

**RENTON SCHOOL DISTRICT NO. 403
KING COUNTY**

RESOLUTION NO. 02-23/24

A RESOLUTION of the Board of Directors of the Renton School District No. 403, King County, Washington, setting a project area for expansion of Renton High School and authorizing the acquisition of an assembly of properties within the City of Renton.

WHEREAS, Renton School District No. 403 ("District") has identified a capital project need in its Community Facilities Advisory Committee review and in its Capital Facilities Plan ("CFP") and passed a bond to renovate or replace Renton High School; and

WHEREAS, the District explored various locations for replacement and relocation of Renton High School. The search for another location for the school was unsuccessful and the District has determined to renovate and expand the school in its current location;

WHEREAS, for purposes of such high school expansion, the District has identified a potential project area ("Project Area") adjacent to the existing school site and comprised of forty-two (42) parcels of property located in the City of Renton, King County, Washington, as listed in attached Exhibit A and depicted in attached Exhibit B (collectively, the "Property" and each individually a "Property"); and

WHEREAS, the District is interested in extending offers and proposing a form of purchase and sale agreement for purchase of each Property, subject to the fulfillment of contingencies, including further due diligence regarding the Property and approval by the Board of Directors ("Board") of the final transaction terms and conditions prior to closing on the purchase of each Property; and

WHEREAS, the Board finds the Property is desirable for renovation and expansion of Renton High School and acquisition of the Property for this purpose is consistent with the Board's policy on site acquisition, Policy No. 6905, and the District's CFP; and

WHEREAS, the Board will review parcel, market value appraisal (by a professionally designated real estate appraiser), assessment, and purchase price information for each Property and approve acquisition of each Property as a condition of closing on a proposed acquisition; and

WHEREAS, existing District warehouse facilities within the Project Area will need to be relocated to accommodate the high school expansion improvements;

NOW, THEREFORE, be it resolved that the Board, pursuant to its authority under RCW 28A.335.090, hereby (i) establishes the assemblage of the Property as the Project Area for the Renton High School renovation and expansion project; (ii) authorizes the Superintendent of the District or the Superintendent's designee to proceed with extending offers to purchase each Property and to negotiate other terms and conditions of such acquisition, maintain contingencies to each purchase that include further due diligence regarding each Property, and to obtain Board approval of the final transaction terms and conditions prior to closing on the purchase of such Property; (iii) authorizes the

Superintendent of the District or the Superintendent's designee to proceed with extending offers to purchase property for relocation of existing warehouse facilities and to negotiate other terms and conditions of such acquisition, maintain contingencies to each purchase that include further due diligence regarding the new warehouse property, and to obtain Board approval of the final transaction terms and conditions prior to closing on the purchase of such new warehouse property; and (iv) authorizes the Superintendent of the District or the Superintendent's designee to take all steps necessary or advisable, in compliance with applicable law, policies, and procedures, to effectuate the acquisition of fee simple title to the Property and the warehouse property, including the right to exercise the District's power of eminent domain subject to any necessary further Board action.

ADOPTED at a regular meeting of the Board of Directors of Renton School District No. 403, King County, Washington, the 25th day of October 2023.

Alisa Louie, President

Dr. Avanti Bergquist, Director

Justin Booker, Director

Dr. Stephanie McIrvin, Director

Damien Pattenau, Ed.D.
Secretary to the Board

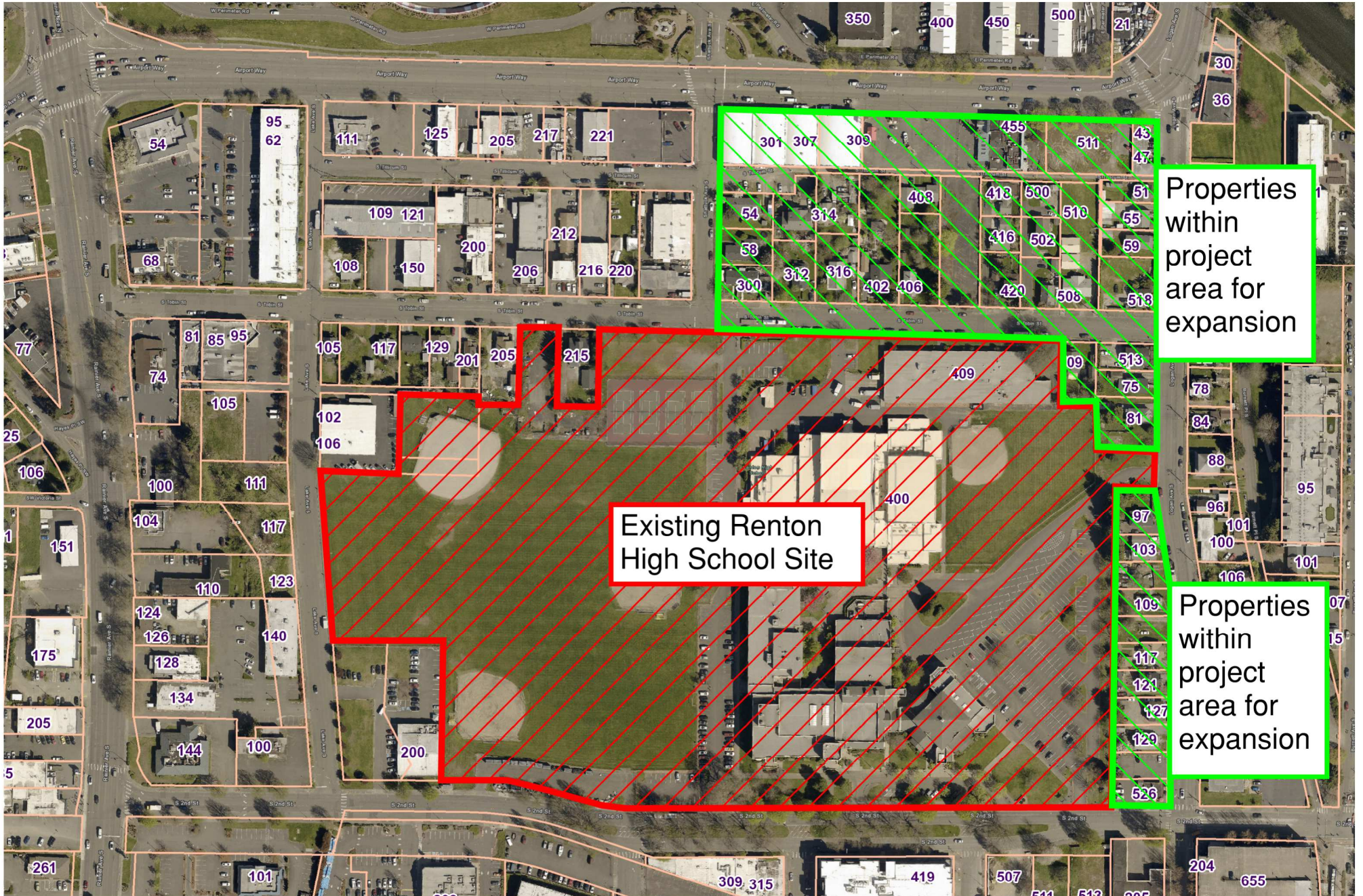
Renton School District
Property Acquisition List

EXHIBIT A

10/16/2023

No.	Parcel number	Taxpayer name	Parcel address	Jurisdiction	Zip code
1	0007200016	81 LOGAN S LLC	81 LOGAN AVE S	RENTON	98057
2	0007200017	81 LOGAN S LLC	75 LOGAN AVE S	RENTON	98057
3	0007200127	81 LOGAN S LLC	509 S TOBIN ST	RENTON	98057
4	0007200128	81 LOGAN S LLC	513 S TOBIN ST	RENTON	98057
5	5696000140	PHAM THANH	526 2ND AVE S	RENTON	98057
6	5696000145	PHAM THANH	526 2ND AVE S	RENTON	98057
7	5696000150	NGUYEN THANH M+LU MELISSA J	129 LOGAN AVE S	RENTON	98057
8	5696000155	FINAMORE NICHOLAS JR	127 LOGAN AVE S	RENTON	98057
9	5696000160	KALMAR VERONIKA	121 LOGAN AVE S	RENTON	98057
10	5696000165	LOGAN AVENUE VENTURES LLC	117 LOGAN AVE S	RENTON	98057
11	5696000169	SINGH MANDEEP	LOGAN A	RENTON	98057
12	5696000170	KAMOH AMRIK S+BHUPINDER K	109 LOGAN AVE S	RENTON	98057
13	5696000180	KOVURI SWETHA+KORUKONDA	LOGAN A	RENTON	98057
14	5696000185	KOVURI SWETHA+KORUKONDA	103 LOGAN AVE S	RENTON	98057
15	5696000190	WATE RYAN & PACKARD KATLYN	97 LOGAN AVE S	RENTON	98057
16	0007200033	RENTON 314 LLC	314 S TILlicUM ST	RENTON	98057
17	0007200034	AMAHAM HAREGU DESTA	300 S TOBIN ST	RENTON	98057
18	0007200035	SODOMA PHILIP+HONG	312 S TOBIN ST	RENTON	98057
19	0007200036	HOANG VINH+NHI	316 S TOBIN ST	RENTON	98057
20	0007200037	PLOUE-SMITH CATHERINE	402 S TOBIN ST	RENTON	98057
21	0007200038	TRAN ANH & SOAN THI	408 S TOBIN ST	RENTON	98057
22	0007200039	MAC SARAH	414 S TOBIN ST	RENTON	98057
23	0007200040	GRISSOM STEVEN E-TTEE	508 S TOBIN ST	RENTON	98057
24	0007200041	AMERICAN UNITED FEDERAL CRE	518 S TOBIN ST	RENTON	98057
25	0007200043	COHEN LEON O	59 LOGAN AVE S	RENTON	98057
26	0007200072	PERGAMO ANNA+CASSERLY BRIAN	420 S TOBIN ST	RENTON	98057
27	0007200078	DESPUIG ERLINDA D	416 S TOBIN ST	RENTON	98057
28	0007200079	VICERAL EZRA FELIAS+FLORENC	418 S TOBIN ST	RENTON	98057
29	0007200108	CHEN YAN JUAN & QIN WENJIE	502 S TOBIN ST	RENTON	98057
30	0007200110	CHAU BILL+ANN	500 S TOBIN ST	RENTON	98057
31	0007200114	GREEN KENNETH	504 S TOBIN ST	RENTON	98057
32	0007200167	NICKELS PAUL M	54 SHATTUCK AVE S	RENTON	98057
33	0007200171	CHEN ZHEWEN	58 SHATTUCK AVE S	RENTON	98057
34	0007200179	RENTON 406 LLC	406 S TOBIN ST	RENTON	98057
35	0007200214	NGUYEN QUANG	311 S TILlicUM ST	RENTON	98057
36	7229300490	SDS PARTNERSHIP	301 AIRPORT WAY	RENTON	98057
37	7229300515	PANELLI KELLY	505 AIRPORT WAY	RENTON	98057
38	7229300545	MAC SARAH	455 AIRPORT WAY	RENTON	98057
39	7229300580	DREAMLINER LLC	511 AIRPORT WAY	RENTON	98057
40	7229300595	LEI YING KIET	43 LOGAN AVE S	RENTON	98057
41	7229300630	PURSUIT PROPERTY ENTERPRISE	55 LOGAN AVE S	RENTON	98057
42	7229300635	FOSTER LUIDA R+EDDIE D	51 LOGAN A	RENTON	98057

EXHIBIT B



Properties within project area for expansion

Existing Renton High School Site

Properties within project area for expansion