

**HIGHLINE WATER DISTRICT  
King County, Washington**

**RESOLUTION 13-8-7A**

**RESOLUTION AUTHORIZING DEVELOPER EXTENSION AGREEMENT  
MADELINE MEADOWS – 27835 32ND PL S**

**Be It Resolved by the Board of Commissioners of Highline Water District:**

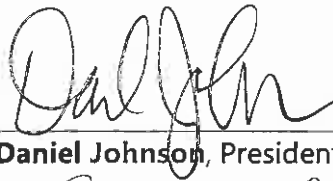
1. The District has received the application, plans and specifications for an extension to the Water District's system, subject to compliance with the District's standards and procedures for developer extensions.
2. The extension hereinafter described is an addition and betterment to the water system of the District and is hereby authorized.

Name of Extension: **MADELINE MEADOWS**

Name of Developer: **LANDMARK HOMES, INC.**

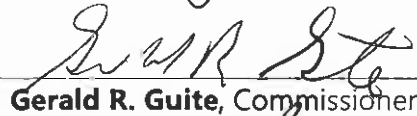
**ADOPTED BY THE BOARD OF COMMISSIONERS** of Highline Water District, King County, Washington, at an Open Public Meeting held this **7th** day of **August 2013**.

**BOARD OF COMMISSIONERS**




**Daniel Johnson, President**

\_\_\_\_\_  
**Kathleen Quong-Vermeire, Secretary**



**Gerald R. Guite, Commissioner**

\_\_\_\_\_  
**Vince Koester, Commissioner**



**George Landon, Commissioner**

## HIGHLINE WATER DISTRICT DEVELOPER EXTENSION CONTRACT

THIS CONTRACT entered into as of this 1<sup>st</sup> day of August, 2013, is between Highline Water District, a municipal corporation of King County, Washington (herein referred to as "District") and Landmark Homes Inc. ("Developer").

Developer is the owner of and desires to develop the following described real property situated in King County, Washington: Madelaine Meadows 34-22-04-9226  
LOT 4 SP 177069, recording # 7706240952, Records of KC WA.

("Property").

In the course of the development, the Developer desires to install water mains and appurtenances (herein referred to as "Developer Extension" or "Extension"), and connect them to the main lines of the District, all in accordance with plans which have been reviewed and authorized by the District.

NOW THEREFORE, in consideration of the benefits each party shall derive from this Agreement, it is agreed between the District and the Developer as follows:

1. The Developer shall construct the Developer Extension in accordance with all District requirements. Any variations from the District's standards must be corrected prior to the District's acceptance of the Developer Extension.
2. All permits required at any time for prosecution of the Developer Extension or any portion thereof, whether or not obtained by the District, shall be at the Developer's expense, and copies of all such permits obtained by the Developer shall be delivered to the District.

### FEES

3. In consideration of services provided by the District in conjunction with this agreement the Developer shall submit a deposit of \$4000,- to the District. Costs incurred by the District in administering the terms of this agreement shall be charged against the deposit during the term of the project. District costs shall be based on the actual time and expenses expended by the District or its consultant. The District shall charge Developer for all services performed by the District which shall include, but not be limited to, the following:

- 3.1. Contract Administration;

**HIGHLINE WATER DISTRICT  
DEVELOPER EXTENSION CONTRACT**

32. The originals of the Extension plans and design ("Plans") shall be delivered to the District in the form required by the District upon completion of the Plans and shall become the property of the District. Neither the Developer nor the Developer's engineer shall have any rights of ownership, copyright, trademark or patent in the Plans.

IN WITNESS WHEREOF the parties have entered into this contract the date first above written.

**HIGHLINE WATER DISTRICT**

By: \_\_\_\_\_  
Its General Manager

23828 30th Ave S  
Kent, WA 98032  
Phone: 206-824-0375  
Fax: 206-824-0806

By: Dal H  
Its President

P.O. Box 26116  
Federal Way WA 98043  
253-927-6116 Phone  
253-927-4652 Fax

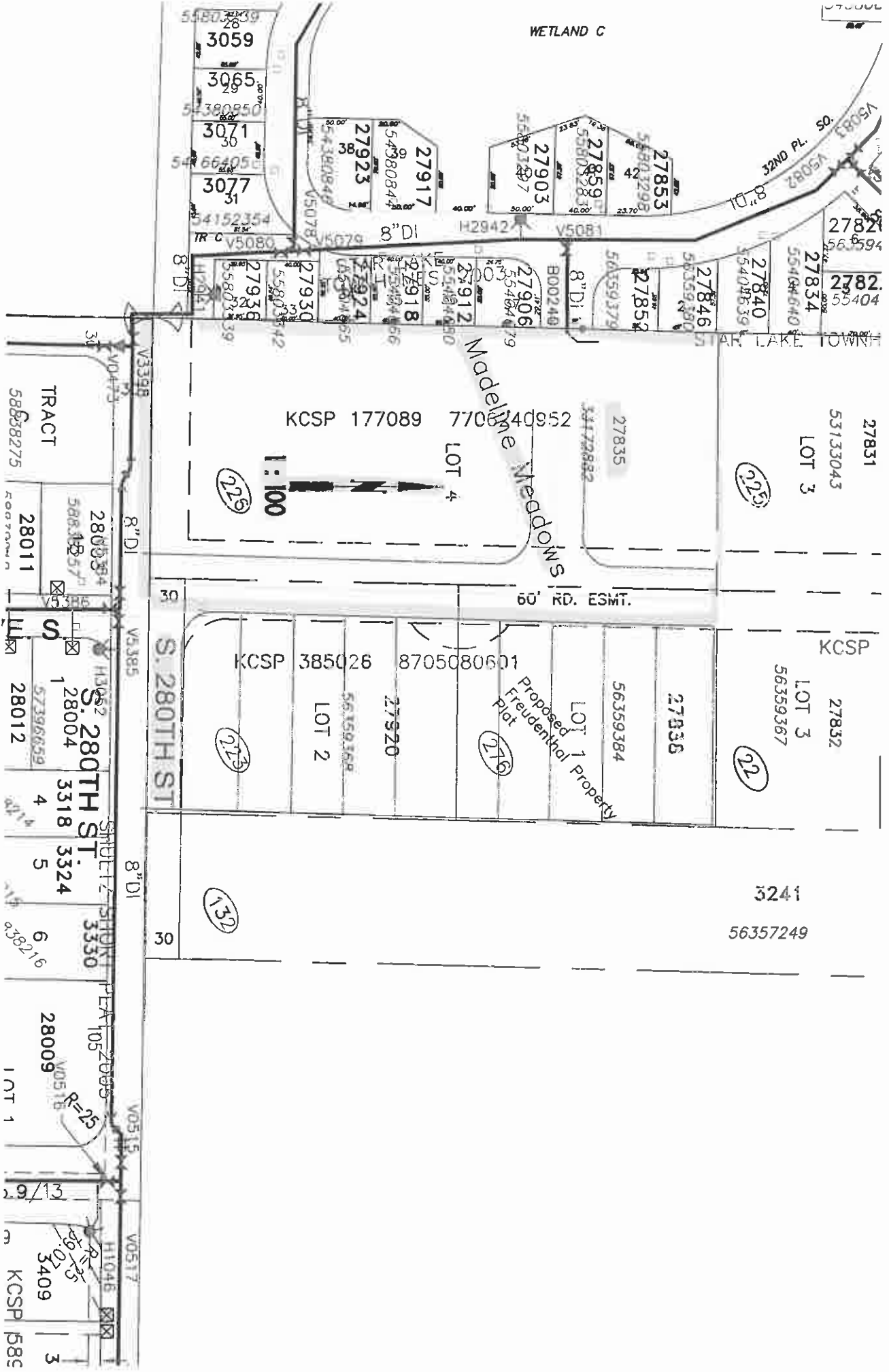
Madeline Meadows

27835 32 Pl S., Auburn, WA 98001

NW-34-22-04

Legal Description

PP ACT 39944244 MOBILE HOME LOT 4 OF KC SHORT PLAT NO 177089 REC  
#7706240952 TGW TRANSFERABLE DEVELOPMENT RIGHTS FROM PCL #'S 222507-9001,  
222507-9032, 232507-9018 & 232507-9039 PER DOC REC #20061219002029 &  
20061219002030 & 20100430000448 SD SP DAF - W 200 FT OF SW 1/4 OF NW 1/4 LY SLY  
OF S STAR LAKE RD TGW UND 1/8 INT IN FOLG DESC POR OF GOV LOT 3 BEG AT  
STAKE MARKING C/L OF E END OF GILBERT & FAULKNER RD NO 562 TH N 30 FT TH E  
12 FT TH N TO LAKE TH W 12 FT TH S TO BEG TGW SH LANDS ADJ



WETLAND C

STAR LAKE TOWNSHIP

1:100

KCSP 177089 770840952

LOT 4

Madeline Meadows

60' RD. ESMT.

S. 280TH ST

S. 280TH ST

TRACT  
58538275

280034  
588357  
28011

28004  
57396659  
28012

3318  
3324  
3330

28009  
LOT 1

3409  
KCSP 1585

27831  
53133043  
LOT 3

KCSP  
27832  
LOT 3  
56359367

3241  
56357249

27835  
56359384

Proposed Freudenthal Property  
LOT 1

27820

KCSP 385026  
LOT 2

27836  
56150168

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27846  
56359280

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56159379

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**Agenda Item No.:** 5.1  
**Agenda Date:** 08/07/2013  
**Reviewed By:** 

**Subject:** Developer Extension – Authorize Developer Extension Agreement  
Madeline Meadows

**ATTACHMENTS:**

- 1. Resolution
- 2. Contract
- 3. Legal Description
- 4. Map

**BACKGROUND:**

**Name of DE:** Madeline Meadows  
**Name of Developer:** Landmark Homes, Inc  
**Plat or Subdivision:**  
**Scope of Work:** Provide and install approximately 555 LF of 8" DI water main, 17 LF of 6" DI water main, one fire hydrant, twelve 3/4" domestic water services, one 3/4" irrigation service, four 8" valves, one 6" valve and related appurtenances needed to provide fire protection, irrigation and domestic water service to 12 new single family residents.

**GENERAL LOCATION OF DE:** 27835 32nd Pl S  
**Bill of Sale Dated:**  
**Signed by:**  
**Requesting Latecomers**  
**Payback Agreement?:** Yes  No  N/A   
**Deposit Paid?:** Yes  No  N/A   
**Amt. of Deposit:** \$4,000.00  
**Explanation:**