



Resolution No. R2025-01

To Acquire Real Property Interests Required for the OMF South Project

Meeting:	Date:	Type of action:	Staff contact:
Committee name Board	01/09/2025 01/23/2025	Recommend to Board Final action	Terri Mestas, Deputy CEO, Capital Delivery Michael Morgan, Executive Director, Capital Delivery Tim Muller, Executive Project Director Clint Dameron, Acting Director, Real Property

Proposed action

Authorizes the chief executive officer to acquire certain real property interests, including acquisition by condemnation to the extent authorized by law, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants as necessary for construction, operation, and maintenance of the Operations and Maintenance Facility South project.

Key features summary

- Authorizes the acquisition of all or part of 6 parcels located in Federal Way. Acquisitions consist of Partial Fee acquisition and Temporary Easement acquisitions for the Operations and Maintenance Facility South (OMF South) project.
- The properties are needed for the construction, operation, and maintenance of the OMF South project. The project will meet Sound Transit's need to receive, test, commission, store, maintain, and operate an expanded fleet of light rail vehicles (LRVs) to support the expansion of the Link light rail system as part of Sound Transit 3. The Project will also help implement the Puget Sound Regional Council VISION 2050 and the Sound Transit Regional Transit Long Range Plan.
- Sound Transit will work with those impacted to assure they have access to relocation advisory services and other eligible relocation benefits as outlined in the Uniform Act.
- The real properties identified in this requested action are included in Exhibit A. While only six parcels will be impacted by this acquisition resolution, numerous taxpayers are impacted, as set forth in Exhibit A. This is because three condominiums have common areas being impacted (OMF124, 130 and 191). Washington law requires Sound Transit to send notifications to all taxpayers on file. The condominium owners on each of these three properties pay taxes on the common areas individually via the condominium association, which requires the agency to send individual notifications and include them individually in this acquisition package.

Background

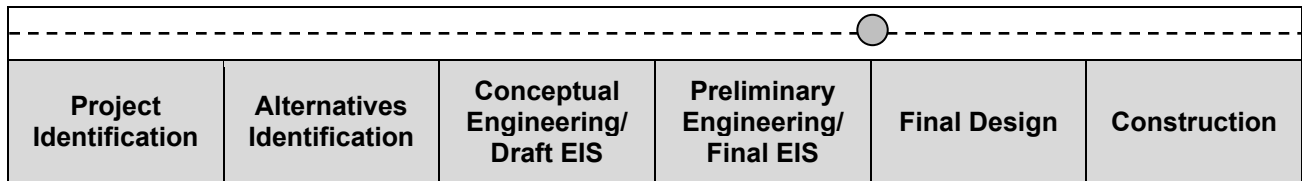
A new OMF is needed in the South corridor to receive, store and service a larger light rail vehicle fleet to support future Link light rail extensions to Tacoma, West Seattle and throughout the region. An operations and maintenance facility is where light rail trains go 24 hours a day, 365 days a year for cleaning and care. To build this new facility, Sound Transit needs approximately 60-70 acres near an

operating light rail line. As part of system expansion plans, Sound Transit plans to construct a total of four OMFs across the region. In addition to this future facility in South King County (OMF South), Sound Transit currently services the existing light rail vehicle fleet at a central facility on South Forest Street in Seattle, and at a second facility in Bellevue (OMF East). Sound Transit will also construct another OMF along the Everett Link Extension (OMF North).

FTA and Sound Transit evaluated three alternatives: Midway Landfill, South 336th Street, and South 344th Street and published the OMF South Final EIS on June 7, 2024. On June 27th, 2024, the Sound Transit Board selected the South 336th Street Preferred Alternative as the project to be built. FTA issued its Record of Decision on August 7, 2024. FHWA issued its ROD for the project on August 29, 2024.

Sound Transit will acquire the property, by condemnation, if necessary, as needed for the construction, operation, and maintenance of the OMF South. Sound Transit's authorizing legislation grants the agency the power of eminent domain to accomplish such acquisitions when efforts to reach agreement with property owners reach an impasse.

Project status



Projected completion date for Final Design: Q2 2026

Project scope, schedule and budget summary are located on the [Sound Transit website](#).

Fiscal information

The authorized project allocation for the OMF South project is \$394,359,979. Within the \$226,959,301 right of way phase, \$74,955,019 has been previously committed. There is \$152,004,282 of uncommitted funds in the right of way phase, which is sufficient to complete the action. In accordance with Sound Transit policy, budgets for specific parcels will be discussed with the Board in executive session. Consistent with the current estimate at completion for real property acquisition, this action and acquisitions of remaining certified properties are affordable within the adopted project budget.

Within the Agency's Financial Plan, the cost estimate for the OMF South project is \$1.9 billion in 2024\$ and is assumed to open in 2029. As this project is pre-baselined, both the authorized project allocation for project development work and a forecasted cost estimate for the remaining project delivery and construction work are assumed in the existing Long Range Financial Plan forecast.

Disadvantaged and small business participation

Not applicable to this action.

Public involvement

In prior project phases, property owners were invited to meet with the OMF South project team to get their questions regarding environmental review and property acquisition/relocation answered. In addition, the engagement team notified residents, businesses, and properties on the publication of the project's NEPA Draft/SEPA Supplemental Draft EIS in September 2023 and the Final EIS in May 2024. Notification methods included a mass mailer, social media posts, GovDelivery email updates, newspaper advertisements, and press releases.

During the current project phase, the engagement team supports real property staff in coordinating with property owners on acquisition-related questions and engages with properties potentially impacted by future construction.

Time constraints

The Board has identified a target in-service date of 2029. The OMF South must be operational to receive its first LRV deliveries by 2030. The project team updated the Board on the project schedule and presented schedule recovery opportunities to meet the target in-service date for the Preferred Alternative. Property acquisition is on the critical path to meeting this target. A month delay will have a corresponding effect on meeting this schedule.

Prior Board/Committee actions

Resolution No. R2024-26: Authorized the chief executive officer to acquire certain real property interests, including acquisition by condemnation to the extent authorized by law, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants as necessary for construction, operation, and maintenance of the Operations and Maintenance Facility South project.

Resolution No. R2024-19: Authorized the chief executive officer to acquire certain real property interests, including acquisition by condemnation to the extent authorized by law, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants as necessary for construction, operation, and maintenance of the Operations and Maintenance Facility South project

Resolution No. R2024-16: Selected the project to be built for the Operations and Maintenance Facility South project.

Resolution No. R2023-26: Authorizes the chief executive officer to acquire certain real property interests, contingent on receipt of any necessary federal approvals, including acquisition by condemnation to the extent authorized by law, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants as necessary in order to secure properties for construction, operation, and maintenance of the Tacoma Dome Link Extension and the Operations and Maintenance Facility South project.

Motion No. M2021-81: Identified the preferred alternative for the Link Operations and Maintenance Facility South Final Environmental Impact Statement.

Motion No. M2019-50: Identified Link Operations and Maintenance Facility South site alternatives for study in the Draft Environmental Impact Statement.

Environmental review – KH 12/24/24

Legal review – PM 1/3/25



Resolution No. R2025-01

A RESOLUTION of the Board of the Central Puget Sound Regional Transit Authority authorizing the chief executive officer to acquire certain real property interests, including acquisition by condemnation to the extent authorized by law, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants as necessary for the Operations and Maintenance Facility South project.

WHEREAS, the Central Puget Sound Regional Transit Authority, commonly known as Sound Transit, was formed under chapters 81.104 and 81.112 of the Revised Code of Washington (RCW) for the Pierce, King, and Snohomish Counties region by action of their respective county councils pursuant to RCW 81.112.030; and

WHEREAS, Sound Transit is authorized to plan, construct, and permanently operate a high-capacity system of transportation infrastructure and services to meet regional public transportation needs in the Central Puget Sound region; and

WHEREAS, in general elections held within the Sound Transit district on November 5, 1996, November 4, 2008, and November 8, 2016, voters approved local funding to implement a regional high-capacity transportation system for the Central Puget Sound region; and

WHEREAS, in order to use the property determined to be necessary for the construction, operation and maintenance of project improvements required under the voter approved high capacity transportation system plans, it is necessary for Sound Transit to acquire by negotiated purchase or to condemn certain rights in the property for public purposes, and to reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants; and

WHEREAS, the Operations and Maintenance Facility South project is a component of Sound Transit's high capacity system; and

WHEREAS, Sound Transit has identified certain real properties as necessary for the construction and permanent location of the Operations and Maintenance Facility South project and such properties are reasonably described in Exhibit A of this resolution; and

WHEREAS, in order to use the property determined to be necessary for the construction, operation, and permanent location of the Operations and Maintenance Facility South project, it is necessary for Sound Transit to acquire by negotiated purchase or to condemn certain lands and rights in property for public purposes, and reimburse eligible relocation and reestablishment expenses incurred by affected owners and tenants; and

WHEREAS, Sound Transit has commissioned or will commission appraisals to determine the fair market value of the properties, and will negotiate in good faith with the owners of the properties authorized to be acquired by negotiated purchase or condemned, with the intent of reaching agreements for the voluntary acquisition of the property for fair market value; and

WHEREAS, the funds necessary to acquire the property by voluntary purchase or to pay just compensation adjudged due after condemnation and the funds necessary to reimburse eligible relocation and reestablishment expenses shall be paid from Sound Transit general funds.

NOW THEREFORE BE IT RESOLVED by the Board of the Central Puget Sound Regional Transit Authority as follows:

SECTION 1. The chief executive officer is hereby authorized to:

- A. Execute such agreements as are customary and necessary for the acquisition of interests in the real property described in Exhibit A (said property to be used for Operations and Maintenance Facility South project) and incorporated herein by reference, and for the reimbursement of eligible relocation and reestablishment expenses. In accordance with Sound Transit's Real Property Acquisition and Relocation Policies, Procedures and Guidelines, the acquisition price of the properties may not exceed the fair market value to be determined through the appraisal process; provided that in the event the total of the acquisition, relocation, and reestablishment costs of the properties for the Operations and Maintenance Facility South project exceeds Sound Transit's approved budget for right-of-way acquisition (plus contingency), then the chief executive officer must obtain approval from the appropriate committee or the Board, per Resolution No. R2023-30, before the acquisition of the property for the Operations and Maintenance Facility South project by purchase or by condemnation and the reimbursement of eligible relocation and reestablishment expenses.
- B. Settle condemnation litigation or enter administrative settlements (a settlement in lieu of initiating condemnation litigation) for the acquisition of interests in the real property described in Exhibit A. Such settlements shall be made only upon the finding of legal counsel that the settlement is consistent with the law and is reasonable, prudent, and in the public interest. Such settlements may not exceed established project budgets. For all other settlements proposed, the chief executive officer must obtain prior approval of the appropriate committee or the Board, per Resolution No. R2023-30.
- C. Make minor amendments to the legal descriptions of the properties described in Exhibit A, as may be necessary to correct scrivener's errors and/or to conform the legal description to the precise boundaries of the property required for the project.
- D. Execute agreements for the disposition of interests in the real property identified in Exhibit A for: (1) the relocation of utilities as necessary or desirable for the Operations and Maintenance Facility South project; (2) the satisfaction of permit conditions or mitigation requirements; (3) the curing of damages to real property acquired pursuant to Exhibit A and caused by the implementation of the Operations and Maintenance Facility South project; or (4) returning real property identified in Exhibit A to previous owners for the purpose of minimizing Sound Transit's costs of operations and maintenance; provided that the foregoing dispositions of real property must be compatible with and must not interfere with regional transit system uses and must avoid the creation of unbuildable, residual parcels whenever possible.

SECTION 2. The Sound Transit Board deems the Operations and Maintenance Facility South project to be a public use for a public purpose. The Board deems it necessary and in the best interests of the citizens residing within Sound Transit's boundaries to acquire interests in the real property identified in Exhibit A as being necessary for the construction, operation, and permanent location of Operations and Maintenance Facility South project, and affected owners and tenants be reimbursed eligible relocation and reestablishment expenses associated with displacements from the properties.

SECTION 3. The Sound Transit Board finds that the public health, safety, necessity, convenience, and welfare demand and require that interests in the real property described in Exhibit A be immediately acquired, condemned, appropriated, taken and damaged for the construction, operation, and permanent location of the Operations and Maintenance Facility South project.

SECTION 4. In addition to the authority granted the chief executive officer in Section 1 above, condemnation proceedings are hereby authorized to acquire all, or any portion thereof, of the properties and property rights and/or rights in those of the properties described in Exhibit A to the extent permitted by law, for the purpose of constructing, owning, and operating a permanent location of the Operations and Maintenance Facility South project.

SECTION 5. The funds necessary to acquire the property by purchase or to pay just compensation adjudged due after condemnation shall be paid from Sound Transit general funds.

ADOPTED by the Board of the Central Puget Sound Regional Transit Authority at a regular meeting thereof held on _____.

Dave Somers
Board Chair

Attest:

Kathryn Flores
Board Administrator



Resolution No. R2025-01

Exhibit A

Operations and Maintenance Facility South project

Item:	Row #:	Tax Parcel #:	Tax Payer(s):	Property Address:
1	OMF121	7978200180	KRISHNA K ROMPICHARLA AND SWETHA MALYAVANTHAM	2245 S 333RD ST., FEDERAL WAY, WA 98003
2	OMF183	2121049033	SCHINDLER FAMILY LIMITED PARTNERSHIP	34114 21ST AVE S, FEDERAL WAY, WA 98003
3	OMF124	2596200010	HUI HAI LIANG	2100 S 336TH ST. UNIT A-1, FEDERAL WAY, WA 98003
4	OMF124	2596200020	DEBRA C. ALLEN AND STEPHEN F. ALLEN	2100 S 336TH ST. UNIT A-2, FEDERAL WAY, WA 98003
5	OMF124	2596200030	DANIELLE MENDOZA	2100 S 336TH ST. UNIT A-3, FEDERAL WAY, WA 98003
6	OMF124	2596200040	PAUL SO KWANG CHOI AND ELLEN HYUN JA CHOI	2100 S 336TH ST. UNIT A-4, FEDERAL WAY, WA 98003
7	OMF124	2596200050	INSOOK WOO	2100 S 336TH ST. UNIT B-1, FEDERAL WAY, WA 98003
8	OMF124	2596200060	COURTNEY M. CASS	2100 S 336TH ST. UNIT B-2, FEDERAL WAY, WA 98003
9	OMF124	2596200070	TAMARA G. MCCURRY	2100 S 336TH ST. UNIT B-3, FEDERAL WAY, WA 98003
10	OMF124	2596200080	JACKIE LOCKWOOD	2100 S 336TH ST. UNIT B-4, FEDERAL WAY, WA 98003
11	OMF124	2596200090	KYONG EUN LEE AND KYUNG SUN HONG	2100 S 336TH ST. UNIT B-5, FEDERAL WAY, WA 98003
12	OMF124	2596200100	IRSHAD HASSAN	2100 S 336TH ST. UNIT B-6, FEDERAL WAY, WA 98003
13	OMF124	2596200110	NASRATHULLAH SHINWARI AND GHOTAI KAMAWAL	2100 S 336TH ST. UNIT C-1, FEDERAL WAY, WA 98003
14	OMF124	2596200120	HYONG SON YIM AND YOUNG CHANG YIM	2100 S 336TH ST. UNIT C-2, FEDERAL WAY, WA 98003
15	OMF124	2596200130	DENNESHA MCCURRY	2100 S 336TH ST. UNIT C-3, FEDERAL WAY, WA 98003
16	OMF124	2596200140	JESUSA DORR	2100 S 336TH ST. UNIT C-4, FEDERAL WAY, WA 98003

17	OMF124	2596200150	MERCEDES L. JOHNSON	2100 S 336TH ST. UNIT C-5, FEDERAL WAY, WA 98003
18	OMF124	2596200160	YAT F. LEUNG AND MEI LEUNG	2100 S 336TH ST. UNIT D-1, FEDERAL WAY, WA 98003
19	OMF124	2596200170	WEI ZHENG	2100 S 336TH ST. UNIT D-2, FEDERAL WAY, WA 98003
20	OMF124	2596200180	BAHRADIN ALI AND KEDIJA SHAFI	2100 S 336TH ST. UNIT D-3, FEDERAL WAY, WA 98003
21	OMF124	2596200190	JO WATSON	2100 S 336TH ST. UNIT D-4, FEDERAL WAY, WA 98003
22	OMF124	2596200200	MARK T. SHAW	2100 S 336TH ST. UNIT D-5, FEDERAL WAY, WA 98003
23	OMF124	2596200210	JOHN L. POLAND AND CYNTHIA P. POLAND	2100 S 336TH ST. UNIT E-1, FEDERAL WAY, WA 98003
24	OMF124	2596200220	MARLENE M. CLARKE	2100 S 336TH ST. UNIT E-2, FEDERAL WAY, WA 98003
25	OMF124	2596200230	ANLEY B. DOGAE AND ESKEDAR WOLDEYESUS	2100 S 336TH ST. UNIT E-3, FEDERAL WAY, WA 98003
26	OMF124	2596200240	PARWIZ ZIAEE AND NASIMA ZIAEE	2100 S 336TH ST. UNIT E-4, FEDERAL WAY, WA 98003
27	OMF124	2596200250	PISEY TANN AND PATRICK S LIM	2100 S 336TH ST. UNIT F-1, FEDERAL WAY, WA 98003
28	OMF124	2596200260	PAMELA L. FRAZIER	2100 S 336TH ST. UNIT F-2, FEDERAL WAY, WA 98003
29	OMF124	2596200270	EDYTA MOJKOWSKA MUCIEK	2100 S 336TH ST. UNIT F-3, FEDERAL WAY, WA 98003
30	OMF124	2596200280	DANIEL GARIBAY	2100 S 336TH ST. UNIT F-4, FEDERAL WAY, WA 98003
31	OMF124	2596200290	CHANG ZHOU	2100 S 336TH ST. UNIT F-5, FEDERAL WAY, WA 98003
32	OMF124	2596200300	GARY ROBERTSON	2100 S 336TH ST. UNIT G-1, FEDERAL WAY, WA 98003
33	OMF124	2596200310	KI C. PAK AND EUN H. PAK	2100 S 336TH ST. UNIT G-2, FEDERAL WAY, WA 98003
34	OMF124	2596200320	PURITY NJAMBI MATU	2100 S 336TH ST. UNIT G-3, FEDERAL WAY, WA 98003
35	OMF124	2596200330	JOHN L. MCELROY	2100 S 336TH ST. UNIT G-4, FEDERAL WAY, WA 98003

36	OMF124	2596200340	AMY HEFNER	2100 S 336TH ST. UNIT G-5, FEDERAL WAY, WA 98003
37	OMF124	2596200350	JERICO MONTANEZ AND LORNA MONTANEZ	2100 S 336TH ST. UNIT H-1, FEDERAL WAY, WA 98003
38	OMF124	2596200360	MYLES IAN	2100 S 336TH ST. UNIT H-2, FEDERAL WAY, WA 98003
39	OMF124	2596200370	MU KIL CHONG AND SUNG HWA CHONG	2100 S 336TH ST. UNIT H-3, FEDERAL WAY, WA 98003
40	OMF124	2596200380	JANNA KAY HIIVA	2100 S 336TH ST. UNIT H-4, FEDERAL WAY, WA 98003
41	OMF124	2596200390	WANDA JANKOWSKA	2100 S 336TH ST. UNIT H-5, FEDERAL WAY, WA 98003
42	OMF124	2596200400	MYUNG JUN PARK	2100 S 336TH ST. UNIT I-1, FEDERAL WAY, WA 98003
43	OMF124	2596200410	EYASSU TOMBOSA	2100 S 336TH ST. UNIT I-2, FEDERAL WAY, WA 98003
44	OMF124	2596200420	TYLER GOWEY	2100 S 336TH ST. UNIT I-3, FEDERAL WAY, WA 98003
45	OMF124	2596200430	XIAOHUA MAO	2100 S 336TH ST. UNIT I-4, FEDERAL WAY, WA 98003
46	OMF124	2596200440	OTGONBAYAR YUNDENSONOM	2100 S 336TH ST. UNIT I-5, FEDERAL WAY, WA 98003
47	OMF124	2596200450	DARWIN L CHRISTOPHERSON AND KATHRINE E CHRISTOPHERSON	2100 S 336TH ST. UNIT I-6, FEDERAL WAY, WA 98003
48	OMF124	2596200460	TING LIU MAO	2100 S 336TH ST. UNIT J-1, FEDERAL WAY, WA 98003
49	OMF124	2596200470	TINA TE	2100 S 336TH ST. UNIT J-2, FEDERAL WAY, WA 98003
50	OMF124	2596200480	MARICEL B DEGUZMAN	2100 S 336TH ST. UNIT J-3, FEDERAL WAY, WA 98003
51	OMF124	2596200490	NATALIE CHECK	2100 S 336TH ST. UNIT J-4, FEDERAL WAY, WA 98003
52	OMF124	2596200500	THAO T. NGUYEN	2100 S 336TH ST. UNIT J-5, FEDERAL WAY, WA 98003
53	OMF124	2596200510	DENISE MACIAS	2100 S 336TH ST. UNIT J-6, FEDERAL WAY, WA 98003
54	OMF124	2596200520	CHI-LING CHAO	2100 S 336TH ST. UNIT K-1, FEDERAL WAY, WA 98003

55	OMF124	2596200530	BRIAN RAUSCHENBACH AND MINA SO, AND YUN NEAM SO AND YOUNG HO SO	2100 S 336TH ST. UNIT K-2, FEDERAL WAY, WA 98003
56	OMF124	2596200540	CHRISTOPHER ORNEDO AND MARIECRIS ORNEDO	2100 S 336TH ST. UNIT K-3, FEDERAL WAY, WA 98003
57	OMF124	2596200550	TED KYUN KIM	2100 S 336TH ST. UNIT K-4, FEDERAL WAY, WA 98003
58	OMF124	2596200560	BUU NGOC HUYNH AND HONG NGUYET THI LUU	2100 S 336TH ST. UNIT K-5, FEDERAL WAY, WA 98003
59	OMF124	2596200570	AGNES PETER KANURI	2100 S 336TH ST. UNIT K-6, FEDERAL WAY, WA 98003
60	OMF124	2596200580	ANGELA WANJIKU WAIGURU	2100 S 336TH ST. UNIT L-1, FEDERAL WAY, WA 98003
61	OMF124	2596200590	WYAN MARK S. OCSILLOS AND EVAMARIE TAEZA OCSILLOS, EPHRAIM TAEZA, ERNANDO TAEZA	2100 S 336TH ST. UNIT L-2, FEDERAL WAY, WA 98003
62	OMF124	2596200600	JUNG HWA AZAR LIVING TRUST	2100 S 336TH ST. UNIT L-3, FEDERAL WAY, WA 98003
63	OMF124	2596200610	LORETTA R. HODO	2100 S 336TH ST. UNIT L-4, FEDERAL WAY, WA 98003
64	OMF124	2596200620	FERNANDE CHARLOT	2100 S 336TH ST. UNIT M-1, FEDERAL WAY, WA 98003
65	OMF124	2596200630	EUN KYU JUN	2100 S 336TH ST. UNIT M-2, FEDERAL WAY, WA 98003
66	OMF124	2596200640	CHUA LEE CHIN	2100 S 336TH ST. UNIT M-3, FEDERAL WAY, WA 98003
67	OMF124	2596200650	MOHAMMAD ARIFUL ISLAM AND RUNA LAILA	2100 S 336TH ST. UNIT M-4, FEDERAL WAY, WA 98003
68	OMF124	2596200660	JILL A. BRADFORD	2100 S 336TH ST. UNIT M-5, FEDERAL WAY, WA 98003
69	OMF124	2596200670	CHRIS WARD AND ANNA MCCOLLUM	2100 S 336TH ST. UNIT M-6, FEDERAL WAY, WA 98003
70	OMF124	2596200680	ALMA HARRELL	2100 S 336TH ST. UNIT N-1, FEDERAL WAY, WA 98003
71	OMF124	2596200690	YONG SEOK LEE	2100 S 336TH ST. UNIT N-2, FEDERAL WAY, WA 98003

72	OMF124	2596200700	VIRGINIA WALKER AND MUTURI NJENGA	2100 S 336TH ST. UNIT N-3, FEDERAL WAY, WA 98003
73	OMF124	2596200710	ELIZABETH A. WHITE	2100 S 336TH ST. UNIT N-4, FEDERAL WAY, WA 98003
74	OMF124	2596200720	JAN A. SENNOTT	2100 S 336TH ST. UNIT O-1, FEDERAL WAY, WA 98003
75	OMF124	2596200730	MITCH CARLSON AND SHARON CARLSON	2100 S 336TH ST. UNIT O-2, FEDERAL WAY, WA 98003
76	OMF124	2596200740	WHITNEY RICE	2100 S 336TH ST. UNIT O-3, FEDERAL WAY, WA 98003
77	OMF124	2596200750	ROBERT HADLER AND KARENA HADLER	2100 S 336TH ST. UNIT O-4, FEDERAL WAY, WA 98003
78	OMF124	2596200760	MAKI MATSUNO	2100 S 336TH ST. UNIT O-5, FEDERAL WAY, WA 98003
79	OMF124	2596200770	CARIDAD S. CABITAC	2100 S 336TH ST. UNIT O-6, FEDERAL WAY, WA 98003
80	OMF124	2596200780	ALBERT A. RHYNER	2100 S 336TH ST. UNIT P-1, FEDERAL WAY, WA 98003
81	OMF124	2596200790	ABRAHAM T. DELA CRUZ AND CHERYL A. DELA CRUZ	2100 S 336TH ST. UNIT P-2, FEDERAL WAY, WA 98003
82	OMF124	2596200800	MY HOANG NGUYEN	2100 S 336TH ST. UNIT P-3, FEDERAL WAY, WA 98003
83	OMF124	2596200810	DARIEN KEOPISITH PHUONG	2100 S 336TH ST. UNIT P-4, FEDERAL WAY, WA 98003
84	OMF124	2596200820	MARCO A ALFARO AND HEMLATA RAMPHUL	2100 S 336TH ST. UNIT P-5, FEDERAL WAY, WA 98003
85	OMF124	2596200830	WILLIAM E. DOLL	2100 S 336TH ST. UNIT P-6, FEDERAL WAY, WA 98003
86	OMF124	2596200840	MARITNESS D. MCKENZIE	2100 S 336TH ST. UNIT Q-1, FEDERAL WAY, WA 98003
87	OMF124	2596200850	CHEVY YUMUL AREVALO	2100 S 336TH ST. UNIT Q-2, FEDERAL WAY, WA 98003
88	OMF124	2596200860	HASIBULLAH BASIR AND NAZANIN BASIR	2100 S 336TH ST. UNIT Q-3, FEDERAL WAY, WA 98003
89	OMF124	2596200870	SUN KIM	2100 S 336TH ST. UNIT Q-4, FEDERAL WAY, WA 98003
90	OMF124	2596200880	INNA MASHNITSKAYA	2100 S 336TH ST. UNIT Q-5, FEDERAL WAY, WA 98003

91	OMF124	2596200890	RICHARD M ROOT AND KEITH M FLAUGHER	2100 S 336TH ST. UNIT Q-6, FEDERAL WAY, WA 98003
92	OMF124	2596200900	DJM INVESTMENTS 401K PLAN	2100 S 336TH ST. UNIT R-1, FEDERAL WAY, WA 98003
93	OMF124	2596200910	LANETA SMITH	2100 S 336TH ST. UNIT R-2, FEDERAL WAY, WA 98003
94	OMF124	2596200920	KELLI F DIAZ RIOS	2100 S 336TH ST. UNIT R-3, FEDERAL WAY, WA 98003
95	OMF124	2596200930	ATILLA COL	2100 S 336TH ST. UNIT R-4, FEDERAL WAY, WA 98003
96	OMF124	2596200940	MICHAEL ADRIAN ARATANI	2100 S 336TH ST. UNIT R-5, FEDERAL WAY, WA 98003
97	OMF124	2596200950	THU DUC CAO AND THU NHI T. NGUYEN	2100 S 336TH ST. UNIT R-6, FEDERAL WAY, WA 98003
98	OMF124	2596200000	FOREST LANE HOMEOWNERS' ASSOCIATION	2100 S 336TH ST. FEDERAL WAY, WA 98003
99	OMF130	2897600010	OLGA KARANDINA	2210 S 336TH ST. #101, FEDERAL WAY, WA 98003
100	OMF130	2897600020	WILLIAM D. MAXWELL	2210 S 336TH ST. #102, FEDERAL WAY, WA 98003
101	OMF130	2897600030	VAN N. TRUONG-DICKEY	2210 S 336TH ST. #103, FEDERAL WAY, WA 98003
102	OMF130	2897600040	SHUYAO XIANG AND JIALUN LI	2210 S 336TH ST. #104, FEDERAL WAY, WA 98003
103	OMF130	2897600050	JOSHUA WILLIAM WRIGHT AND HANNAH LEE DICKINSON	2210 S 336TH ST. #105, FEDERAL WAY, WA 98003
104	OMF130	2897600060	SURESH GOVINDAN	2212 S 336TH ST. #201, FEDERAL WAY, WA 98003
105	OMF130	2897600070	LARRY EVERETT AND TEREN EVERETT	2212 S 336TH ST. #202, FEDERAL WAY, WA 98003
106	OMF130	2897600080	SATISH KALERU AND THANMAI KALERU	2212 S 336TH ST. #203, FEDERAL WAY, WA 98003
107	OMF130	2897600090	EUNAH KINGORI	2212 S 336TH ST. #204, FEDERAL WAY, WA 98003
108	OMF130	2897600100	ELAINE C POWALKA AND RICHARD G SIEBOL	2212 S 336TH ST. #205, FEDERAL WAY, WA 98003

109	OMF130	2897600110	JANE ANCHETA AND ELYSIA JOY TORLAO	2216 S 336TH ST. #301, FEDERAL WAY, WA 98003
110	OMF130	2897600120	LORI L. ALLEN AND JEFFREY P ALLEN	2216 S 336TH ST. #302, FEDERAL WAY, WA 98003
111	OMF130	2897600130	SUBODH BAGADE AND INDRAJA PENDKAR	2216 S 336TH ST. #303, FEDERAL WAY, WA 98003
112	OMF130	2897600140	KINGSLEY O. IMO	2216 S 336TH ST. #304, FEDERAL WAY, WA 98003
113	OMF130	2897600150	MICHAEL MORGAN	2216 S 336TH ST. #305, FEDERAL WAY, WA 98003
114	OMF130	2897600160	SHARON L. GANDY	2220 S 336TH ST. #401, FEDERAL WAY, WA 98003
115	OMF130	2897600170	CORY LEIGH O'BORN	2220 S 336TH ST. #402, FEDERAL WAY, WA 98003
116	OMF130	2897600180	NANCY D KIM	2220 S 336TH ST. #403, FEDERAL WAY, WA 98003
117	OMF130	2897600190	RAJENDRA PRASAD RAVILLA	2220 S 336TH ST. #404, FEDERAL WAY, WA 98003
118	OMF130	2897600200	YEHYIA SULTAN MOHAMED	2220 S 336TH ST. #405, FEDERAL WAY, WA 98003
119	OMF130	2897600210	WILLIAM ANDREWS AND HUIRONG ZHANG	2214 S 336TH ST. #501, FEDERAL WAY, WA 98003
120	OMF130	2897600220	THOMAS J. SAYLES	2214 S 336TH ST. #502, FEDERAL WAY, WA 98003
121	OMF130	2897600230	JULI HARTWIG AND RICHARD HARTWIG	2214 S 336TH ST. #503, FEDERAL WAY, WA 98003
122	OMF130	2897600240	TERESA A. BEATTY	2220 S 336TH ST. #504, FEDERAL WAY, WA 98003
123	OMF130	2897600250	PATRICIA DEBROCK	2218 S 336TH ST. #601, FEDERAL WAY, WA 98003
124	OMF130	2897600260	KELLY LOONEY AND PRAPAI CHUAYHOM	2218 S 336TH ST. #602, FEDERAL WAY, WA 98003
125	OMF130	2897600270	SANDRA ROMANO	2218 S 336TH ST. #603, FEDERAL WAY, WA 98003
126	OMF130	2897600280	MEGAN FOWLER	2218 S 336TH ST. #604, FEDERAL WAY, WA 98003
127	OMF130	2897600290	JOSEPH FERNANDEZ	2218 S 336TH ST. #605, FEDERAL WAY, WA 98003

128	OMF130	2897600000	GREENCREST VILLA OWNERS ASSOCIATION	2210 S 336TH ST. #100, FEDERAL WAY, WA 98003
129	OMF191	2693300010	MARK PEDERSEN	2010 S 344TH ST. UNIT A-1, FEDERAL WAY, WA 98003
130	OMF191	2693300020	SCOTT E. CARSON AND LINDA H. CARSON	2010 S 344TH ST. UNIT A-2, FEDERAL WAY, WA 98003
131	OMF191	2693300030	BRYAN M. PARK	2010 S 344TH ST. UNIT A-3, FEDERAL WAY, WA 98003
132	OMF191	2693300040	THE ENTRUST GROUP, INC.	2010 S 344TH ST. UNIT A-4, FEDERAL WAY, WA 98003
133	OMF191	2693300050	BEAR'S HOLLOW, LLC	2010 S 344TH ST. UNIT A-5, FEDERAL WAY, WA 98003
134	OMF191	2693300060	WILLIAM TERRY CHRISTIANSEN, II	2010 S 344TH ST. UNIT A-6, FEDERAL WAY, WA 98003
135	OMF191	2693300070	PETER F. BROADA (TRUSTEE)	2010 S 344TH ST. UNIT A-7, FEDERAL WAY, WA 98003
136	OMF191	2693300080	INDIGO PROPERTIES, LLC	2010 S 344TH ST. UNIT A-8, FEDERAL WAY, WA 98003
137	OMF191	2693300090	INDIGO PROPERTIES, LLC	2010 S 344TH ST. UNIT A-9, FEDERAL WAY, WA 98003
138	OMF191	2693300100	PACIFIC NORTHWEST RESTORATION INC.	2010 S 344TH ST. UNIT A-10, FEDERAL WAY, WA 98003
139	OMF191	2693300110	ERIK SIDERITS	2010 S 344TH ST. UNIT B-1, FEDERAL WAY, WA 98003
140	OMF191	2693300120	RANDALL S. MATTRAN AND EMILY M. MATTRAN	2010 S 344TH ST. UNIT B-2, FEDERAL WAY, WA 98003
141	OMF191	2693300130	LJ INVESTMENTS, LLC	2010 S 344TH ST. UNIT B-3, FEDERAL WAY, WA 98003
142	OMF191	2693300140	ALAN C. SMITH AND CHRISTIE L. SNYDER	2010 S 344TH ST. UNIT B-4, FEDERAL WAY, WA 98003
143	OMF191	2693300150	ARNOLD S. DEWALT AND MICKI S. DEWALT	2010 S 344TH ST. UNIT B-5, FEDERAL WAY, WA 98003
144	OMF191	2693300160	GINO RENALDO SCARSELLA AND JUDY ANN SCARSELLA	2010 S 344TH ST. UNIT B-6, FEDERAL WAY, WA 98003
145	OMF191	2693300170	RONALD J. ANDERSON	2010 S 344TH ST. UNIT B-7, FEDERAL WAY, WA 98003
146	OMF191	2693300180	LYNN ORMSBY	2010 S 344TH ST. UNIT B-8, FEDERAL WAY, WA 98003

147	OMF191	2693300190	EDWARD C. MILLER AND MARY ELLEN T. MILLER	2010 S 344TH ST. UNIT B-9, FEDERAL WAY, WA 98003
148	OMF191	2693300200	EDWARD C. MILLER AND MARY ELLEN T. MILLER	2010 S 344TH ST. UNIT B-10, FEDERAL WAY, WA 98003
149	OMF191	2693300210	BRIAN GABRIEL NASH	2010 S 344TH ST. UNIT B-11, FEDERAL WAY, WA 98003
150	OMF191	2693300220	ERIC J. FOSNES AND LORETTA A. FOSNES	2010 S 344TH ST. UNIT B-12, FEDERAL WAY, WA 98003
151	OMF191	2693300230	GREGORIO HOLDINGS, LLC	2010 S 344TH ST. UNIT B-25, FEDERAL WAY, WA 98003
152	OMF191	2693300240	GREGORIO HOLDINGS, LLC	2010 S 344TH ST. UNIT B-14, FEDERAL WAY, WA 98003
153	OMF191	2693300250	ALAN WINSTON HOLT II AND CAROL ANNE HOLT	2010 S 344TH ST. UNIT B-15, FEDERAL WAY, WA 98003
154	OMF191	2693300260	ALAN JOHN PETRIE	2010 S 344TH ST. UNIT B-16, FEDERAL WAY, WA 98003
155	OMF191	2693300270	ALAN JOHN PETRIE	2010 S 344TH ST. UNIT B-17, FEDERAL WAY, WA 98003
156	OMF191	2693300280	CASCADE MOUNTAIN INVESTMENT HOLDINGS, LLC	2010 S 344TH ST. UNIT B-18, FEDERAL WAY, WA 98003
157	OMF191	2693300290	BARRY WARNER	2010 S 344TH ST. UNIT B-19, FEDERAL WAY, WA 98003
158	OMF191	2693300300	DOUG VALELA SHARKEY AND KRISTY	2010 S 344TH ST. UNIT B-20, FEDERAL WAY, WA 98003
159	OMF191	2693300310	THE GROVE 168TH LLC	2010 S 344TH ST. UNIT B-21, FEDERAL WAY, WA 98003
160	OMF191	2693300320	DAVID KINGSTONE AND TRACY JOY KINGSTONE	2010 S 344TH ST. UNIT B-22, FEDERAL WAY, WA 98003
161	OMF191	2693300330	TRI-TEC NETWORKS, LLC	2010 S 344TH ST. UNIT B-23, FEDERAL WAY, WA 98003
162	OMF191	2693300340	BRIAN EDWARD WHITE AND STACI ELIZABETH WHITE	2010 S 344TH ST. UNIT B-24, FEDERAL WAY, WA 98003
163	OMF191	2693300350	PAUL BENNETT GRIGGS AND TEENA KAALAKEA GRIGGS	2010 S 344TH ST. UNIT C-1, FEDERAL WAY, WA 98003
164	OMF191	2693300360	BJORNE J. HANSEN AND CHRISTINE A. HANSEN	2010 S 344TH ST. UNIT C-2, FEDERAL WAY, WA 98003

165	OMF191	2693300370	KIM DAVID BUTY AND PAULA A. BUTY	2010 S 344TH ST. UNIT C-3, FEDERAL WAY, WA 98003
166	OMF191	2693300380	BRUCE GORDON BUNTING AND BANG JING SUN	2010 S 344TH ST. UNIT C-4, FEDERAL WAY, WA 98003
167	OMF191	2693300390	DOUGLAS WALKER AYRES	2010 S 344TH ST. UNIT C-5, FEDERAL WAY, WA 98003
168	OMF191	2693300400	MALCOLM L. KLUG AND MARY L. KLUG	2010 S 344TH ST. UNIT C-6, FEDERAL WAY, WA 98003
169	OMF191	2693300410	TIMOTHY KITTILSBY AND LISA KITTILSBY	2010 S 344TH ST. UNIT C-7, FEDERAL WAY, WA 98003
170	OMF191	2693300420	PHILIP T. ENG AND JUDITH C. ENG	2010 S 344TH ST. UNIT C-8, FEDERAL WAY, WA 98003
171	OMF191	2693300430	DAVID E. BASSFORD AND SARA R. BASSFORD	2010 S 344TH ST. UNIT C-9, FEDERAL WAY, WA 98003
172	OMF191	2693300440	KENNETH R. BROYLES AND CYNTHIA A. BROLYES	2010 S 344TH ST. UNIT C-10, FEDERAL WAY, WA 98003
173	OMF191	2693300450	LOWELL T. CANTRELL AND CHERYL A. CANTRELL	2010 S 344TH ST. UNIT C-11, FEDERAL WAY, WA 98003
174	OMF191	2693300460	LOWELL T. CANTRELL AND CHERYL A. CANTRELL	2010 S 344TH ST. UNIT C-12, FEDERAL WAY, WA 98003
175	OMF191	2693300470	JODY BETH JENNINGS AND BRYAN DEREK JENNINGS	2010 S 344TH ST. UNIT C-13, FEDERAL WAY, WA 98003
176	OMF191	2693300480	RICK BARNETT AND SU SU	2010 S 344TH ST. UNIT C-14, FEDERAL WAY, WA 98003
177	OMF191	2693300490	SUZANNE LARSON	2010 S 344TH ST. UNIT C-15, FEDERAL WAY, WA 98003
178	OMF191	2693300500	JOSEPH LADD	2010 S 344TH ST. UNIT C-16, FEDERAL WAY, WA 98003
179	OMF191	2693300510	STIG PANDURO	2010 S 344TH ST. UNIT C-17, FEDERAL WAY, WA 98003
180	OMF191	2693300520	LATONA RENTAL LLC	2010 S 344TH ST. UNIT C-18, FEDERAL WAY, WA 98003
181	OMF191	2693300530	REX GARRETT AND GERI GARRETT	2010 S 344TH ST UNIT C-19, FEDERAL WAY, WA 98003
182	OMF191	2693300540	ALLEN T HUGHES AND NANCY HUGHES	2010 S 344TH ST. UNIT C-20, FEDERAL WAY, WA 98003
183	OMF191	2693300550	MARK DUANE LARSEN AND GAYLE LYNN LARSEN	2010 S 344TH ST. UNIT C-21, FEDERAL WAY, WA 98003

184	OMF191	2693300560	PAUL BENNETT GRIGGS AND TEENA K GRIGGS	2010 S 344TH ST. UNIT C-22, FEDERAL WAY, WA 98003
185	OMF191	2693300570	CAPITAL LLC	2010 S 344TH ST. UNIT D-1, FEDERAL WAY, WA 98003
186	OMF191	2693300580	WILLIAM ROBERT PUGNETTI AND PATRICIA PUGNETTI	2010 S 344TH ST. UNIT D-2, FEDERAL WAY, WA 98003
187	OMF191	2693300590	WILLIAM B ETZOLD	2010 S 344TH ST. UNIT D-3, FEDERAL WAY, WA 98003
188	OMF191	2693300600	ANGEL GATE PROPERTIES BV	2010 S 344TH ST. UNIT D-4, FEDERAL WAY, WA 98003
189	OMF191	2693300610	REX A GARRETT AND GERI A GARRETT	2010 S 344TH ST. UNIT D-5, FEDERAL WAY, WA 98003
190	OMF191	2693300620	KURT J WAGNER AND TERESA L WAGNER	2010 S 344TH ST. UNIT D-6, FEDERAL WAY, WA 98003
191	OMF191	2693300630	WILLIAM R PUGNETTI AND PATRICIA PUGNETTI	2010 S 344TH ST. UNIT D-7, FEDERAL WAY, WA 98003
192	OMF191	2693300640	ASHTON CAPITAL CORPORATION	2010 S 344TH ST. UNIT D-8, FEDERAL WAY, WA 98003
193	OMF191	2693300650	JJ LIMITED LLC	2010 S 344TH ST. UNIT D-9, FEDERAL WAY, WA 98003
194	OMF191	2693300660	PETE KIRIPUTT	2010 S 344TH ST. UNIT D-10, FEDERAL WAY, WA 98003
195	OMF191	2693300670	JOSEPH D CARLSON AND CAROLYN H CARLSON	2010 S 344TH ST. UNIT D-11, FEDERAL WAY, WA 98003
196	OMF191	2693300000	GARAGETOWN FEDERAL WAY CONDOMINIUM ASSOCIATION	2010 S 344TH ST., FEDERAL WAY, WA 98003
197	OMF608	3903800150	SPECTRUM BUSINESS PARK AND SPECTRUM PLAZA, LLC	1610 S 341 ST PL, FEDERAL WAY, WA 98003