



**COMMUNITY DEVELOPMENT DEPARTMENT**

**Planning Division**

**129 North Second Street, 2nd Floor Yakima, Washington 98901**

**Phone (509) 575-6183 • Fax (509) 575-6105**

***ask.planning@yakimawa.gov • <http://www.yakimawa.gov/services/planning/>***

**NOTICE OF PETITION AND PUBLIC HEARING**

**DATE:** March 10, 2015  
**TO:** Petitioner and Adjoining Property Owners  
**FROM:** Joan Davenport, AICP, Community Development Director  
**SUBJECT:** Notice of Petition for the vacation of platted street right-of-way. RWV #001-15

**NOTICE OF PETITION**

The City of Yakima, Department of Community Development has received, from BOR Architecture, on behalf of Yakima Valley Community College, a request to vacate a portion of platted right-of-way, as described herein. The file containing the complete application is available for public review at the City of Yakima Planning Division, 2nd floor City Hall, 129 North 2nd St, Yakima, WA.

**NOTICE OF PUBLIC HEARING**

This request requires that the Hearing Examiner hold an open record public hearing. The public hearing is scheduled to be held on **Thursday, April 23, 2015**, beginning at **9:00 a.m.**, in the Council Chambers, City Hall, 129 N 2nd St, Yakima, WA. Any person desiring to express their views on this matter is invited to attend the public hearing or to submit written comments to:

**Joan Davenport, Community Development Director  
City of Yakima, Department of Community Development  
129 North 2nd Street  
Yakima, WA 98901**

If you have any questions on this proposal, please call Robbie Aaron, Assistant Planner at (509) 576-6736.

The City Council shall decide whether or not to vacate the street or right-of-way which is the subject of this notice. The hearing examiner conducts a public hearing and makes a recommendation to the City Council. If you wish to be informed of the time, date, and place of the City Council meeting at which the hearing examiner's recommendation will be considered, leave your name and mailing address in writing with the representative of the Department of Community Development present at the examiner's public hearing.

**Other Permits Required:** None

Encl.: Petition, Written Narrative, Site Plan, and Mailing Map



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PETITION NO. 15-01  
CITY OF YAKIMA, WASHINGTON  
PETITION TO VACATE STREET OR ALLEY

'15 JAN 28 P3:01

To the City Council of the City of Yakima, Washington.

Comes now the undersigned petitioners and, pursuant to RCW Chapter 35.79, now respectfully show:

The undersigned petitioners request that the following described street, alley or portion thereof, located in the City of Yakima, be vacated pursuant to RCW 35.79 (*provide legal description below, or attach to petition if lengthy*).

Each of the undersigned petitioners is the owner of an interest in real estate abutting on the above-described area. The undersigned petitioners constitute owners of more than two-thirds of said abutting property.

Wherefore, petitioners pray that proceedings be heard hereon for the vacation of said area in the manner prescribed by RCW Ch. 35.79.

<u>YAKIMA VALLEY COMMUNITY COLLEGE S. 16TH AVENUE &amp; HOB HILL BLVD.</u>		
<u>Owner</u>	<u>Address</u>	
<u>Signature</u>	<u>Date</u>	<u>Ownership %</u>
<u>[Signature]</u>	<u>1/23/15</u>	<u>100%</u>
<u>Owner</u>	<u>Address</u>	
<u>Signature</u>	<u>Date</u>	<u>Ownership %</u>
<u>Owner</u>	<u>Address</u>	
<u>Signature</u>	<u>Date</u>	<u>Ownership %</u>

(if there are more property owners than what is room for please attach a separate list of property owners abutting the right-of-way to be vacated as well as their address, percentage of frontage on the right-of-way, and signature with date and the total ownership percentage of the property owners participating in this vacation)

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CITY OF YAKIMA  
PLANNING DIV

## **RIGHT-OF-WAY VACATION NARRATIVE**

### **A. What is the public benefit, reason for, and limitations of the proposed right-of-way vacation?**

The vacation and closure of Hamm Avenue from 13th Avenue to 12th Avenue is being requested to safely accommodate campus maintenance, grounds and security vehicles to connect with the remainder of campus facilities and eliminate cross traffic conflicts on the Yakima Valley Community College campus.

### **B. Does the vacation deny sole access to a public street for any property?**

The vacation will not deny sole access to a public street for any property. Yakima Valley Community College / State Board of Community & Technical Colleges owns the properties situated south, west and north of Hamm Avenue from 13th Avenue to 12th Avenue.

### **C. Is the proposal consistent with existing plans of the City? (Petitions should be consistent with the Six-year Transportation Improvement Plan, the Urban Area Comprehensive Plan and other official City Plans and policies)**

The proposed street vacation of Hamm Avenue, from 13th Avenue to 12th Avenue, does not interfere with existing plans of the City.

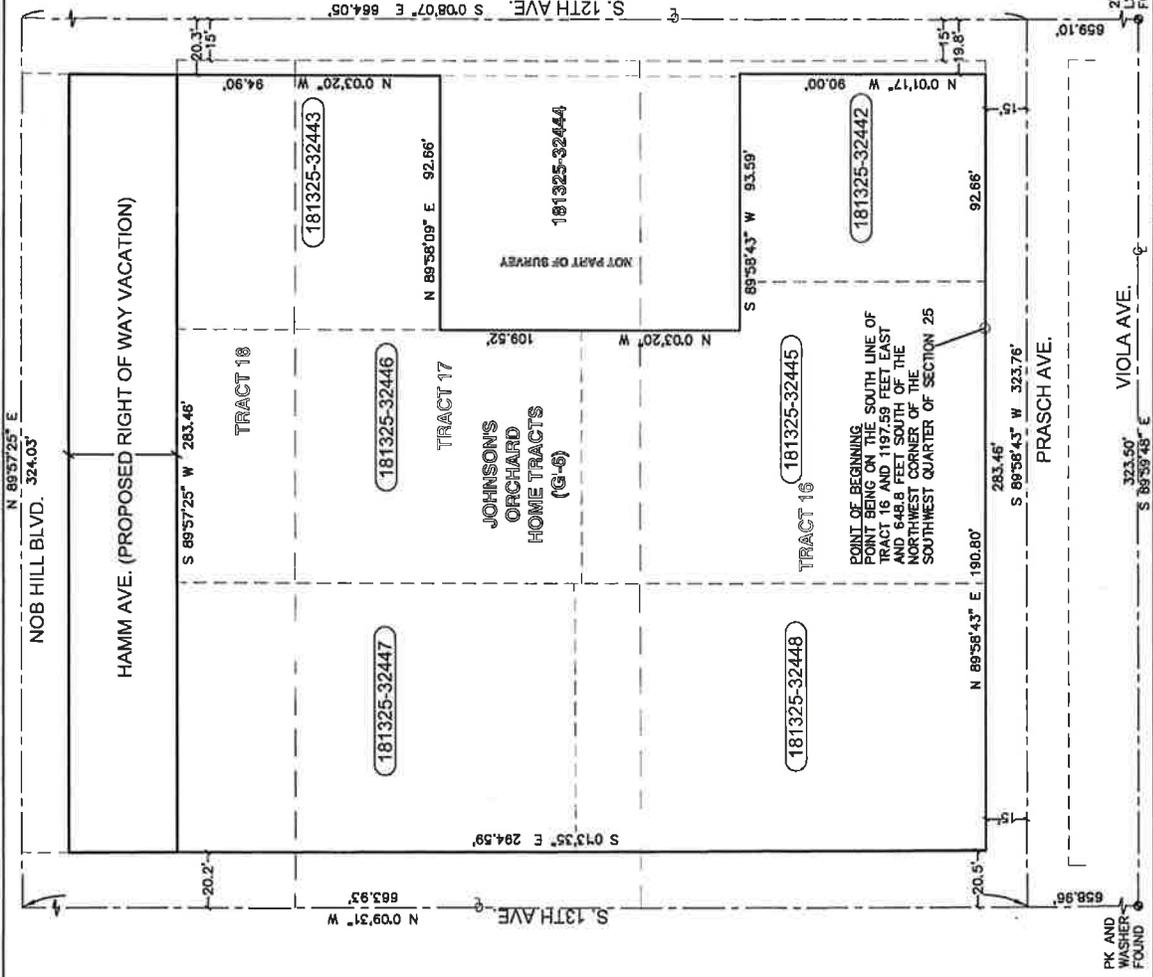
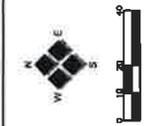
### **D. Is the vacation appropriate with existing zoning and land use? (Vacation of Right-of-Ways should be appropriate with existing and anticipated development in the area, based upon zoning, current use and long-range plans)**

The vacation is appropriate with existing zoning and land use. The existing land use on both sides of Hamm Avenue as well as to the west is Community College / University and these properties are owned by Yakima Valley Community College / State Board of Community & Technical Colleges. The vacation is consistent with the YVCC Campus Master Plan.

### **E. Are there any public or franchised utilities in the right-of-way to be vacated and if so, will they be relocated?**

The existing public utility lines located in the right-of-way will remain in place.

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CITY OF YAKIMA  
COMMUNITY DEVELOPMENT



5603 Nine Road Yakima, WA 98902 509.965.7000 Fax 509.965.3600 www.hla-inc.com		<b>HLA</b> Hillingsbo, Loman Associates, Inc. Civil Engineering • Land Surveying • Planning
JOB NUMBER 1006	DATE 10-13-14	FILE NAMES DRAWING 1006.DWG
REVIEWED BY: ETH	ENTERED BY: TDF	REVISION DATE
BROCKWAY OPFER RAAB ARCHITECTURE YAKIMA VALLEY COMMUNITY COLLEGE CITY OF YAKIMA, YAKIMA COUNTY, WASHINGTON		PARCEL MERGER EXHIBIT
SHEET 1 OF 1		1

# Project Vicinity Map

# RWV#001-15



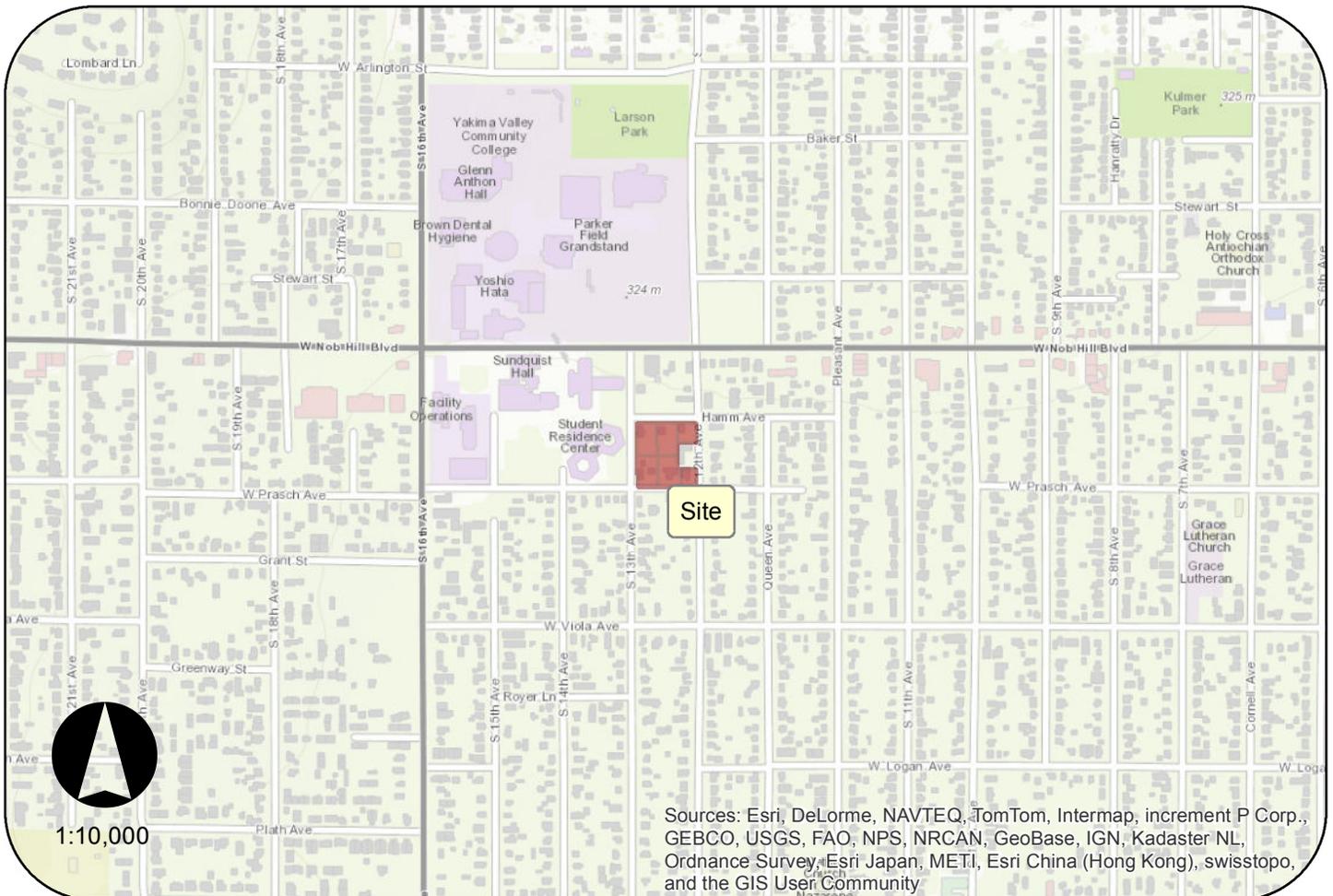
Related Projects:

Applicant: BOR ARCHITECTURE PLLC

Location: 1211 PRASCH AVE

Monday - 03/09/2015 - 04:21:05

Contact City of Yakima Planning Division at 509-575-6183  
City of Yakima - Geographic Information Services



Proposal: Vacate Hamm Avenue between S 12th Ave and S 13th Ave.

Map Disclaimer: Information shown on this map is for planning and illustration purposes only. The City of Yakima assumes no liability for any errors, omissions, or inaccuracies in the information provided or for any action taken, or action not taken by the user in reliance upon any maps or information provided herein.