file with the Department of Public Works of the city.

It is further provided that the plans of improvement shall be subject to such changes as to details of said plan which do not affect the service to be provided thereby, as shall be authorized by the city council either prior to or during the course of actual construction.

Section 2. There is hereby established a local improvement district of the city to be known as "Local Improvement District No. 13" which said district shall include all of the property described in Exhibit "A" attached hereto and incorporated by reference herein.

Section 3. All or a portion of the improvements shall be borne by and assessed against the property within Local Improvement District No. 13 in accordance with the special benefits which accrue to said properties by virtue of the planned improvements. The estimated aggregate amount of said assessments is \$2,567,230.99

Section 4. The plans for the acquisition, construction and installation of such improvements which have been approved by the city's Director of Public Works, are hereby approved and adopted.

PASSED BY THE CITY COUNCIL OF THE CITY OF LACEY, WASHINGTON, this 28th day of June, 1990.

CITY COUNCIL

By Kay M Boyd
Mayor

Attest:

Charlotte S. Taylor
City Clerk
Approved as to form:

[Signature]
City Attorney

Published July 3, 1990

EXHIBIT "A"

LEGAL DESCRIPTION OF AREA WITHIN LID 13

THE PROPERTY TO BE INCLUDED IN THE LOCAL IMPROVEMENT DISTRICT WOULD BEGIN AT THE NORTHEAST CORNER OF SECTION 5, TOWNSHIP 17 NORTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN; THENCE SOUTHERLY ALONG THE EAST LINE OF SAID SECTION TO THE NORTH LINE EXTENDED OF TAX PARCEL NUMBER 13-04; THENCE WESTERLY ALONG SAID NORTH LINE AND NORTH LINE EXTENDED TO THE EASTERLY MARGIN OF THE WEYERHAEUSER TIMBER COMPANY RAILWAY; THENCE NORTHERLY ALONG SAID MARGIN TO THE SOUTH LINE OF SECTION 29, TOWNSHIP 18 NORTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN; THENCE EASTERLY ALONG SAID SOUTH LINE TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29; THENCE NORTHERLY ALONG THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29 TO THE SOUTHERLY MARGIN OF 37TH AVENUE SOUTHEAST; THENCE EASTERLY ALONG SAID MARGIN TO THE EAST LINE EXTENDED OF THE PLAT OF LAKEVIEW ESTATES DIVISION 1; THENCE NORTHERLY ALONG SAID EAST LINE AND EAST LINE EXTENDED TO THE NORTHEAST CORNER OF SAID LAKEVIEW ESTATES; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LAKEVIEW ESTATES TO THE EAST LINE OF GOVERNMENT LOT 4; THENCE NORTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF GOVERNMENT LOT 3; THENCE EASTERLY ALONG SAID SOUTH LINE TO THE LINE COMMON TO TAX PARCELS NUMBERED 13-06 AND 13-07; THENCE NORTHERLY ALONG SAID COMMON LINE TO THE SOUTH LINE EXTENDED OF MONTCLAIR DIVISION 3; THENCE EASTERLY ALONG SAID SOUTH LINE AND SOUTH LINE EXTENDED TO THE WEST LINE OF MONTCLAIR DIVISION 1; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE SOUTH LINE OF MONTCLAIR DIVISION 1; THENCE EASTERLY ALONG SAID SOUTH LINE TO THE WESTERLY MARGIN OF COLLEGE STREET SOUTHEAST; THENCE SOUTHERLY ALONG SAID MARGIN TO THE SOUTH LINE OF GOVERNMENT LOT 3; THENCE EASTERLY ALONG SAID SOUTH LINE TO THE WEST QUARTER CORNER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN; THENCE EASTERLY ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 28 TO THE WEST LINE OF BOWERY DIVISION 1; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE SOUTH LINE OF BOWERY DIVISION 1; THENCE EASTERLY ALONG SAID SOUTH LINE AND ALONG THE SOUTH LINE OF BELAIR PARK DIVISION 3A TO THE WEST LINE OF SOUTHFORK DIVISIONS 2 THROUGH 4; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF SOUTHPARK DIVISION 5; THENCE WESTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF SOUTHPARK DIVISION 5; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF SECTION 33, TOWNSHIP 18 NORTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN; THENCE SOUTHERLY ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 33 TO THE CENTERLINE OF 45TH AVENUE SOUTHEAST; THENCE EASTERLY ALONG SAID CENTERLINE TO THE WEST LINE OF THE EAST HALF OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 33; THENCE SOUTHERLY ALONG SAID WEST LINE TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33; THENCE EASTERLY ALONG SAID NORTH LINE TO THE WEST LINE OF WILSHIRE ESTATES; THENCE SOUTHERLY ALONG SAID WEST LINE AND ALONG THE WEST LINE OF MT. TAHOMA ESTATES TO THE NORTHERLY LINE OF TAX PARCEL NUMBER 31-01; THENCE WESTERLY ALONG THE NORTHERLY LINE AND SOUTHERLY ALONG THE WEST LINE AND EASTERLY ALONG THE SOUTH LINE OF SAID TAX PARCEL NUMBER 31-01 TO THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 33; THENCE SOUTHERLY ALONG SAID EAST LINE TO THE SOUTH LINE OF SAID SECTION 33; THENCE WESTERLY ALONG SAID SOUTH LINE TO THE NORTHEAST CORNER OF THE AFOREMENTIONED SECTION 5 AND THE TRUE POINT OF BEGINNING.

SITUATE IN THE CITY OF LACEY AND IN THURSTON COUNTY, STATE OF WASHINGTON.

EXHIBIT "B"

NATURE AND TERRITORIAL EXTENT OF PROPOSED IMPROVEMENTS

ROADWAY:

College Street -

The 1-1/2-mile section of College Street from Yelm Highway north to Montclair Drive will be widened. The existing roadway is mostly two-lane, though some small sections are wider. This section of roadway will be widened to four-lane, with left turn lanes in some areas. Curb, gutter, sidewalk, storm drainage (see "DRAINAGE" below), street lights, street trees, and other landscaping will be provided throughout this length. Bike lanes will be provided from Yelm Highway north to 37th Avenue. Along the west side of College Street, from Yelm Highway to about 1/2-mile north, southbound bikes will share an extra-wide walkway on the west side of the street with pedestrians. This sidewalk/bike-lane along the Lacey Corporate Center frontage will be separated from the curb and will meander back and forth between landscaped strips. Bike-lanes along other sections of College Street will be on the roadway next to the curb.

Wherever possible existing improvements such as curb, gutter, sidewalk, and wide pavement will be saved and incorporated into the new widened roadway. To save these existing improvements the new roadway will meander very slightly from side to side to allow room for the new roadway's greater width.

Yelm Highway West of College -

The 1/2-mile section of Yelm Highway from the railroad trestle at the Lacey City Limits east to College Street will be widened. The existing two-lane roadway will be widened from two-lane to four-lane with left turn lanes, bike lanes, curb, gutter,

sidewalk, storm drainage, street lights, street trees, and other landscaping. These improvements along Yelm Highway are very much like those along College Street. Bike lanes will be located on the roadway next to the curb on both sides of Yelm Highway. Along the north side of the street, next to the Lacey Corporate Center, the sidewalk will be separated from the curb and will meander between landscaped strips.

Yelm Highway East of College Street -

The 300 feet + section of Yelm Highway fronting the unimproved portion of the Little Prairie Shopping Center will be widened on the north side only. This widening will allow for a future full-width four-lane roadway with a center left turn lane. The south side of the street will be improved in the future and not as a part of the LID. This north-side widening will include a bike lane, curb, gutter, sidewalk, storm drainage, street lights, street trees, and other landscaping.

In the period between when the LID improvements along this section of Yelm Highway are complete, and before the south side of the street is improved, there will be two westbound lanes, one eastbound lane, a two-way left turn lane, and one westbound bike lane.

Other Roads -

The intersection of College Street with 37th Avenue will be constructed with four "legs". The fourth- (or east-) leg of the intersection will allow for the later construction of the proposed "Mullen Road Extension". The Mullen Road Extension will connect this intersection of College Street and 37th Avenue to the intersection of Ruddell Road and Mullen Road.

The 37th Avenue- (or west-) leg of the College Street/37th Avenue intersection will be built wide to allow for the future configuration of 37th Avenue. In the future, 37th Avenue will be widened to four-lane with left turn lanes, bike lanes, curb, gutter, sidewalk, and other improvements.

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The intersection of College Street with 45th Avenue also will be constructed with four legs to allow for the later construction of a road aligned with 45th Avenue and west of College Street. The configuration of the future 45th Avenue and the road west of College Street will be two-lane with left turn lanes, curb, gutter, sidewalk, and other improvements.

The Mullen Road Extension, the new road at 45th Avenue, and improvements to 37th Avenue and 45th Avenue are not included in the LID.

TRAFFIC SIGNALS:

The existing traffic signal at the intersection of College Street and Yelm Highway will be upgraded to match the widened College Street and Yelm Highway. The "phasing", or operation, of the signal will also be upgraded to serve anticipated traffic volumes.

New traffic signals will be installed at the intersection of Yelm Highway and Intelco Drive, and at the intersection of College Street, Intelco Drive, and 53rd Avenue.

The underground portions of future signals will be installed at the intersections of College Street with 37th Avenue and with 45th Avenue.

DRAINAGE:

Roadway drainage -

A total of four storm drainage systems will be installed with the roadways described above. Each system will serve the section of roadway it generally follows and each system will include measures to improve the quality of runoff from the roadways.

A storm drain will be installed along College Street north from 37th Avenue that will connect to the existing storm drain in College Street near Montclair Drive. This existing storm drain outlets into Chambers Lake.

Another storm drain will be installed along College Street south from 37th Avenue to 53rd Avenue, and then east along 53rd Avenue to a several-acre infiltration area south of 53rd Avenue and east of College Street. This system will include a storm drain that will carry drainage from the College Street roadway south of 53rd Avenue to the infiltration area.

A third storm drain will be installed along Yelm Highway between the railroad trestle and College Street. This storm drain will

carry runoff to a few-acre infiltration area south of Yelm Highway and west of the railroad trestle.

A final storm drain will be installed along the section of Yelm Highway to be widened east of College Street. This storm drain will carry runoff to a one-or-so-acre infiltration area north of Yelm Highway in this area. It is possible that this infiltration area will be combined with the infiltration area south of 53rd Avenue at an intermediate location.

Area Drainage -

Some areas within the LID along College Street, north of about 1/2-mile north of Yelm Highway, have soils that water infiltrates into very slowly. The drainage system required for the roadway through these areas will be oversized to accept the rainwater that does not infiltrate into the ground in these areas.

SEWER:

A STEP (Septic Tank Effluent Pumping) sewer main will be constructed along the east side of College Street from 45th Avenue to about 1/4-mile south of 37th Avenue. New developments along the east side of this section of road will include septic tanks and pumps that will pump the effluent from the septic tanks into the sewer STEP main. The STEP main will discharge into the existing sewer manhole about 1/4 mile south of 37th Avenue.

A gravity sewer main will be constructed along 37th Avenue from the existing sewer manhole about 500-feet west of College Street to College Street.

A STEP sewer main will be constructed along the west side of College Street north from the new gravity sewer at 37th Avenue for about 500-feet. This STEP main will discharge into the new gravity sewer main along 37th Avenue.

Another STEP sewer main will be constructed along the west side of College Street from the existing sewer manhole about 1/4-mile north of 37th Avenue south for about 200-feet. This STEP main will discharge into the existing manhole 1/4 mile north of 37th Avenue.

OTHER:

All existing overhead utilities along College Street will be moved underground.

All existing overhead utilities along Yelm Highway, except the 115-kilovolt power lines, also will be moved underground.