

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	Executive Contact/Phone:
FAS	Daniel Bretzke/733-9882	Ann Gorman/615-0190

** Note that the Summary and Fiscal Note describes the version of the bill or resolution as introduced; final legislation including amendments may not be fully described.*

1. BILL SUMMARY

a. Legislation Title:

AN ORDINANCE relating to the Department of Finance and Administrative Services; authorizing the Director of the Department of Finance and Administrative Services or the Director's designee to grant two easements to the State of Washington over and under a portion of real property known as Fire Station 22; and authorizing the Director of the Department of Finance and Administrative Services to acquire, accept, and record on behalf of The City of Seattle two easements from the State of Washington over a portion of State right of way, and to place the property rights granted to the City under the jurisdiction of the Department of Finance and Administrative Services.

b. Summary and background of the Legislation:

The City of Seattle has designed and permitted a replacement Fire Station 22 located at 901 East Roanoke Street. The station is designed so vehicles and equipment can pull into the equipment bays, instead of backing into the bays as the previous station design required. This design necessitated that two easements be obtained across Washington State Controlled Access freeway right of way. As a part of the City's Master Use Permit process for Fire Station 22, it is required that the City obtain these permanent property rights across this State right of way.

During the design phase of Fire Station 22, the City worked with the State Route 520 design team who needed to obtain a subsurface easement under Fire Station 22 to allow the construct a retaining wall. This wall is to be constructed as a part of the new 520 project and will not affect the new Fire Station 22.

The City will also grant an easement for ingress and egress to the State across City property to provide vehicular access to the adjacent Washington State Patrol Offices.

A Letter of Understanding between the City and the State allowed the City to progress through the permitting process for Fire Station 22 and to identify the necessary property rights transfers.

This legislation authorizes the Director of FAS to grant permanent easements to Washington State over City property. The legislation also accepts easements granted by the State to the City and places these property rights under the jurisdiction of the Department of Finance and Administrative Services.

2. CAPITAL IMPROVEMENT PROGRAM

a. Does this legislation create, fund, or amend a CIP Project? ___ Yes X No

3. SUMMARY OF FINANCIAL IMPLICATIONS

- a. Does this legislation amend the Adopted Budget? ___ Yes X No
- b. Does the legislation have other financial impacts to the City of Seattle that are not reflected in the above, including direct or indirect, short-term, or long-term costs?
 No
- c. Is there financial cost or other impacts of *not* implementing the legislation?
 If this legislation is not implemented, Fire Station 22 would have 10' wide driveway access for emergency equipment, which is less than the 20' required for safe operations of the fire station.

If

3.d. Appropriations

___ This legislation adds, changes, or deletes appropriations.

Appropriations Notes:

Appropriations for lease payments are included in the Fire Facility Levy capital program.

3.e. Revenues/Reimbursements

X This legislation adds, changes, or deletes revenues or reimbursements.

Anticipated Revenue/Reimbursement Resulting from this Legislation:

Fund Name and Number	Dept.	Revenue Source	2016	2017
Fire Facilities Levy Fund 34440, A1FL122	To FAS	Payment from WSDOT for Access easement over City property (FS 22)		\$16,600
Fire Facilities Levy Fund 34440, A1FL122	To FAS	Payment from WSDOT for Subterranean easement (FS 22)		\$12,300
Fire Facilities Levy Fund 34440, A1FL122	From FAS	Payment to WSDOT for Access easement over State Right of Way		(\$9,500)
Fire Facilities Levy Fund 34440, A1FL122	From FAS	Payment to WSDOT for Access easement over State Right of Way		(\$9,200)
Fire Facilities Levy Fund 34440, A1FL122	From FAS	Lease payment to WSDOT for access and construction staging.	(\$19,862.82)	(15,448.86)
TOTAL			(\$19,862.82)	(\$5,248.86)

There will be no revenues or expenditures in 2018.

Revenue/Reimbursement Notes:

During the construction of Fire Station 22, the City is leasing 8,174 square feet of WSDOT right

of way to use for construction staging and for the use of the easements proposed in this legislation. The monthly lease rate is \$2,206.98 and was effective March 7, 2016 and terminates December 31, 2017, unless terminated with a 30-day notice. Due to the anticipated completion of the fire station, it is anticipated that FAS will terminate the lease effective September 30, 2017. The lease rate has been paid by funds from the Fire Levy. The proceeds from the transfer of easements will be used to offset the lease payments.

4. OTHER IMPLICATIONS

- a. Does this legislation affect any departments besides the originating department?**
This legislation affects the Seattle Fire Department who will be using the facility.
- b. Is a public hearing required for this legislation?**
No.
- c. Does this legislation require landlords or sellers of real property to provide information regarding the property to a buyer or tenant?** No
- d. Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?** No
- e. Does this legislation affect a piece of property?**
Yes, a map is attached showing the easements.
- f. Please describe any perceived implication for the principles of the Race and Social Justice Initiative. Does this legislation impact vulnerable or historically disadvantaged communities?** No.
- g. If this legislation includes a new initiative or a major programmatic expansion: What are the specific long-term and measurable goal(s) of the program? How will this legislation help achieve the program's desired goal(s)?** None
- h. Other Issues:** None

List attachments/exhibits below:

Summary Attachment 1 – Map Showing Easements