HEARING HELD: VACATION OF BROADMOOR DRIVE, PLAT OF MT. VIEW BEACH & GOLF CLUB - CAMANO ISLAND

A Public Hearing in the matter of vacation of Broadmoor Drive in the Plat of Mt. View Beach and Golf Club, Division #1 and #2, Camano Island, came on before the Board for hearing at 10:00 A.M. as scheduled, having been referred to the Island County Engineer for review and recommendation 9 December 1976. The petition as received by the Board was submitted from H. J. Vanasse, et. al. Roy Allen, Assistant County Engineer, stated it was his understanding that the primary reason that the property owners desire the vacation is that the road has never been constructed, and many of the owners own the lots on both sides of Broadmoor Drive with an apparent interest in connecting those two lots to give a better buildable property. Mr. Allen stated that the Engineer's concern in vacating the road from the aspect that if it was vacated, all of those lots which front East Camano Drive probably in the future would request accessess onto East Camano Drive, which at the present time, is an arterial with high-speed traffic along the road; to encumber it with a number of individual accesses would cause it to be posted at a much lower speed limit. In discussing the possibility of how to solve the problem, the Engineering Department felt that if Mr. Vanasse and others who owned two lots back to back on either side of Broadmoor Drive would grant the County a covenant restricting access from those lots to the back road, then the County would have a limited access. Also noted during discussion, was that a portion of East Camano Drive only has a 40 foot wide right-of-way, and felt that should the County go through with vacation it should consider widening the 40 foot wide right-of-way by a minimum of 10 more feet on that side of the road. Mr. Vanasse stated he had given a 20 foot gift when the road was originally built and the road right-of-way was 60 feet wide the entire distance of the road. This took place, he indicated, a long time ago when WPA built the road. David A. Jolly, Island County Engineer, further noted his investigation and report in a letter to the Board dated 14 January 1977, indicating he was basically opposed to the vacation of Broadmoor Drive because it would then remove the safest type access for the lots fronting on East Camano Drive, but would agree to vacating Broadmoor Drive with a stipulation pertaining to a covenant from Mr. Vanasse and a similar covenant from other property owners fronting on East Camano Drive, unless terrain is such that access cannot be made to Highland Drive. Further, since it is unclear where Broadmoor Drive's most southerly terminus lies and Mt. Rainier Avenue's northerly terminus begins, any approval for a vacation of Broadmoor Drive should terminate at the south line of Lot 330 and Lot 212, Division #2, as this portion of the roadway is currently constructed and presently used. Commissioner Christiansen stated the only objection to vacation he would have would be the access to East Camano Drive; if the matter could be worked out, he would have no objection. Mr. Vanasse explained that the property had been in his family for over fifty years. As a primary landowner, Mr. Vanasse stated that although he did state he would consider a covenant he did not say he would give it. In Subdivision #1, almost 100% of it is without ability to come up to Scenic Drive, and he is landlocked and paying taxes on land that the only way his heirs would be able to recover on it is to sell the property to the owners of the second tier lots which face Highland Drive. Mr. Jolly repeated that it is his recommendation that vacation would have to be contingent upon the fact that the County has some kind of a covenant to protect the County that access would be restricted as much as possible to the back street. To protect the County from having to grant accesses to a major street down the line, the County does need some kind of a formal statement to the extent that if the property owners will recognize that the County will be most relunctant to grant access to East Camano Drive. Commissioner Anderson stated that in view of the fact that there is still some work to do and negotiating on the right-of-ways, would move that the hearing on the vacation of Public road Broadmoor Drive in the Plat of Mt. View Beach on Camano, be continued until February 10th at 11:00 A.M. Motion, seconded by

Commissioner Romeo, carried unanimously.

HEARING HELD: RECEIPT OF BIDS FOR PURCHASE OF PICKUPS AND CARS/ISLAND COUNTY ROAD DEPARTMENT

A Public Hearing in the matter of receiving bids for the purchase of four pickups and two cars for the Island County Road Department, came on for hearing at 10:30 A.M., having been set for hearing 20 December 1976 according to Resolution Number R-132-76. Following were the bids as received at this time:

(1) Don Boyer Chevrolet, Oak Harbor

Trade-in Allowance: 1972 Rambler $400.00
1965 Chevrolet $100.00
1962 Dodge Pickup $200.00
1967 International Scout $400.00

Bid per Specifications: Package Quote: $29,647.55, including Washington State Sales Tax, less trade-in allowance, for a total bid price of $28,547.55.

(2) Berg Ford Sales, Inc., Oak Harbor

Trade-In Allowance: None Quoted

Bid per Specifications: Package Quote - $30,952.87, including Washington State Sales Tax.

Commissioner Anderson moved that the bids received be referred to the Engineer's Office for their study and recommendation. Motion, seconded by Commissioner Romeo, carried unanimously. Engineer to present bid award recommendation later this afternoon.

EASEMENTS ACCEPTED - PUBLIC WORKS GRANT FUNDING TO CONSTRUCT RETAINING WALL/TYEE BEACH, CAMANO ISLAND

Roy Allen presented an easement from R. Wood for Lots 4 and 4a, within Tyee Beach, Camano Island, regarding a Public Works grant to construct a retaining wall. Commissioner Anderson moved that the Board accept the easement from Mr. R. Wood for lots 4 and 4a in the Plat of Tyee Beach, Division #1 per plat as recorded in volume 3, page 48, Records of Island County, for use in construction of the retaining wall necessary for repair of the roadway. Motion, seconded by Commissioner Romeo, carried unanimously.

CLAIM FOR DAMAGES - MOKEO SEIM

In regard to a Claim for Damages from Mokeo Seim referred to the Engineer 3 January 1977, Mr. Jolly reported that the claim had been investigated as well as possible considering the lapse of time from the date the damage occurred. The mower in question was equipment #218, Topeka Rotary Mower, District #2. The Road Supervisor reported that the area where damages occurred was conjested, but did not recall the incident; after talking to crew members, however, some of them did vaguely remember. The mower operator had been given previous instructions concerning safety and maintenance of the mower. In this instance it was to keep blades higher off the ground due to circumstances and unlevel shoulders. This is (and was not) always possible, which was the cause for the damage to vehicle windshield in the amount of $146.88. Mr. Jolly recommended payment of the claim in the amount of $146.88, the lowest estimate of the damage. Commissioner Anderson moved that the Board authorize payment of the claim for damages of Mokeo Seim for broker windshield for $146.88. Motion, seconded by Commissioner Romeo, carried unanimously.

QUITCLAIM DEED FOR RIGHT-OF-WAY/DYNES ROAD, CAMANO ISLAND

Mr. Jolly presented a Quitclaim deed from Mr. and Mrs. Gordon B. Mayes for right-of-way adjacent to the Dynes Road located in Section 35, Township 32 North, Range 2 East, W.M., Camano Island. This involves the Board's acceptance of the deed for a County road. Commissioner Christiansen explained that this was a piece of road where there currently exists no right-of-way at this particular point on the South side of the road. The County has been looking