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CB 117239

Terrance Dunning  
DPR Waterfront Park LBA ORD  
May 26, 2011  
Version # 2

**ORDINANCE \_\_\_\_\_**

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AN ORDINANCE relating to the Department of Parks and Recreation; authorizing the Superintendent of Parks and Recreation to convey a strip of tide lands associated with Waterfront Park to Pier 57 Corporation, a Washington Corporation, to complete a lot boundary adjustment consistent with a 1989 Settlement Agreement; superseding the requirements of Ordinance 118477, which adopted Initiative 42, for the purposes of this ordinance; and ratifying and confirming certain prior acts.

WHEREAS, Ordinance 114390 ratified and confirmed a Settlement Agreement, dated February 8, 1989, between the City of Seattle ("City") and Bay Development Company ("Bay") and Hal E. Griffith, Jr. ("Griffith") ("Settlement Agreement"); and

WHEREAS, the Settlement Agreement provided for the transfer of Pier 57 from the City to Bay and Griffith and the transfer of Piers 62 and 63 to the City; and

WHEREAS, the transfers were completed; and

WHEREAS, the City is the owner of Pier 58; and

WHEREAS, in Section 3.i. of the Settlement Agreement the parties agreed to execute an easement agreement for maintenance, access, and support of Piers 57 and 58 and to cooperate in completing a lot boundary adjustment to conform the property lines to the physical boundaries of Piers 57 and 58; and

WHEREAS, the City and the successors to Bay and Griffith's interests entered into an Easement and Operating Agreement, dated May 15, 1989 and recorded under King County recording number 198905151042 ("Easement Agreement"), pursuant to the Settlement Agreement; and

WHEREAS, in Section 9 of the Easement Agreement the parties agreed to apply for a lot boundary adjustment; and

WHEREAS, the City and Pier 57 Corporation (the successor owner of Pier 57) made application to the Seattle Department of Planning and Development ("DPD") for a lot boundary adjustment as provided in the Settlement Agreement and the Easement Agreement; and

WHEREAS, DPD approved the lot boundary adjustment, which was recorded under King County recording number 20110114900004; and

WHEREAS, to complete the lot boundary adjustment and to satisfy the terms of the Settlement Agreement the City must transfer a strip of tide land to Pier 57 Corporation; and



1 WHEREAS, the requirements and agreements contained in the Settlement Agreement predate  
2 the passage of Ordinance 118477, which adopted Initiative 42; NOW, THEREFORE,

3 **BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:**

4 Section 1. The Superintendent of Parks and Recreation is authorized, on behalf of the  
5 City of Seattle, to sign and deliver a quitclaim deed, in substantially the form attached hereto as  
6 Attachment 1, to convey to Pier 57 Corporation the real property described in Attachment 1 to  
7 complete the lot boundary adjustment recorded under King County Recording Number  
8 20110114900004 ("Lot Boundary Adjustment") to satisfy the terms of the Settlement Agreement  
9 ratified and confirmed by Ordinance 114390.

10 Section 2. The requirements of Ordinance 118477, which adopted Initiative 42, are  
11 hereby superseded for the purposes of this ordinance.  
12

13 Section 3. Any acts made consistent with the authority and prior to the effective date of  
14 this ordinance, including, without limitation, the recording of the Lot Boundary Adjustment, are  
15 hereby ratified and confirmed.  
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Section 4. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the \_\_\_\_ day of \_\_\_\_\_, 2011, and signed by me in open session in authentication of its passage this \_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_  
President \_\_\_\_\_ of the City Council

Approved by me this \_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_  
Michael McGinn, Mayor

Filed by me this \_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_  
Monica Martinez Simmons, City Clerk

(Seal)

Attachment 1: Quitclaim Deed



ATTACHMENT 1

AFTER RECORDING, MAIL TO:

Pier 57 Corporation  
Attn: Hal Griffith  
1301 Alaskan Way  
Seattle, WA 98101

Document Title(s): QUITCLAIM DEED

Reference number of related documents: Consent and Operating Agreement dated May 15, 1989 and recorded under Record Number 198905151042, records of King County, Washington; and Lot Boundary Adjustment Number 3011647 recorded under Recorder's Number 20110114900004, Records of King County, Washington

Grantor(s): City of Seattle, a Washington municipal corporation

Grantee(s): Pier 57 Corporation, a Washington corporation

Abbreviated Legal Description: a portion of Seattle Tide Lands Pcl 01-376

Assessor's Property Tax Parcel Account Number: portion of 7666202430

**QUITCLAIM DEED**

The Grantor, the City of Seattle, a Washington municipal corporation, for and in consideration of adjustment of boundary line pursuant to City of Seattle Lot Boundary Adjustment recorded January 13, 2011, under King County Recording Number 20110114900004, conveys and quitclaims to Pier 57 Corporation, a Washington corporation ("Grantee"), the following described real property ("Property"), situated in the County of King, State of Washington,

That portion of Lot 10, Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point on the Inner Harbor Line 470.60 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 81" on Replat of Seattle Tide Lands; thence continuing South 25°21'48" East along the Inner Harbor Line 14.02 feet; thence South 89°35'45" East 32.74 feet; thence South 30°52'46" East 6.27 feet; thence South 89°02'26" East 96.82 feet to the westerly margin of Alaskan Way (formerly Railroad





May 24, 2011

Version #3

instrument to be the free and voluntary act and deed of said municipal corporation for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

WITNESS MY HAND AND OFFICIAL SEAL hereto affixed the day and year first above written.

\_\_\_\_\_

(TYPE OR PRINT NAME)

[SEAL]

Notary Public in and for the State

of Washington, residing at \_\_\_\_\_.

My Commission expires on \_\_\_\_\_.

ACCEPTANCE:

Pier 57 Corporation, the Grantee herein, agrees to and accepts all terms and conditions contained in this Deed and approves the form of this Deed.

Date: \_\_\_\_\_

GRANTEE

Pier 57 Corporation, a Washington corporation

By: \_\_\_\_\_

Print Name

Title

STATE OF WASHINGTON)

) ss.

COUNTY OF KING )

On this \_\_\_\_ day of \_\_\_\_\_, 2011 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared \_\_\_\_\_, to me known to be the \_\_\_\_\_ of Pier 57

Corporation, the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the uses and



DPR Waterfront Park LBA ORD ATT 1

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purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

WITNESS MY HAND AND OFFICIAL SEAL hereto affixed the day and year first above written.

\_\_\_\_\_

\_\_\_\_\_  
(TYPE OR PRINT NAME)

[SEAL]

Notary Public in and for the State  
of Washington, residing at \_\_\_\_\_.  
My Commission expires on \_\_\_\_\_.



**FISCAL NOTE FOR NON-CAPITAL PROJECTS**

<b>Department:</b>	<b>Contact Person/Phone:</b>	<b>CBO Analyst/Phone:</b>
Parks and Recreation	Terry Dunning/ 684-4860	Amy Williams/233-2651

**Legislation Title:** AN ORDINANCE relating to the Department of Parks and Recreation; authorizing the Superintendent of Parks and Recreation to convey a strip of tide lands associated with Waterfront Park to Pier 57 Corporation, a Washington Corporation, to complete a lot boundary adjustment consistent with a 1989 Settlement Agreement; superseding the requirements of Ordinance 118477, which adopted Initiative 42, for the purposes of this ordinance; and ratifying and confirming certain prior acts.

**Summary of the Legislation:** This legislation authorizes the conveyance of a strip of tide lands containing approximately 2,198 square feet underlying the southeasterly edge of Pier 58 to the owners of the adjacent Pier 57. The deed conveying the property will be subject to easements preserving public access and access for City maintenance of the adjacent portions of Waterfront Park. This legislation does not have any budget impacts and will not create any additional operating or maintenance costs for the City.

**Background:** In 1989, the City passed Ordinance 114390 ratifying and confirming an agreement settling the City's condemnation action to acquire Piers 62 and 63. One component of the agreement was the City's exchange of Pier 57 for Piers 62 and 63. The Settlement Agreement required the parties to prepare a Lot Boundary Adjustment to make the property ownership boundary between Piers 57 and 58 consistent with the physical boundaries of the piers. The requirements and agreements contained in the Settlement Agreement predate the passage of Ordinance 118477, which adopted Initiative 42.

The City and Pier 57 Corporation have prepared and recorded a Lot Boundary Adjustment which defines the boundary between Piers 57 and 58 to be consistent with the physical boundaries of the piers. To complete Lot Boundary Adjustment, the parties convey by deed the properties that are subject to the adjustment. In this case, the City must convey a strip of tide lands which requires an ordinance authorizing the Superintendent of Parks and Recreation to execute and deliver the deed.

Please check one of the following:

X  **This legislation does not have any financial implications.**

**Attachments:**

Attachment A: Recorded Lot Boundary Adjustment





Terrance Dunning  
DPR Waterfront Park LBA  
March 24, 2011  
Version #1

277/217

LOT BOUNDARY ADJUSTMENT NUMBER 3017647 Existing Parcel A Description

GRANTOR (Owners): Parcels A/X, Mat Griffith  
Parcels B/Y, City of Seattle

GRANTEE: CITY OF SEATTLE  
KING COUNTY, WASHINGTON

3-12 176 Seattle Tidelands

LOTS: 3-12 BLOCK: 176 SUBDIVISION: Seattle Tidelands VOL. PG.

CONTACT PERSON:  
Terry Dunning  
Dept. of Parks & Recreation  
800 Maynard Ave. South 4th Floor  
Seattle, WA 98154-1336  
(206) 684-4860  
Terry.Dunning@Seattle.gov

Parcel ID: 0766820-2435  
Owner: Mat Griffith  
Site Address: 130 Alaskan Way  
Seattle, WA 98101  
Zoning: C-Commercial

Parcel X Description

Parcel ID: 0766820-2435  
Parcel ID: 0766820-2433

FOR COMPLETE EXISTING LEGAL DESCRIPTIONS, SEE PAGE 1 OF 4  
PROPOSED LEGAL DESCRIPTIONS, SEE PAGE 2 OF 4  
ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT #: SEE LEGALS  
REFERENCE NUMBERS FOR RELATED PROJECTS:

DECLARATION:

We the undersigned, owner(s) in fee simple (and contract purchaser(s)) of the land herein described do hereby make a lot boundary adjustment thereof pursuant to RCW 58.12.040(B) and declare this lot boundary adjustment to be the graphic representation of same, and that said lot boundary adjustment is made with the free consent and in accordance with the desire of the owner(s).  
In Witness whereof we have set our hands and seals.

NAME Mat Griffith NAME Christie Mathison  
STATE OF WASHINGTON, ) ss.  
County of \_\_\_\_\_ )

On this day personally appeared before me Edward H. Wellinger, Notary Public in and for the State of Washington, residing at King County, WA, Commission Expires October 2, 2011.

to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged that they signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 15 day of December, 2010

EDWARD H. WELLINGER  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
OCTOBER 2, 2011

Edward H. Wellinger  
PRINT NAME: Edward H. Wellinger  
NOTARY PUBLIC in and for the  
State of Washington, residing  
at King County, WA,  
Commission Expires 10/2/11

On this day personally appeared before me Kyle Green, Notary Public in and for the State of Washington, residing at King County, WA, Commission Expires 10/2/11.

GIVEN under my hand and official seal this 17 day of December, 2010

EDWARD H. WELLINGER  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
OCTOBER 2, 2011

Edward H. Wellinger  
PRINT NAME: Edward H. Wellinger  
NOTARY PUBLIC in and for the  
State of Washington, residing  
at King County, WA,  
Commission Expires 10/2/11

APPROVAL

CITY OF SEATTLE  
DEPARTMENT OF PLANNING AND DEVELOPMENT  
DIANE SUGIMURA, DIRECTOR

Examined and approved this 19th day of December, 2010

By: [Signature] for Director, Land Use Division

(Note: Approval of this lot boundary adjustment by the Director of the Department of Planning and Development under Chapter 25.28 of the Seattle Municipal Code, as amended is not to be construed as satisfaction of any other applicable legislation or regulations.)

KING COUNTY DEPARTMENT OF ASSESSMENTS

Examined and approved this 13th day of January, 2011

Lloyd Hara, Assessor  
David Keeninger, Deputy Assessor

20110114900004



SURVEYOR'S CERTIFICATE  
This map, correctly represents a survey by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of Seattle Park Dept. Property Management  
James A. Stone  
Certificate No. 33197

in book 227 of Survey's, at page 271  
at the request of James A. Stone  
[Signature]  
Mgr. Supt. of Records



FACILITY TITLE  
WATERFRONT PARK

PIER 57

DATE: 1 Aug 2010  
DRAWN: W Stone  
SCALE: as noted  
SHEET 1 OF 5  
W/2, SE 1/4 31-25-4

PIER 57 LEGAL DESCRIPTION

That portion of Lot 10 and all of Lots 11 and 12, Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point 484.626 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Land Plat;  
thence South 25°21'48" East along Inner Harbor Line 160.621 feet;  
thence due East 149.110 feet to the Western Margin of Alaskan Way (formerly Railroad Avenue); thence North 31°45'10" West 152.179 feet to the North 89°02'26" West 96.620 feet; thence North 30°52'46" West 6.274 feet; thence North 89°35'45" West 32.740 feet to the TP08.

EXCEPT that portion thereof lying within University Street.  
TOGETHER WITH that portion of the vacated Northerly 20 feet in width of University Street (as vacated by Ordinance Number 4907) adjoining Lot 12, Block 176 of the Supplemental Plat of Seattle Tide Lands and lying between the Western line of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat) and the Inner Harbor Line.

Containing 19498 s.  
ALSO all right, title, and interest of lessees in harbor area leases from the State of Washington for the areas abutting the above described property, lying between the westerly prolongation of the northerly and southerly lines of the above described parcels.

LEASE AREA SUBJECT to an easement as the City of Seattle has public recreation, pedestrian use, open space and public viewing and for maintenance of a walkway as described and recorded in Record No. 198905151042, records of King County, Washington, described as follows:

That area lying between Elevation 500' and Elevation 31.00', City of Seattle Vertical Datum and Beginning at a point 484.626 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands, in King County, Washington, thence North 89°35'45" West a distance of 68.10 feet to the True Point of Beginning;  
thence South 0°38'00" West 35.59 feet;  
thence North 89°22'00" West 13.40 feet;  
thence North 0°38'00" East 31.70 feet;  
thence South 89°19'00" West 11.76 feet;  
thence North 31°45'54" West 11.90 feet;  
thence South 89°35'45" East 28.70 feet to the TP08.

ALSO subject to Easement and Operating Agreement dated May 15th, 1989, and recorded under Record Number 198905151042, records of King County, Washington.

PIER 57 LEGAL DESCRIPTION PROPOSED

That portion of Lot 10 and all of Lots 11 and 12, Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point 470.604 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands;  
thence South 25°21'48" East along Inner Harbor Line 174.64 feet; thence due East 149.25 feet to the westerly margin of Alaskan Way (formerly Railroad Avenue); thence North 31°45'54" West 184.86 feet; thence North 89°45'02" West 126.79 feet to the point of beginning.

TOGETHER WITH that portion of the vacated Northerly 20 feet in width of University Street (as vacated by Ordinance Number 4907) adjoining Lot 12, Block 176 of the Supplemental Plat of Seattle Tide Lands and lying between the Western line of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat) and the Inner Harbor Line.

Containing 21726 s.  
SUBJECT TO an easement providing non-vehicular public ingress and egress and providing vehicular Seattle Parks maintenance ingress and egress over and upon an existing ramp and decking within the following described areas:

That portion of Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:  
Beginning at a point 470.604 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands;

thence South 25°21'48" East along Inner Harbor Line 14.02 feet; thence South 89°35'45" East 31.74 feet; thence South 30°52'46" East 6.27 feet; thence South 89°02'26" East 96.62 feet to the westerly margin of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat); thence North 31°45'54" West 22.76 feet; thence North 89°45'02" West 126.79 feet to the Point of Beginning.

ALSO all right, title, and interest of lessees in harbor area leases from the State of Washington for the areas abutting the above described property. ALSO subject to Easement and Operating Agreement dated May 15th, 1989, and recorded under Record Number 198905151042, records of King County, Washington.

Terrance Dunning  
DPR Waterfront Park LBA  
March 24, 2011  
Version # 1

Terrance Dunning  
 DPR Waterfront Park LBA  
 March 24, 2011  
 Version # 1

277/218



LOT BOUNDARY ADJUSTMENT NUMBER: **3011647**

GRANTOR (Owners): Parcels A/X: Hal Griffith  
 Parcels B/Y: City of Seattle  
 GRANTEE: CITY OF SEATTLE  
 KING COUNTY, WASHINGTON  
 3-12-176 Seattle Inlands  
 LOTS BLOCK SUBDIVISION VCL PG

CONTACT PERSON:  
 Terry Dunning  
 Dept. of Parks & Recreation  
 800 Maynard Ave., South 4th Floor  
 Seattle, WA 98134-1338  
 (206) 684-4860  
 TerryDunning@Seattle.gov

Existing Parcel B Description

Parcel ID: 766620-2420  
 Owner: City of Seattle - Parks  
 Site Address: 1421 Alaskan Way  
 Seattle, WA 98101  
 Zoning: C-Collmerette

Proposed Parcel Y Description

Parcel ID: 766620-2420  
 Parcel ID: 766620-2422  
 Parcel ID: 766620-2427  
 Parcel ID: 766620-2430  
 Parcel ID: 766620-2367  
 Parcel ID: 766620-2388

LEGEND

- Park Property Line
- Lot Line
- Street Centerline
- Harbor Line Inner
- Harbor Line Outer
- Existing Plot Lines
- Proposed Property Lines
- Easements

- MIC
- Fwd. TK/LD
- Sat. TBP

NOTES

- Methods: Field Traverse
- Instrument: Wild TC1203, 3" theodolite with 1" least count (display) EDM rated 2mm + 2ppm, compared semi annually at Sand Point NGS calibrated baseline.
- Survey met standards as set forth in WAC 332-130-090.
- References:

Park FB #: 368 & 383 Series  
 1/4 Sec Map SE 1/4 31-25-4  
 Plats: Seattle Tidelands  
 Central Waterfront Park Vault  
 Plan 864-3, 1972 Engineering  
 Dept. Property Map (no longer filed under Plan 864-3).

WATERFRONT PARK LEGAL DESCRIPTION

That portion of Lots 3 and 10, and all of Lots 4, 5, 6, 7, 8, and 9 Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point 128.507 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands; thence South 25°21'48" East along Inner Harbor Line 336.319 feet; thence South 89°35'45" East 32.740 feet; thence South 30°52'46" East 6.224 feet; thence South 89°02'26" East 96.620 feet to the Western margin of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat); thence North 31°45'10" West along said Western margin 172.599 feet to a point of curvature; thence North by along a curve concave to the southwest having a radial bearing of South 58°14'50" West, a radius of 1399.976 feet and a central angle of 9°17'09" an arc distance of 226.889 feet to a point East of the point of beginning; thence West 59.882 feet to the point of beginning.

Containing 33078 sf

ALSO all right, title, and interest of lessors in harbor area leases from the State of Washington for the areas abutting the above described property lying between the westerly prolongation of the northerly and southerly lines of the above described parcel.

ALSO rights conveyed by an easement to the City of Seattle for public recreation, pedestrian use, open space and public viewing and for maintenance of a ramp as described and recorded in Record No. 198905151042, records of King County, Washington, described as follows:

That area lying between Elevation 5.00' and Elevation 31.00', City of Seattle Vertical Datum and Beginning at a point 484.526 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands, in King County Washington, thence North 89°35'45" West a distance of 68.10 feet to the True Point of Beginning;  
 Thence South 0°38'00" West 35.59 feet,  
 Thence North 89°22'00" West 13.40 feet,  
 Thence North 0°38'00" East 31.70 feet,  
 Thence South 58°19'06" West 11.76 feet,  
 Thence North 31°40'54" West 11.90 feet,  
 Thence South 89°35'45" East 29.70 feet to the TPOB  
 ALSO subject to Easement and Operating Agreement dated May 15th, 1989, and recorded under Record Number 198905151042, records of King County, Washington.

WATERFRONT PARK LEGAL DESCRIPTION PROPOSED

That portion of Lots 3 and 10, and all of Lots 4, 5, 6, 7, 8, and 9 Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point 128.31 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands; thence South 25°21'48" East along Inner Harbor Line 342.30 feet; thence South 89°45'02" East 126.79 feet to the Western margin of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat); thence North 31°45'54" West along said Western margin 149.83 feet to a point of curvature; thence northwesterly along a curve concave to the southwest having a radial bearing of South 58°14'06" West, a radius of 1399.976 feet and a central angle of 9°17'21" an arc distance of 226.97 feet to a point East of the point of beginning; thence West 59.96 feet to the point of beginning.

Containing 30927 sf

TOGETHER WITH an easement providing non-vehicular public ingress and egress and providing vehicular Seattle Parks maintenance ingress and egress over and upon an existing ramp and decking within the following described areas:

That portion of Block 176 of the Supplemental Plat of Seattle Tide Lands, in King County, Washington, as shown on the official maps on file in the office of the Commissioner of Public Lands at Olympia, Washington, described as follows:

Beginning at a point 470.60 feet South 25°21'48" East from a point on said Tide Land Plat marked "Point 8" on Replat of Seattle Tide Lands;  
 Thence South 25°21'48" East along Inner Harbor Line 14.02 feet; thence South 89°35'45" East 32.74 feet; thence South 30°52'46" East 6.22 feet; thence South 89°02'26" East 96.62 feet to the western margin of Alaskan Way (formerly Railroad Avenue, as platted 180 feet in width in said Supplemental Plat); thence North 31°45'54" West 122.77 feet; thence North 89°45'02" West 126.79 feet to the Point of Beginning.

ALSO all right, title, and interest of lessors in harbor area leases from the State of Washington for the areas abutting the above described property.

ALSO subject to Easement and Operating Agreement dated May 15th, 1989, and recorded under Record Number 198905151042, records of King County, Washington.



**SURVEYOR'S CERTIFICATE**  
 This map correctly represents a survey by me or under my direction in conformance with the requirements of the Survey Recording Act of the request of  
 Seattle Park Dept. Property Management  
 James A. Stone  
 Certificate No. 38137

RECORDER'S CERTIFICATE

20110114900004  
 146.90  
 KING COUNTY, WA  
 01/14/2011 09:54  
 KING COUNTY, WA



FACILITY TITLE  
**WATERFRONT PARK**  
 ADDITIONAL LEGAL DESCRIPTIONS

DATE: 8 Aug 2010	DRAWN: JS Stone
SCALE: as noted	SHEET: 2 OF 5
W 1/4, SE 1/4 31-25-4	



277/219

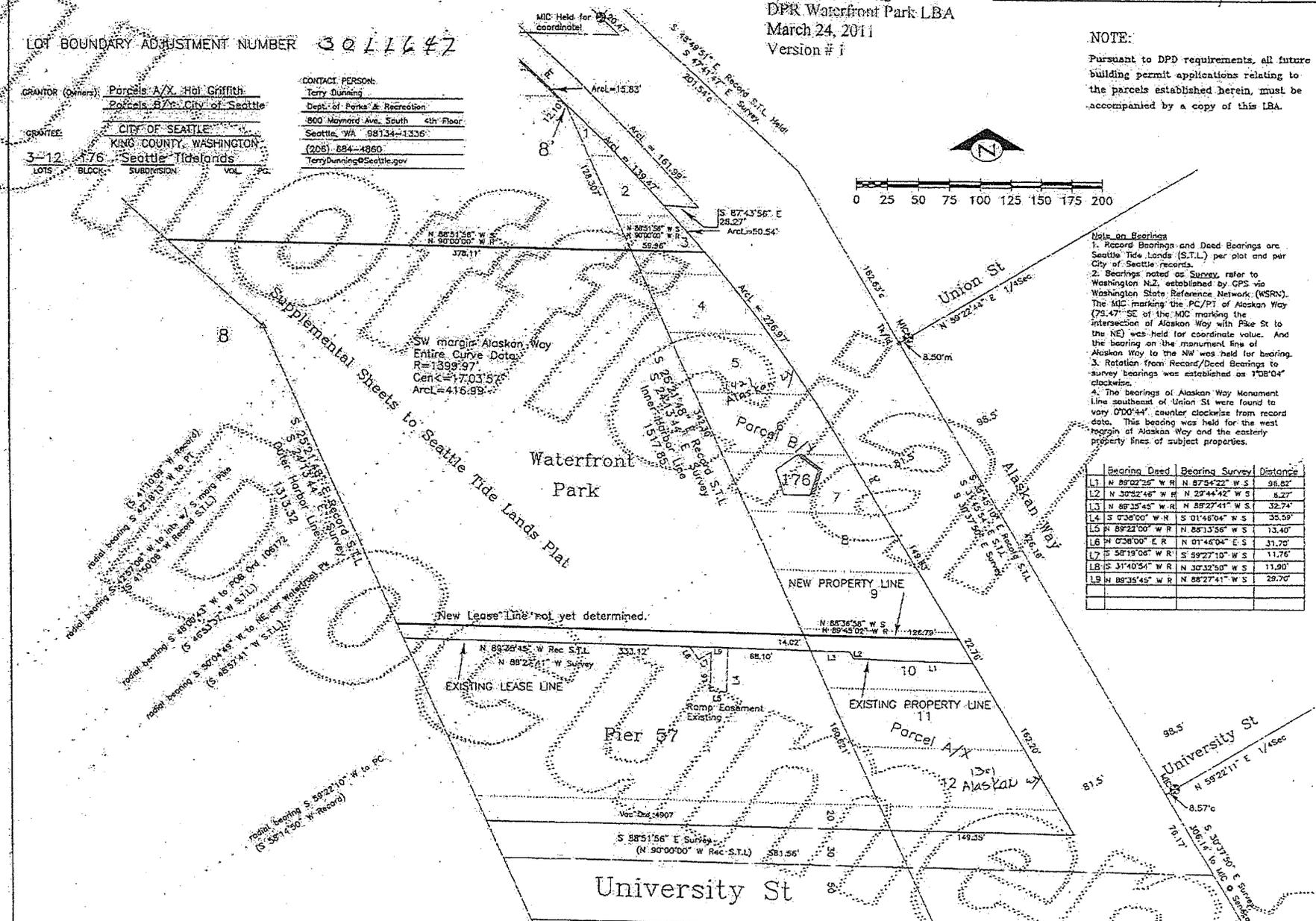
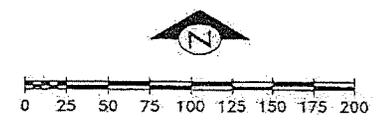
Terrance Dunning  
DPR Waterfront Park LBA  
March 24, 2011  
Version # 1

LOT BOUNDARY ADJUSTMENT NUMBER 3011647

GRANTOR (Owners) Parcels A/X, Hal Griffith  
Parcels B/Y, City of Seattle  
CITY OF SEATTLE  
KING COUNTY, WASHINGTON  
3-12-176  
LOTS BLOCK SUBDIVISION VOL PG

CONTACT PERSON:  
Terry Dunning  
Dept. of Parks & Recreation  
800 Maynard Ave. South 4th Floor  
Seattle, WA 98134-1336  
(206) 884-4860  
Terry.Dunning@Seattle.gov

NOTE:  
Pursuant to DPD requirements, all future building permit applications relating to the parcels established herein, must be accompanied by a copy of this LBA.



Use on Bearings and Deed Bearings are:  
1. Record Bearings and Deed Bearings are Seattle Tide Lands (S.T.L.) per plat and per City of Seattle records.  
2. Bearings noted as Survey refer to Washington N.Z. established by GPS via Washington State Reference Network (WSRN). The MLC marking the PC/PI of Alaskan Way (79.47' SE of the MLC marking the intersection of Alaskan Way with Pike St to the NE) was held for coordinate value. And the bearing on the monument line of Alaskan Way to the NW was held for bearing.  
3. Rotation from Record/Deed Bearings to survey bearings was established as 108'04" clockwise.  
4. The bearings of Alaskan Way Monument line southeast of Union St were found to vary 0'00'44" counter clockwise from record data. This bearing was held for the west margin of Alaskan Way and the eastern property lines of subject properties.

Bearing Deed	Bearing Survey	Distance
L1 N 87°02'22" W R	N 87°54'22" W S	98.82'
L2 N 30°32'48" W R	N 29°44'42" W S	8.27'
L3 N 89°35'45" W R	N 89°27'41" W S	32.74'
L4 S 0°36'00" W R	S 01°46'04" W S	35.59'
L5 N 89°22'00" W R	N 89°13'56" W S	15.40'
L6 W 0°38'00" E R	N 01°46'04" E S	11.76'
L7 S 58°19'06" W R	S 59°27'10" W S	11.76'
L8 S 31°40'54" W R	N 30°32'50" W S	11.90'
L9 W 89°35'45" W R	N 88°27'41" W S	28.70'



**SURVEYOR'S CERTIFICATE**  
This map correctly represents a survey by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of Seattle Park Dept. Property Management.  
James A. Stone  
Certificate No. 33187

**RECORDER'S CERTIFICATE**  
20110114900004  
DEPT. OF CONSERVATION  
PROCESSED 08/24  
8/14/2011 09:24  
KING COUNTY, WA  
JULY OF RECORDS



FACILITY TITLE  
**WATERFRONT PARK**  
Subject Property

DATE: Aug 2010
DRAWN: JAS/one
SCALE: 1" = 30'
SHEET 3 OF 5
BY: SEM 31-25-4



277/220

Terrance Dunning  
DPR Waterfront Park LBA  
March 24, 2011  
Version # 1

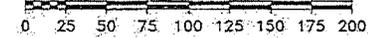
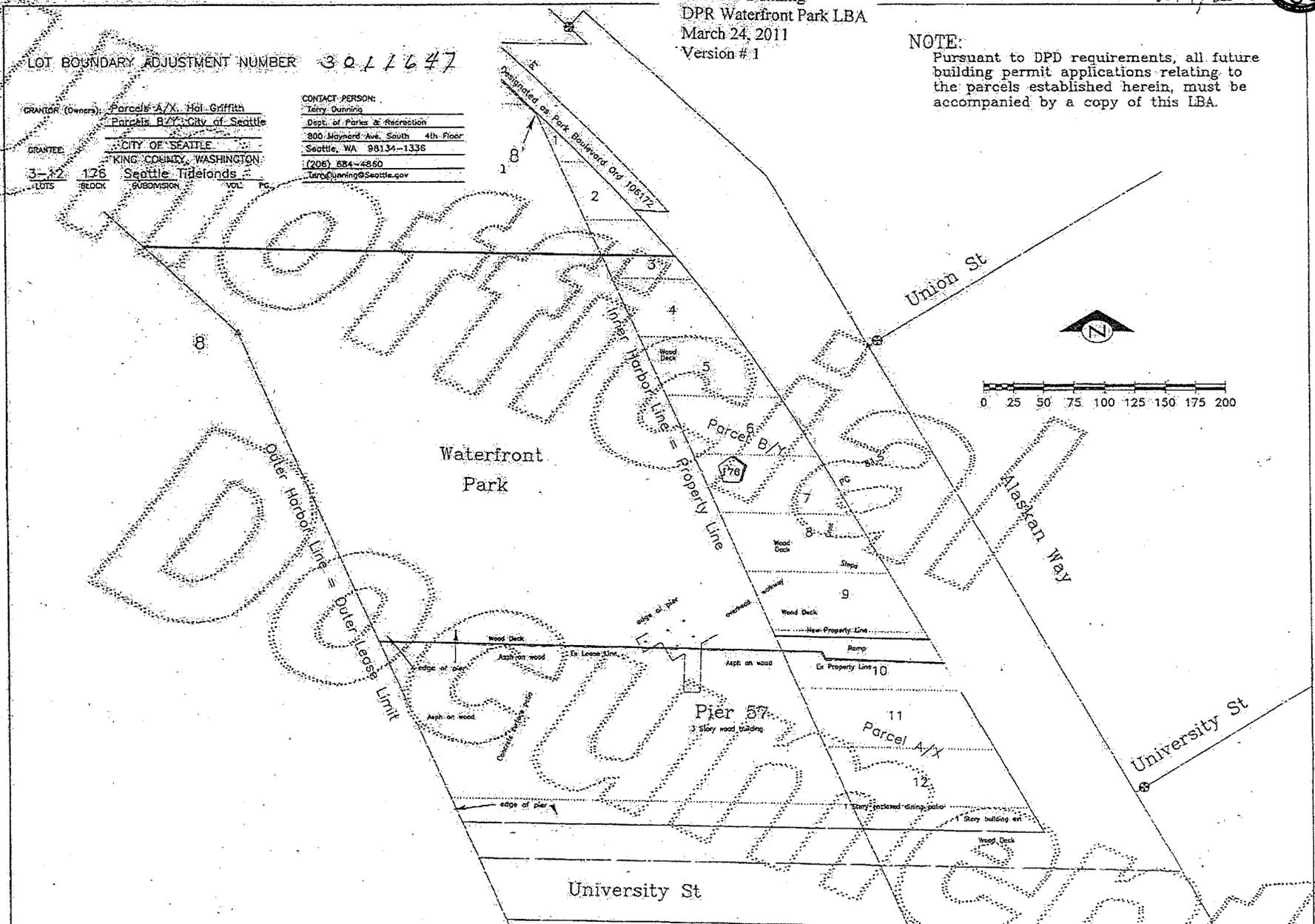
**NOTE:**

Pursuant to DPD requirements, all future building permit applications relating to the parcels established herein, must be accompanied by a copy of this LBA.

LOT BOUNDARY ADJUSTMENT NUMBER **3011647**

GRANTOR (Owners) **Parcels A/X, Hal Griffith  
Parcels B/Y, City of Seattle**  
GRANTEE **CITY OF SEATTLE  
KING COUNTY, WASHINGTON  
Seattle Tidelands**  
3-12 126  
LOTS BLOCK SUBDIVISION VOL PG

CONTACT PERSON:  
**Terry Dunning  
Dept. of Parks & Recreation  
800 Maynard Ave. South 4th Floor  
Seattle, WA 98134-1336  
(206) 584-4860  
Terry.Dunning@Seattle.gov**



**SURVEYOR'S CERTIFICATE**  
This map correctly represents a survey by me or under my direction in conformance with the requirements of the Survey Recording Act, at the request of  
**Seattle Park Deck Property Management**  
James A. Stone  
Certificate No. **33137**

**RECORDING'S CERTIFICATE**  
20110114900004  
DEPT OF CONSTITUTIONAL SERVICES  
DIVISION OF RECORDS  
01/14/2011 03:44  
KING COUNTY, WA  
Supt. of Records



FACILITY TITLE  
**WATERFRONT PARK**  
Existing Conditions

DATE	1 Aug 2010
DRAWN	JAS/DRG
SCALE	1" = 50'
SHEET	OF
4	5
W/S, SET	31-25-4





**City of Seattle**  
Office of the Mayor

June 21, 2011

Honorable Richard Conlin  
President  
Seattle City Council  
City Hall, 2<sup>nd</sup> Floor

Dear Council President Conlin:

I am transmitting the attached Council Bill that grants authority to the Superintendent of Parks and Recreation to convey by quitclaim deed a portion of Waterfront Park (Pier 58) to the owners of the adjacent Pier 57. The proposed conveyance retains public and maintenance access for the City.

In 1989, the City exchanged Pier 57 for Piers 62 and 63 pursuant to the terms of a Settlement Agreement approved by Ordinance 114390. The Settlement Agreement called for a lot boundary adjustment (LBA) so that the property ownership would be consistent with the physical boundaries of Piers 57 (owned by Pier 57 Corporation) and 58 (owned by the City). Completion of the LBA requires a transfer of 2,198 square feet of tide land from the City to Pier 57 Corporation, consistent with the Settlement Agreement. The Council Bill authorizes the transfer by quitclaim deed.

The conveyance authorized in the attached Council Bill will complete the Settlement Agreement. If you have any questions regarding this legislation, please call Terry Dunning at 684-4860.

Sincerely,

Michael McGinn  
Mayor of Seattle

cc: Honorable Members of the Seattle City Council

