

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	Executive Contact/Phone:
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** 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:

A RESOLUTION requesting evaluation of residential displacement as it relates to increases in development capacity in certain areas; and declaring the Council’s intent to consider strategies to mitigate any loss of subsidized affordable units and naturally occurring affordable units resulting from an increase in development capacity.

b. Summary and background of the Legislation: Building on previous work and discussions related to mitigating residential displacement, and specifically recent work on Council Bill 118862 which would implement zoning changes in the University District, this resolution requests that the Office of Planning and Community Development (OPCD) completes an evaluation of residential displacement as it relates to the proposal being developed to increase development capacity in certain areas of the City. This analysis will provide the City Council information that could inform future policy decisions related to mitigating any loss of subsidized affordable units and naturally occurring affordable units resulting from an increase in development capacity.

2. CAPITAL IMPROVEMENT PROGRAM

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

If yes, please fill out the table below and attach a new (if creating a project) or marked-up (if amending) CIP Page to the Council Bill. Please include the spending plan as part of the attached CIP Page. If no, please delete the table.

Project Name:	Project I.D.:	Project Location:	Start Date:	End Date:	Total Project Cost Through 2022:

3. SUMMARY OF FINANCIAL IMPLICATIONS

a. Does this legislation amend the Adopted Budget? ___ Yes x No

If there are no changes to appropriations, revenues, or positions, please delete the table below.

Budget program(s) affected:				
Appropriation change (\$):	General Fund \$		Other \$	
	2017	2018	2017	2018
Estimated Revenue change (\$):	Revenue to General Fund		Revenue to Other Funds	

	2017	2018	2017	2018
Positions affected:	No. of Positions		Total FTE Change	
	2017	2018	2017	2018

- 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?**
 OPCD is currently undertaking work to prepare an Environmental Impact Statement (EIS) to evaluate the potential environmental impacts of increasing development capacity and implementing the Mandatory Housing Affordability (MHA) program in some portions of the City. This will include looking at residential displacement as part of the housing analysis. Much of the work requested in this resolution is within the scope of the EIS work; fulfilling all of the requested analysis may require additional resources that not yet been identified, but may be proposed as the work moves forward.
- c. Is there financial cost or other impacts of *not* implementing the legislation?**
 Estimate the costs to the City of not implementing the legislation, including estimated costs to maintain or expand an existing facility or the cost avoidance due to replacement of an existing facility, potential conflicts with regulatory requirements, or other potential costs or consequences.

If there are no changes to appropriations, revenues, or positions, please delete sections 3.d., 3.e., and 3.f. and answer the questions in Section 4.

4. OTHER IMPLICATIONS

- a. Does this legislation affect any departments besides the originating department?**
 The Office of Planning and Community Development, the Seattle Office of Housing, and the Department of Neighborhoods will all have a role in continuing to work on issues related to strategies to address residential displacement resulting from an increase in development capacity.
- 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?**
 No
- 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?

The purpose of this legislation is to provide detailed analysis to evaluate a future legislative rezone to determine if it poses a risk of increasing the displacement of residents, especially marginalized populations, and to use this to inform future policy decisions on potential strategies to address residential displacement resulting from an increase in development capacity.

- 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).**

Not Applicable

- h. Other Issues:**

None

List attachments/exhibits below:

None