

Lish Whitson

**Date: November 2, 2021**

**Version: 1b**

**Amendment 1**

**to**

**Council Conditions for Clerk File 314459**

**Sponsor: CM Mosqueda**

Remove fee requirement for Mt. Baker Housing

This amendment adds a final condition 13 to the Council's conditional approval of the Grand Street Alley Vacation, as follows:

13. Mount Baker Housing Association, Grand Street Commons GP MBH LLC, and Grand Street Commons MBH LLLP shall be exempt from the required compensation for the appraised value of the right of way, but shall pay to the City all costs incurred by the City in processing the vacation request.

**Effect:**

Under Seattle Municipal Code section 15.62.090, most petitioners for a street or alley vacation are required to compensate the City for the appraised value of the right-of-way to be vacated prior to final approval of the vacation. That section exempts City, State or Federal agencies from the requirement to compensate the City for the value of the property, and the City Council has authority to waive the fees for any project it deems appropriate. This amendment would also exempt the Mt. Baker Housing project, which is receiving City money to build affordable housing, from the compensation requirement. An appraisal has not yet been performed, but looking at the assessed value of the property, the costs to Mt. Baker Housing for the vacated right-of-way could be over \$400,000. If approved, the Seattle Office of Housing would be able to reduce their grants to Mt. Baker Housing by approximately \$400,000 and allocate those funds to another affordable housing project. However, the Seattle Department of Transportation would have fewer dollars to address Transportation needs.