

**FISCAL NOTE FOR CAPITAL PROJECTS ONLY**

<b>Department:</b>	<b>Contact Person/Phone:</b>	<b>DOF Analyst/Phone:</b>
Parks and Recreation	Donald Harris/684-8018	Jeff Muhm/684-8049

**Legislation Title:** AN ORDINANCE relating to the 2008 Parks and Green Spaces Levy; transferring jurisdiction of the Morningside Substation Property from Seattle City Light to the Department of Parks and Recreation for open space, park, and recreation purposes; and increasing appropriations to the Department of Parks and Recreation in the 2013 Budget; all by a three-fourths vote of the City Council.

**Summary and background of the Legislation:**

On November 4, 2008, Seattle voters approved a six-year property tax levy, the 2008 Parks and Green Spaces Levy (Levy), for the purpose of improving and expanding the City’s parks and green spaces. The proposed Council Bill transfers jurisdiction of the Morningside Substation Property (Property) from Seattle City Light (SCL) to the Department of Parks and Recreation (DPR) for open space, park, and recreation purposes and requests appropriation to cover the costs of the transfer. The transfer of jurisdiction of this 14,255 square-foot site, situated in the Wedgwood neighborhood of northeast Seattle, will provide a future new neighborhood park in an underserved area of the City and help satisfy DPR’s goal of providing parks within walking distances for all residents of Seattle. This acquisition will fill an identified open space gap in the Wedgwood neighborhood. The property will remain vacant until development funding is available.

SCL acquired the Property for electrical utility purposes and the Property is no longer required for those purposes. In compliance with applicable law, DPR will deposit \$1,060,440, the negotiated fair market value of the Property (\$1,120,000) minus environmental testing costs incurred by DPR (\$59,560), using new appropriation, into the Light Fund for the transfer of jurisdiction.

<b>Project Name:</b>	<b>Project I.D.</b>	<b>Project Location:</b>	<b>Start Date:</b>	<b>End Date</b>
Wedgwood Neighborhood Park Acquisition	K730067	8605 35 <sup>th</sup> Avenue NE	January 2010	December 2013

**This legislation creates, funds, or anticipates a new CIP Project.**

**This legislation does not have any financial implications.**

**This legislation has financial implications.**

***Appropriations:***

<b>Fund Name and Number</b>	<b>Department</b>	<b>Budget Control Level*</b>	<b>Existing 2012 Appropriation</b>	<b>New 2013 Appropriation (if any)</b>	<b>2014 Anticipated Appropriation</b>
2008 Parks Levy Fund (33860)	Parks and Recreation	2008 Parks Levy-Neighborhood Park Acquisition Program K720010	\$120,000	\$1,080,000	\$0
<b>TOTAL</b>			<b>\$120,000</b>	<b>\$1,080,000</b>	<b>\$0</b>

**Notes:** The total project cost for this acquisition is \$1,200,000, for the purchase price and related costs and expenses associated with property acquisition, including, but not limited to title, survey, environmental assessment, project administration, public meetings, and other miscellaneous expenses. The City has been awarded \$500,000 in 2012 King County Conservation Futures to offset acquisition costs. These funds require a 50% match and are paid on a reimbursement basis. When the Conservation Futures grant is received, the 2008 Parks Levy Fund will be reimbursed by \$500,000.

***Spending Plan and Future Appropriations for Capital Projects:***

<b>Spending Plan and Budget</b>	<b>2011-2012</b>	<b>2013</b>	<b>2014</b>	<b>2015</b>	<b>2016</b>	<b>2017</b>	<b>Total</b>
Spending Plan	\$97,000	\$1,103,000	\$0	\$0	\$0	\$0	<b>\$1,200,000</b>
Current Year Appropriation		\$1,080,000					<b>\$1,080,000</b>
Future Appropriations			\$0	\$0	\$0	\$0	<b>\$0</b>

**Notes:** The current budget for this project is \$1,200,000 (\$97,000 expended prior to 2013), which includes land cost, administrative time, title insurance and closing costs, environmental assessment etc.

***Funding source:***

<b>Funding Source (Fund Name and Number, if applicable)</b>	<b>2012</b>	<b>2013</b>	<b>2014</b>	<b>2015</b>	<b>2016</b>	<b>2017</b>	<b>Total</b>
2008 Parks Levy Fund (33860)	\$120,000	\$1,080,000	\$0	\$0	\$0	\$0	\$1,200,000
<b>TOTAL</b>	<b>\$120,000</b>	<b>\$1,080,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,200,000</b>

**Notes:**

**Bond Financing Required:** N/A

Type	Amount	Assumed Interest Rate	Term	Timing	Expected Annual Debt Service/Payment
<b>TOTAL</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>

**Uses and Sources for Operation and Maintenance Costs for the Project:**

O&M	2013	2014	2015	2016	2017	2018	Total
<b>Uses</b>							
On-going	\$3,337	\$6,807	\$6,943	\$7,082	\$7,223	\$7,368	\$38,760
<b>Sources</b>							
Parks and Recreation Fund (10200)							

**Notes:** City Light will remove the substation, fence, building and parking lot before transfer of the property and will transfer a vacant site for Parks to maintain. Maintenance for the vacant site includes installation and repair of signage, graffiti removal, debris cleanup, and property repair due to vandalism. The O&M numbers listed above assume a 2% inflation rate in each successive year. The property will remain vacant until development funding is available.

**Periodic Major Maintenance costs for the project:** N/A

Major Maintenance Item	Frequency	Cost	Likely Funding Source
<b>TOTAL</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>

**Funding sources for replacement of project:**

**Total Regular Positions Created, Modified, Or Abrogated Through This Legislation, Including FTE Impact:** N/A

Position Title and Department*	Position # for Existing Positions	Fund Name & #	PT/FT	2010 Positions	2010 FTE	2011 Positions **	2011 FTE **
<b>TOTAL</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>

**Notes:**

- a) **Does the legislation have indirect financial implications, or long-term implications?**  
No.
- b) **What is the financial cost of not implementing the legislation?**  
Achievement of one of the goals of the Neighborhood Park Acquisitions category of the 2008 Parks Levy, which is acquiring real property and expanding open space networks, would be delayed. This delay and further staff cost to meet this goal with another effort would consume additional and unanticipated resources from the 2008 Parks Levy Fund.
- c) **Does this legislation affect any departments besides the originating department?**  
Yes, Seattle City Light.
- d) **What are the possible alternatives to the legislation that could achieve the same or similar objectives?** DPR could try to find another opportunity like this in the same area, but to do this would require spending additional resources and would delay the goal for park acquisition in this underserved area as mentioned in the 2008 Parks Levy. City Council approval is required for transfer of jurisdiction.
- e) **Is a public hearing required for this legislation?** Yes.
- f) **Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?** No.
- g) **Does this legislation affect a piece of property?** Yes.
- h) **Other Issues:** None identified.

**List attachments to the fiscal note below:**

Attachment A: Morningside Property Acquisition (map)

### ATTACHMENT A: Morningside Property Acquisition



This map is intended for illustrative or informational purposes only and is not intended to modify anything in the legislation