

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact:	CBO Contact:
Seattle Public Utilities	Amy Minichillo	Akshay Iyengar

** 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

Legislation Title: AN ORDINANCE relating to the Department of Finance and Administrative Services (on behalf of Seattle Public Utilities); authorizing the acquisition of real property identified in King County records as Parcel A of City of Seattle Short Subdivision No. 8701076 under recording no. 8706120917, records of King County, Washington (the “Property”); authorizing the Director of Finance and Administrative Services or the Director’s designee to execute all documents and take other necessary actions to complete the Property’s acquisition, including acceptance and recording of a deed; and ratifying and confirming certain prior acts.

Summary and Background of the Legislation:

Seattle Public Utilities owns approximately 490,000 square feet of floodplain natural area near Meadowbrook Pond within the Thornton Creek Watershed in Northeast Seattle. SPU is proposing to acquire an additional property located at 10706 35th Ave. NE to expand the floodplain footprint for flood water and sediment storage. The building on the property, which is located in floodplain, will be demolished. SPU offered to purchase the property in 2009, but the property owners did not want to sell. This property was listed for sale on June 1st, 2022, as a vacant single-family home and when contacted, the sellers expressed interest and willingness to sell to the City. For over a decade, SPU continued to have an interest in acquiring this property and proposes to do so now on fair market terms, or approximately \$850,000.

Funding for this property acquisition is included within existing within MC-SU-C3317 Beneficial Uses Program.

2. CAPITAL IMPROVEMENT PROGRAM

Does this legislation create, fund, or amend a CIP Project? Yes x No

3. SUMMARY OF FINANCIAL IMPLICATIONS

Does this legislation amend the Adopted Budget? Yes x No

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

Are there financial costs or other impacts of *not* implementing the legislation?

Acquisition of this property will likely reduce maintenance costs by reducing sediments at SPU's Meadowbrook Pond facility.

4. OTHER IMPLICATIONS

- a. **Does this legislation affect any departments besides the originating department?** Yes, FAS is completing the acquisition of the property on behalf of SPU. SPU will collaborate with SPR to establish alignment toward SPR goals, if any.
- b. **Is a public hearing required for this legislation?** No
- c. **Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?** No
- d. **Does this legislation affect a piece of property?** Yes. See attached map.
- e. **Please describe any perceived implication for the principles of the Race and Social Justice Initiative. Does this legislation impact vulnerable or historically disadvantaged communities? What is the Language Access plan for any communications to the public?**
Prior to the Confluence project construction in 2014, the area flooded annually, shutting down arterials to schools, community centers, and businesses, and access to homes. 2020 census information indicates the population in the surrounding neighborhood to be between 29 – 45% People of Color.
- f. **Climate Change Implications**
 1. **Emissions: Is this legislation likely to increase or decrease carbon emissions in a material way?** No
 2. **Resiliency: Will the action(s) proposed by this legislation increase or decrease Seattle's resiliency (or ability to adapt) to climate change in a material way? If so, explain. If it is likely to decrease resiliency in a material way, describe what will or could be done to mitigate the effects.**
The property is located in the center of the FEMA floodway and acquiring it would expand the Thornton Confluence Floodplain project footprint for floodwater storage. The Floodplain project site contains the largest confluence in the City of Seattle. Prior to the 2014 construction of the Floodplain project, the area flooded annually, shutting down an arterial (35th Ave NE) and blocking access to schools, a community center, businesses, and several homes. Expanding the floodplain footprint and restoring over 11,000 square feet of riparian forest increases climate resilience for the neighborhood.

Acquiring the property would also provide additional sediment storage on the floodplain. Meadowbrook Pond Stormwater Detention Facility, located immediately downstream, requires recurrent dredging to remove built up sediment that reduces the pond's flood storage capacity. Capturing sediment on the floodplain potentially reduces facility maintenance costs and provides more storage capacity in the detention pond during periods of heavy rain.

- 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)?**

Summary Attachments (if any):

Summary Exhibit A – Map of 10706 35th Avenue NE Property