

EXCESS PROPERTY DESCRIPTION
Former University Substation
October 16, 2015

Seattle City Light as the Jurisdictional Department of this City owned property has identified the following information about this excess property.

PMA	Parcel Size	Parcel #	Address	Zoning	2015 Estimated value	Short Legal Description
4052	6,900	409230-2320	711 NE Northlake Pl. 98105	IC 40	\$500,000	Lots 4, 5, 6 block 14 Lake View Addition, according to the plat recorded in Volume 5 of plats , page 34, in King County, Washington,

Map:



History: The property was purchased in 1940 and a building was constructed in 1941 to provide electric power to Seattle electric trolley cars. Additional property was purchased in 1946 and the building was further expanded in 1953. In the 1960's the building was decommissioned for electrical power uses. The property has been used as a landscape maintenance yard.

Acquisition Deeds:

August 26 1940, City of Seattle from James and Alice Chambers, Lot 5 and 6, Block 14 Lake View addition to City of Seattle, volume 5, and page 34 with portion of block 24 Lake Union Shore Lands as condemned in KC Superior Court Cause No 125369

Lots

September 23 1946 City of Seattle, Department of Lighting, from the Ice Delivery Co. Lot 4, Block 14 Lake View addition to City of Seattle, volume 5, page 34 with portion of block 24 Lake Union Shore Lands as condemned in KC Superior Court Cause No 125369

Ordinance: 70175 Relating to the Department of Lighting; providing for the acquisition of a site for a substation, and making an appropriation therefor from surplus in the Light Fund.

Acquisition Fund Source: Light Fund

Destination of funds upon sale: Seattle City Light Fund, Fund No. 41000

Current easements, covenants and restrictions: State Law requires government organizations to receive fair market value for the disposal of surplus real property.

Recommended easements, covenants and restrictions upon Transfer:

Potential problems with property and possible measures to mitigate their recurrence:

A phase I and a limited phase II report was prepared by Shannon and Wilson in 2011

Building and Property Description

Use: The building is currently used for landscaping maintenance

Building size: 1,644 gross square feet

Built: 1941 and 1946

Legal Description

LOTS 4, 5 AND 6 IN BLOCK 14 OF LAKE VIEW ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT RECORDED IN VOLUME 5 OF PLATS AT PAGE 14, IN KING COUNTY, WASHINGTON;
EXCEPT THOSE PORTIONS OF SAID LOTS LYING SOUTH OF A LINE WHICH IS DISTANT 100 FEET NORTH FROM AND PARALLEL TO THE NORTH LINE OF BLOCK 24, LAKE UNION SHORE LANDS, HERETO CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NO. 125369 AND FURTHER DESCRIBED IN CITY OF SEATTLE ORDINANCE NO. 37483.