



Las Casitas Right-of-Way Vacation (VAC 25-0001)

April 28, 2025

Overview

The City of Tualatin is proposing a Right-of-Way Vacation (Casefile VAC 25-0001) under Oregon Revised Statutes (ORS) 271.

The proposed Right-of-Way Vacation is an 4,959 square-foot tract of land identified as the northerly unimproved street stub of SW 68th Avenue on Tax Map 2S124DD, created by the “Stoneridge” subdivision plat.



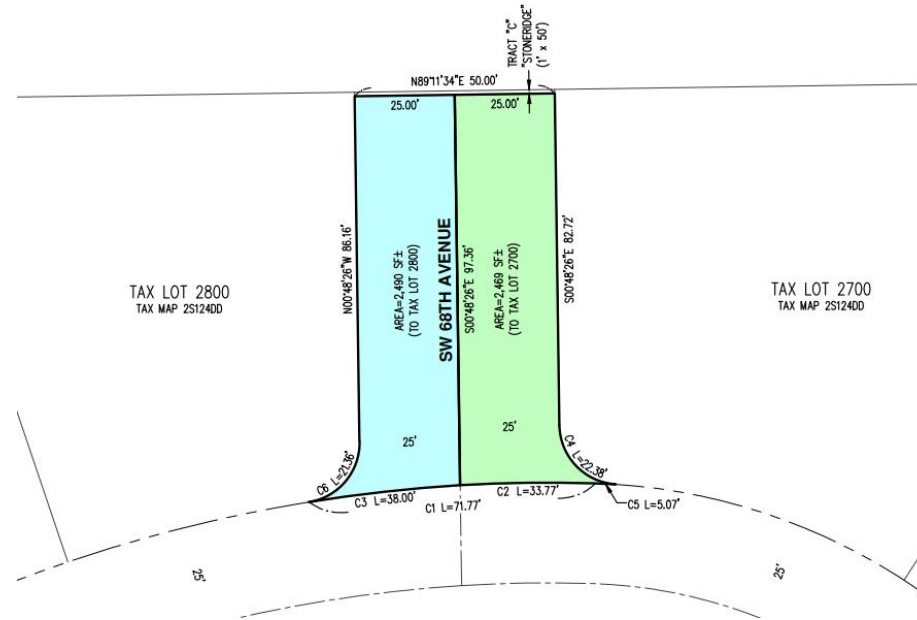
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Background

In 1977, the property was conveyed to the City of Tualatin in the Stoneridge subdivision plat as Street Plug Tract "C".

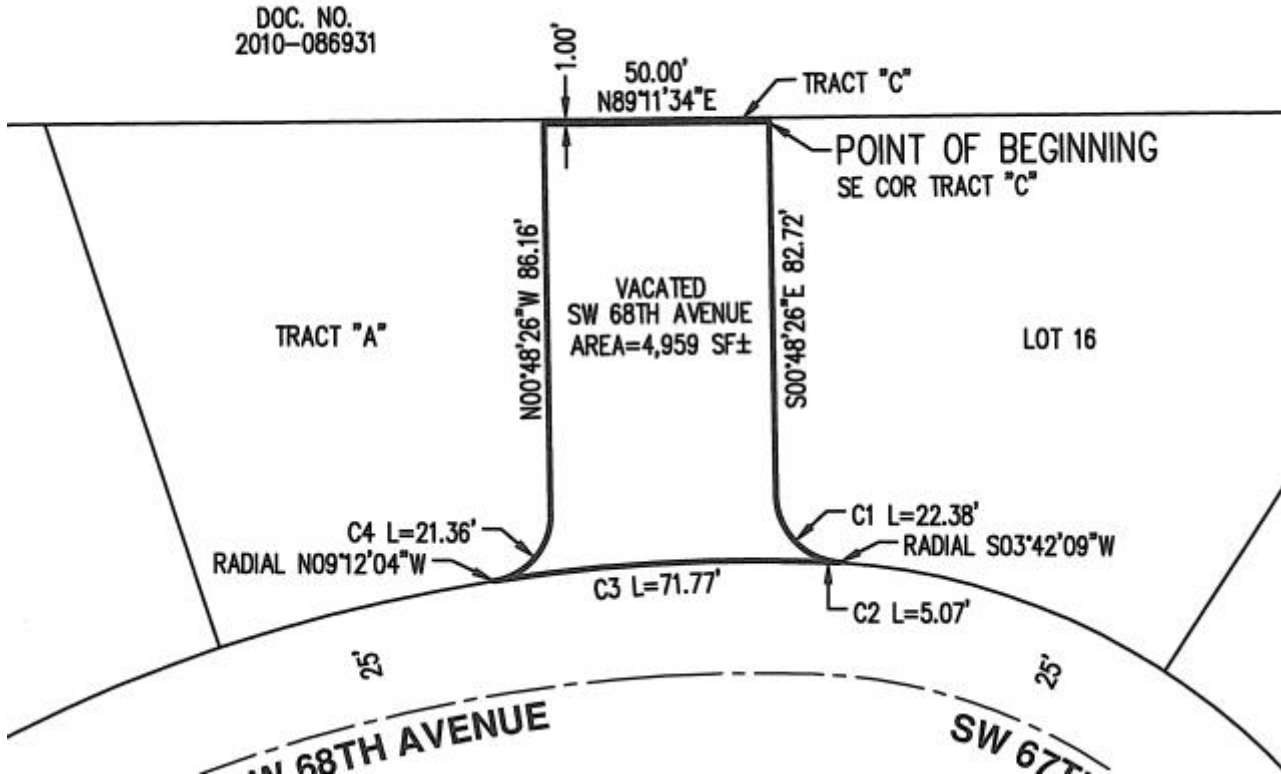
The site has been utilized informally as park space as an extension to the city-owned public park to the east.

To formally use the area as a park site, the right-of-way would need to be vacated and re-conveyed to the City. The property owner to the west (Tax Lot 2700) has agreed to Quit Claim the portion of vacated right-of-way.



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A decorative horizontal line with a repeating wavy pattern in a dark teal color.



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Applicable Criteria



Under ORS 271, the governing body shall hear the petition and shall determine whether:

- The consent of the owners of the requisite area has been obtained,
- Notice has been duly given, and
- The public interest will be prejudiced by the vacation of such plat or street or parts thereof.

If such matters are determined in favor of the petition the governing body shall by ordinance make such determination a matter of record and vacate such plat or street; otherwise it shall deny the petition. The governing body may, upon hearing, grant the petition in part and deny it in part, and make such reservations, or either, as appear to be for the public interest.



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Property Owner Consent

- Oregon Revised Statutes Chapter 271 allows the City to initiate the vacation process and to make a decision at a public hearing as long as appropriate notice is given.
- The City of Tualatin initiated the Right-of-Way vacation process. This standard is met.



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Notification Requirements



- Notice was published in a newspaper of general circulation for at least 2 consecutive weeks prior to the hearing.
- Notices were posted on the site within 5 days of the first date of newspaper publication.



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Public Interest



- The public interest will not be prejudiced by the vacation.
- The tract will be utilized for a government-owned park.



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Conclusion & Recommendation



- The staff report and attachments in your packet demonstrate that the applicable criteria are met.
- Staff recommends City Council adopt Ordinance No. 1498-25.
- This action would vacate an 4,959 square-foot area of land as the northerly unimproved street stub of SW 68th Avenue on Tax Map 2S124DD, created by the “Stoneridge” subdivision plat, facilitating the use of the site as a City park.
- This action would authorize the City Manager to take any and all actions necessary to implement the Ordinance.





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