SEATTLE CITY COUNCIL

Legislative Summary

CB 118412

Record No.: CB 118412 **Type:** Ordinance (Ord) 124839 **Status:** Passed

Version: 1 **In Control:** City Clerk

File Created: 04/20/2015

Final Action: 08/21/2015

Title: AN ORDINANCE declaring the Property at 339 22nd Avenue East (PMA 156) as surplus to the City's needs; authorizing the Director of Finance and Administrative Services to sell two parcels through an open and competitive process; and designating the disposition of sales proceeds.

Notes:

Sponsors: Licata

Attachments:

Drafter: Sabrina Buchanan

	Date
Filed with City Clerk:	
Mayor's Signature:	
Vetoed by Mayor:	
Veto Overridden:	
Veto Sustained:	

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published: ☐ Yes ☐ No

Version:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Mayor	05/19/2015	Mayor's leg transmitted to Council	City Clerk			
	Action Text: The Council Bill (CB) was Mayor's leg transmitted to Council. to the City Clerk **Notes:**						
1	City Clerk	05/19/2015	sent for review	Council President's Office			
	Action Text: The Council Bill (CB) was sent for review. to the Council President's Office **Notes:**						
1	Council President's Office	05/20/2015	sent for review	Finance and Culture Committee			
	Action Text: The Council Bill (CB) was sent for review. to the Finance and Culture Committee **Notes:**						
1	Full Council	08/10/2015	referred	Finance and Culture Committee			

1	Finance and Culture Committee	08/12/2015	pass		Pass

Action Text: The Committee recommends that Full Council pass the Council Bill (CB).

In Favor: 3 Chair Licata, Vice Chair Godden, Member Burgess

Opposed: 0

1	Full Council	08/17/2015	passed		Pass

Action Text: The Council Bill (CB) was passed by the following vote and the President signed the Bill:

In Favor: 8 Councilmember Bagshaw, Council President Burgess, Councilmember Godden, Councilmember Harrell, Councilmember O'Brien, Councilmember Okamoto, Councilmember Rasmussen, Councilmember Sawant

Opposed: 0

1	City Clerk	08/18/2015	submitted for Mayor's signature	Mayor

Action Text: The Council Bill (CB) was submitted for Mayor's signature. to the Mayor

Notes:

1	Mayor	08/21/2015	Signed	

Action Text: The Council Bill (CB) was Signed.

Notes:

1	Mayor	08/21/2015	returned	City Clerk

Action Text: The Council Bill (CB) was returned. to the City Clerk

Notes:

1	City Clerk	08/21/2015	attested by City Clerk	

Action Text: The Ordinance (Ord) was attested by City Clerk.

Notes:

CITY OF SEATTLE

ORDINANCE 124839

COUNCIL BILL 118412

AN ORDINANCE declaring the Property at 339 22nd Avenue East (PMA 156) as surplus to the City's needs; authorizing the Director of Finance and Administrative Services to sell two parcels through an open and competitive process; and designating the disposition of sales proceeds.

WHEREAS, Ordinance 99632 authorized the City to acquire property at 339 22nd Avenue East with funds from the United States of America under the Seattle Model City Program in 1971 for use as a residential juvenile treatment facility; and

WHEREAS, the facility was most recently operated by Goodwill Development Association through a Mutual Offsetting Benefit Lease until the Human Services Department terminated its contract in 2012; and

WHEREAS, the property has been segregated into two separate tax parcels, creating an additional potential residential building site; and

WHEREAS, with the passage of Resolution 30862, the City adopted the amended Procedures for the Evaluation of the Reuse and Disposal of the City's Real Property, which established a uniform evaluation process for the reuse or disposal of real property the City owns in fee simple; and

WHEREAS, these properties have gone through the evaluation process and, other than the Department of Finance and Administrative Services, no City department or government agency has requested jurisdiction over, or proposed a public use for, this former facility; and

WHEREAS, the public comments received by the Department of Finance and Administrative Services through its public notification and comment solicitation process generally support the sale of this property; and

WHEREAS, the City is obligated to repay a grant of $38,180.15 for a sprinkler system installed in 2009 received through the American Recovery and Reinvestment Act due to the terms of the grant; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. The City of Seattle approves the Executive Recommendation for the property at 339 22nd Ave East (PMA 156) that the property be sold at fair market value through an open and competitive sales process. The City of Seattle approves disposition of the proceeds to advance low-income housing, as set forth in Section 5 below, rather than using the proceeds from the sale to support asset preservation of capital facilities that support Health and Human Services programs, as was originally documented in the Preliminary Report and Recommendation for the Disposition of PMA No. 156 Property at 339 22nd Ave East.

PMA 156 refers to the following described property in King County, Washington:

<u>Property at 339 22nd Ave E. (PMA 156):</u>

Parcel A
Lots 5 and the east 10 feet of Lot 9 and the east 10 feet of the south half of Lot 10, all in Block 1, Capitol Hill Heights Addition to the City of Seattle, according to the plat recorded in Volume 16 of Plats, Page 13, Records of King County, WA

Parcel B
Lot 6 and the east 10 feet of Lot 9; Block 1, Capitol Hill Heights Addition to the City of Seattle, according to the plat recorded in Volume 16 of Plats, Page 12, Records of King County, WA

Section 2. The property identified in Section 1 of this ordinance, PMA 156, is found and declared to be no longer required for municipal purposes and is declared surplus to the City's needs.

Section 3. The Director of Finance and Administrative Services (Director), or the Director's designee, is authorized to offer PMA 156 for sale as two separate parcels by an open and competitive process, and subject to the Director's approval, to accept the best offer for parcels.

Section 4. The Director or the Director's designee is authorized to negotiate a purchase and sale agreement(s) and any ancillary documents to transfer PMA 156 to the selected purchaser(s).

Section 5. Proceeds from the sale authorized in this ordinance shall be used first to repay a grant for $38,180.15 from the American Recovery and Reinvestment Act and to reimburse costs incurred and paid by the Department of Finance and Administrative Services in connection with the sale. The remaining proceeds from the sale shall be deposited in the Office of Housing's Low-Income Housing Fund 16400. These funds shall be expended to support the development of rental housing with half the proceeds used to develop housing serving households with incomes no greater than 30 percent of annual median family income and half of the proceeds used to develop housing serving households with incomes no greater than 60 percent of annual median income. "Median income" means annual median family income for the Seattle-Bellevue, WA HUD Metro FMR Area, as published from time to time by the U.S. Department of Housing and Urban Development (HUD) for the Section 8 or successor program, with adjustments according to household size in a manner determined by the Director. This ordinance is exempted from

Ordinance 108527, which would otherwise require the remaining proceeds to be deposited in the Human Resources Operating Fund.

Section 6. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the 17TH day of AUGUST, 2015, and signed by me in open session in authentication of its passage this 17TH day of AUGUST, 2015.

_____

President _____ of the City Council

Approved by me this 21st day of August, 2015.

_____

Edward B. Murray, Mayor

Filed by me this 21st day of AUGUST, 2015.

_____

Monica Martinez Simmons, City Clerk

(Seal)

STATE OF WASHINGTON -- KING COUNTY

--ss.

328003

No. 124835,836,837,838,839

CITY OF SEATTLE,CLERKS OFFICE

Affidavit of Publication

The undersigned, on oath states that he is an authorized representative of The Daily Journal of Commerce, a daily newspaper, which newspaper is a legal newspaper of general circulation and it is now and has been for more than six months prior to the date of publication hereinafter referred to, published in the English language continuously as a daily newspaper in Seattle, King County, Washington, and it is now and during all of said time was printed in an office maintained at the aforesaid place of publication of this newspaper. The Daily Journal of Commerce was on the 12th day of June, 1941, approved as a legal newspaper by the Superior Court of King County.

The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT:TITLE ONLY ORDINANCES

was published on

08/31/15

The amount of the fee charged for the foregoing publication is the sum of $93.00 which amount has been paid in full.

JENNIFER A. BARNES NOTARY PUBLIC COMMISSION EXPIRES 10-24-19 STATE OF WASHINGTON

Subscribed and sworn to before me on

08/31/2015

Notary public for the State of Washington,
residing in Seattle

Affidavit of Publication

State of Washington, King County

City of Seattle
Title Only Ordinances

The full text of the following legislation, passed by the City Council on August 17, 2015 and published below by title only, will be mailed upon request, or can be accessed at http://clerk.seattle.gov. For information on upcoming meetings of the Seattle City Council, please visit http://www.seattle.gov/council/calendar. Contact: Office of the City Clerk at (206) 684-8344.

Ordinance 124835

AN ORDINANCE appropriating money to pay certain audited claims and ordering the payment thereof.

Ordinance 124836

AN ORDINANCE relating to the City Light Department; and amending Section 21.49.042 of the Seattle Municipal code to align income eligibility guidelines for the utility-funded Emergency Low-Income Assistance program with other city rate assistance programs and allow year-round program operation.

Ordinance 124837

AN ORDINANCE authorizing, in 2015, acceptance of funding from non-City sources; authorizing the heads of the Executive Department, Department of Planning and Development, Department of Parks and Recreation, Human Services Department, Seattle Police Department, and the Seattle Public Utilities to accept specified grants and private funding and to execute, deliver, and perform corresponding agreements; and ratifying and confirming certain prior acts.

Ordinance 124838

AN ORDINANCE relating to the 2015 Budget; amending Ordinance 124648, which adopted the 2015 Budget, including the 2015-2020 Capital Improvement Program (CIP); changing appropriations to various departments and budget control levels, and from various funds in the Budget; creating new appropriations; adding new projects; revising project allocations for certain projects in the 2015-2020 CIP; creating both exempt and nonexempt positions; abrogating positions, modifying positions, making cash transfers between various City funds; and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

Ordinance 124839

AN ORDINANCE declaring the Property at 339 22nd Avenue East (PMA 156) as surplus to the City's needs; authorizing the Director of Finance and Administrative Services to sell two parcels through an open and competitive process; and designating the disposition of sales proceeds.

Date of publication in the Seattle Daily Journal of Commerce, August 31, 2015.

8/31(328003)