



REQUEST FOR ACTION

**Public Right-of-Way Vacation No. CD2025-002VAC by
TD Bulldog Investments LLC**

MEETING DATE:

February 26, 2025

ORIGINATING DEPT:

Community Development

AGENDA SECTION:

Reports and Recommendations

PRESENTER:

Jase Pater

Action Requested:

Forwarding a recommendation to the Council approving Public Right-of-Way Vacation No. CD2025-002VAC, by TD Bulldog Investments LLC, with one condition, to vacate an approximate 130-foot-long Public Right-of-Way.

Report Narrative:

The petitioners request a vacation of an approximate 130-foot-long public right-of-way easement, originally platted in 1907, located on the northern half of 1111, 1117, and 1119 2nd St SW. The public right-of-way easement is no longer in use, as adjoining parcels have redeveloped and vacated portions of the original easement.

In 2019, portions of the original right-of-way were vacated for the development of EVEN Hotels located at 101 11 Avenue SW. Because of this, the remaining right-of-way has become unable to be utilized.

The Development Review Team recommends approval of the Public Right-of-Way Vacation No. CD2025-0002VAC, subject to the following condition:

1. Prior to Recordation of the Vacation Resolution, a sanitary sewer utility easement shall be retained or dedicated via a separate agreement.

Priorities & Foundational Principles:

Economic Vibrancy & Growth Management

Policy Considerations & DEI Impact:

This vacation will remove a current encumbrance on an existing lot and allow flexibility in the site's future expansion.

Prior Legislative Actions & Community Engagement:

No prior legislative actions or engagement.

Fiscal & Resource Impact:

No development costs are anticipated with this vacation petition.

Alternative Action(s):

No alternative actions are suggested at this time.

Prepared By:

Jase Pater

Attachments:

[CD Memo - CD2025-002VAC TD Bulldog Investments LLC](#)

[Notification Map - CD2025-002VAC TD Bulldog Investments LLC](#)

[Site Location Map - CD2025-002VAC TD Bulldog Investments LLC](#)

[Vacation Exhibit and Legal Description - CD2025-002VAC TD Bulldog Investments LLC](#)

[Applicant Narrative - CD2025-002VAC TD Bulldog Investments LLC](#)

[Referral Comments - CD2025-002VAC TD Bulldog Investments LLC](#)