

ORDINANCE No. 119200

Law Department

COUNCIL BILL No. 112411

The City of Seattle--Legislative De

AN ORDINANCE relating to the Department of Parks and Recreation; authorizing acceptance of a donation of a remainder interest in certain real property consisting of Lot 1, Block 2 of Fauntleroy Crest Addition to the City of Seattle; authorizing acceptance of a donation of cash; and establishing a sub-account in the General Donation and Gifts Account for the deposit of the cash donation.

REPORT OF COMMITTEE

Honorable President:

Your Committee on _____

to which was referred the within Council Bill No. _____
report that we have considered the same and respectfully recommend that the same:

pass, as amended 3-0 10/14/98

10-19-98 Full Council: Passed 9

COMPTROLLER FILE No. _____

Introduced: <u>OCT 12 1998</u>	By: <u>LICATA</u>
Referred: <u>OCT 12 1998</u>	To: <u>CULTURE, ARTS & PARKS</u>
Referred:	To:
Referred:	To:
Reported: <u>10-19-98</u>	Second Reading:
Third Reading: <u>10-19-98</u>	Signed: <u>10-19-98</u>
Presented to Mayor: <u>10-19-98</u>	Approved: <u>OCT 22 1998</u>
Returned to City Clerk: <u>OCT 22 1998</u>	Published: <u>title 3 pp</u>
Vetoed by Mayor:	Veto Published:
Passed over Veto:	Veto Sustained:

filed text

Committee Chair

Law Department

The City of Seattle--Legislative Department

REPORT OF COMMITTEE

Date Reported
and Adopted

Honorable President:


Your Committee on _____

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pass as amended 3-0 10/14/98

10-19-98 Full Council: Passed 9-0

File Test


Committee Chair

NOTICE: IF THE DOCUMENT IN THIS FRAME IS LESS CLEAR THAN THIS NOTICE
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ORDINANCE 119200

AN ORDINANCE relating to the Department of Parks and Recreation; authorizing acceptance of a donation of a remainder interest in certain real property consisting of Lot 1, Block 2 of Fauntleroy Crest Addition to the City of Seattle; authorizing acceptance of a donation of cash; and establishing a sub-account in the General Donations and Gifts Account for the deposit of the cash donation.

WHEREAS, Delayne B. and George Watton approached the Department of Parks and Recreation in early May 1998 with an offer to donate their property, including residence, located at 3823 SW Willow Street in West Seattle, to the City, subject to a life estate; and

WHEREAS, the Wattons have offered to make a Sixty Thousand Dollar (\$60,000) cash donation to the City to pay for the demolition and asbestos abatement of their residence upon the expiration of the life estate; and

WHEREAS, the estimated cost in 1998 dollars for removing asbestos from the Watton residence and completing demolition has been determined to be approximately Fifty-four Thousand Dollars (\$54,000); and

WHEREAS, the City has conducted an environmental review and determined that the estimate of Fifty-four Thousand Dollars (\$54,000) for the demolition of the Watton residence is sufficient to cover the required work and asbestos abatement; and

WHEREAS, the 4,660 square foot Watton property, valued at approximately One Hundred Thousand Dollars (\$100,000), will make an excellent "mini-park" for public viewing of Puget Sound; and

WHEREAS, the City wishes to accept the generous property and cash donations from the Wattons; Now, Therefore,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. The Superintendent of Parks and Recreation is authorized to accept, on behalf of The City of Seattle, from Delayne B. and George Watton, for open space, park and recreation purposes, a donation of a remainder interest in real property legally described as Lot 1, Block 2 of Fauntleroy Crest

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3 Addition to the City of Seattle concurrent with acceptance of the cash donation described in Section 2.
4 The remainder interest shall be subject to no liens or encumbrances that could impose affirmative
5 obligations on the City.

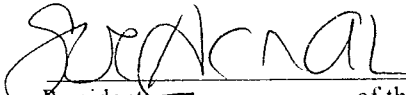
6 Section 2. The Superintendent is authorized to accept, concurrent with the donation described
7 in Section 1, a Sixty Thousand Dollar (\$60,000) cash donation from Delayne B. and George Watton
8 for demolition and asbestos abatement of the residence on the real property described in Section 1
9 upon the expiration of the Wattons' life estate. To accommodate the acceptance of this cash donation,
10 there is hereby established in the General Donations and Gifts Account of the Department of Parks
11 and Recreation a sub-account, entitled the "Delayne B. and George Watton Account," for the purpose
12 of holding the cash donation and all investment earnings attributable thereto and spending the
13 donation and earnings on expenses related to the demolition and asbestos abatement of the residence
14 upon expiration of the Wattons' life estate. Any amount left in the sub-account after accomplishing
15 this purpose shall be used for development and/or maintenance of the site. Expenditures from the
16 account shall be on authorizations approved by the Superintendent.

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18
19 Section 3. The Superintendent or his designee is hereby authorized, on behalf of The City of
20 Seattle, to take such other actions as may be required or appropriate in connection with the City's
21 acceptance of the donations.

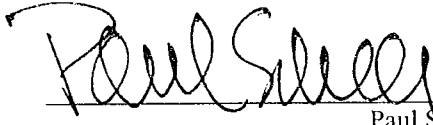
22 Section 4. Any act consistent with the authority and prior to the effective date of this
23 ordinance is hereby ratified and confirmed.
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Section 5. This ordinance shall take effect and be in force thirty (30) days from and after its approval by the Mayor, but if not approved and returned by the Mayor within ten (10) days after presentation, it shall take effect as provided by Municipal Code Section 1.04.020.

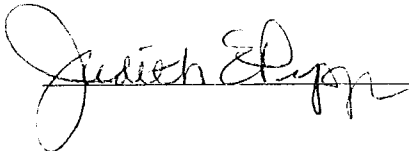
Passed by the City Council the 19th day of October 1998 and signed by me in open session in authentication of its passage this 19th day of October, 1998


President _____ of the City Council

Approved by me this 22nd day of October, 1998


Paul Schell, Mayor

Filed by me this 22 day of Oct., 1998


City Clerk

(SEAL)



City of Seattle

Paul Schell, Mayor

Seattle Department of Parks and Recreation

Kenneth R. Bounds, Superintendent

September 30, 1998

The Honorable Sue Donaldson, President
The Seattle City Council
600 Fourth Avenue
11th Floor Municipal Building
Seattle, Washington 98104-1873

VIA: Anne Fiske-Zuniga, Budget Director, City Budget Office

Subject: AN ORDINANCE relating to the Department of Parks and Recreation;
authorizing acceptance of a donation of a remainder interest in
certain real property consisting of Lot 1, Block 2 of Fauntleroy Crest
Addition to the City of Seattle; authorizing acceptance of a donation
of cash; and establishing a sub-account in the General Donations
and Gifts Account for the deposit of the cash donation.

Dear Honorable President:

We are requesting the adoption of the attached legislation, which authorizes the City to accept a donation of a remainder interest in real property and a cash gift of not less than \$54,000, to be used for house demolition and asbestos abatement, from Delayne B. and George Watton.

Delayne B. and George Watton have graciously offered to donate their property (land and house) located at 3823 SW Willow Street in West Seattle to the City, subject to a life estate, for park and recreational purposes. In addition to this land donation, the Wattons will make a cash donation to the City to pay for costs associated with the eventual demolition of the single-family home at the site, including asbestos abatement. The house, due to its asbestos construction, has been assessed at no value by the King County Assessor's office and would be demolished by any future owner.

The Wattons believe, and the department concurs, that it is a public benefit to donate their property to the City for the purposes of forming a 4660 square foot mini-park. This donation responds to park and open space needs as identified in Seattle's Park and Recreation COMPLAN and is consistent with current



100 Dexter Avenue North, Seattle, WA 98109-5199

Tel: (206) 684-4075, TDD: (206) 233-7061

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Letter to City Council
Page Two
September 30, 1998

neighborhood planning efforts. This new park space will offer both open space opportunities and a viewpoint of Puget Sound and the Olympics for citizens and neighbors. The site will be usable after the demolition and grading occur. Future park development, if it occurs, will be funded through neighborhood planning priorities, Neighborhood Matching Fund or other neighborhood funding sources.

This legislation will also establish an escrow account in the Watton's name where their cash gift would be deposited and drawn against when the appropriate time comes. This account will earn interest, to be used to offset any additional costs incurred at the time of demolition. If there are funds remaining in the account after the demolition and asbestos abatement they will be used for development and/or maintenance of the site.

We are very thankful to the Wattons for this generous land and cash donation and believe it will enhance our overall park system inventory. We appreciate your consideration of this proposed ordinance. Additional information is submitted pursuant to the City of Seattle's SOP 100-010. If you have any questions about this legislative material, please call Donald Harris, Director, Environmental Programs at 684-8018.

Sincerely,



Kenneth R. Bounds
Superintendent

KRB:rab;cn;meh
[n:\doc\donate\watton\watton cover letter]

Attachments

cc: Donald Harris, Director, Environmental Programs
Royal Alley-Barnes, Administrator, Contract and Business Resources
Charles Ng, Grants and Contracts Coordinator
Kris Castleman, City Budget Office

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Legislative Request Supporting Information

In conformance with the City of Seattle's Standard Operating Procedure 100-010, the following information is submitted:

Title or Project of Program:

AN ORDINANCE relating to the Department of Parks and Recreation; authorizing acceptance of a donation of a remainder interest in certain real property consisting of Lot 1, Block 2 of Fauntleroy Crest Addition to the City of Seattle; authorizing acceptance of a donation of cash; and establishing a sub-account in the General Donations and Gifts Account for the deposit of the cash donation.

Project Statement of Objectives:

The legislation will authorize the acceptance of a donation of a remainder interest in certain real property, and cash from Delayne B. and George Watton to the City. The proposed donation of property (land and house) and cash consist of 4,660 square feet of land valued at \$100,000, and not less than \$54,000 in cash dedicated for the demolition and asbestos removal of the Watton resident upon the expiration of the life estate.

Fund Source:

There is no City appropriation requested in this legislation.

Length of Program Commitment:

The Watton property will become City property, for park and recreation purposes upon the expiration of the life estate and remain as such through perpetuity.

Personnel or Equipment Required:

No additional facilities or equipment are expected to be required for the use of these funds.

Evaluation Criteria:

The department has reviewed the Watton real property and cash donation in depth and finds it to be consistent with goals identified in the department's COMPLAN and the current neighborhood planning in this area. The Watton's property resides in Census Tract 106, the Gatewood Neighborhood and within ¼ mile of the Morgan Junction Residential Urban Village. The Seattle's Park and Recreation COMPLAN recognizes Census Tract 106 as underserved in breathing room open space and the Gatewood neighborhood as lacking in usable park space. The Department has been trying unsuccessfully to identify park opportunities within this area. The lot is perched above the street and provides panoramic views of Puget Sound and the Olympics. This property would be an excellent addition to our park system.

Alternative Fund Source:

There are none requested or needed for this legislation.

Contact Person:

Donald Harris, Director, Environmental Programs, FMDD 684-8018

[n:\doc\d-harris\watton\watton sop]

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Fiscal Note: Watton Land and Cash donation

Department: Parks and Recreation	Contact Person/Phone: Donald Harris 4-8018	CBO Analyst/Phone: Kris Castleman 4-8367
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Legislation Title:

AN ORDINANCE relating to the Department of Parks and Recreation; authorizing acceptance of a donation of a remainder interest in certain real property consisting of Lot 1, Block 2 of Fauntleroy Crest Addition to the City of Seattle; authorizing acceptance of a donation of cash; and establishing a sub-account in the General Donations and Gifts Account for the deposit of the cash donation.

Summary of the Legislation:

The legislation authorizes the acceptance of a donation of a remainder interest in certain real property and cash from Delayne B. and George Watton to the City. The proposed donation of property (land and house) consists of a 4,660 square feet of land valued at \$100,000 and a single-family house valued at zero. The cash donation consists of not less than \$54,000 dedicated for the demolition and asbestos removal of the Watton house upon the expiration of the life estate. This legislation will also establish an escrow account in the Watton's name where their cash gift would be deposited and drawn against when the appropriate time comes. This account will earn interest, to be used to offset any additional costs incurred at the time of demolition. If there are funds remaining in the account after the demolition and asbestos abatement they will be used for development and/or maintenance of the site.

Background (Include justification for the legislation and any funding history, if applicable):

Delayne B and George Watton approached the department earlier this year with an offer to donate their property (land and house), subject to a life estate and not less than Fifty-four Thousand dollars (\$54,000) to the City for park and recreation purposes.

The 4660 square foot property is located at 3823 SW Willow Street in West Seattle and includes their single-family home. The house, due to its asbestos construction, has been assessed at no value by the King County Assessors Office and will be demolished upon the expiration of the life estate. The Wattons have solicited bids for the demolition and asbestos abatement of their home and the highest estimate in 1998 dollars is \$54,000. The cash donation will be deposited in an account to cover these future costs.

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The department has reviewed the Watton real property and cash donation in depth and finds it to be consistent with goals identified in the COMPLAN and the current neighborhood planning in this area. The Watton's property resides in Census Tract 106, the Gatewood Neighborhood and within ¼ mile of the Morgan Junction Residential Urban Village. The Seattle's Park and Recreation COMPLAN recognizes Census Tract 106 as underserved in breathing room open space and the Gatewood neighborhood as lacking in usable park space. The Department has been trying unsuccessfully to identify park opportunities within this area. The lot is perched above the street and provides panoramic views of Puget Sound and the Olympics. This property would be an excellent addition to our park system.

Sustainability Issues (related to grant awards):

Future park development, if it occurs, will be funded through neighborhood planning priorities, Neighborhood Matching Fund or other neighborhood funding sources.

Annual operating and maintenance expenses, estimated to be \$3,000 to \$4,000, will be included in the department's budget at the time that they become in effect.

Estimated Expenditure Impacts:

FUND	1998	1999	2000 or beyond
	\$0.00	\$0.00	
Parks and Recreation Fund			58,000
Estimated total:			\$58,000

One-time \$54,000

On-going \$4,000

Demolition and asbestos abatement = \$54,000.

Ongoing maintenance = \$4,000.

Estimated Revenue Impacts:

FUND	1998	1999	2000
Parks and Recreation Fund - cash donation	\$54,000		
Parks and Recreation Fund - land value	\$100,000		
TOTAL	\$154,000		

One-time \$154,000

On-going \$ _____

Estimated FTE Impacts: You should be able to identify if there are any FTE impacts.

FUND	1998	1999	2000
TOTAL			

Year ____: # Full Time ____ # Part Time ____ # TES ____

Do positions sunset in the future? If so, when?

N/A

Other Issues (including long-term implications of the legislation):

None

[n:\doc\donate\watton\watton fiscal note]

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WHEREAS, the estimated cost in 1998 dollars for removing asbestos from the Watton residence and completing demolition has been determined to be approximately Fifty-four Thousand Dollars (\$54,000); and

WHEREAS, the City has conducted an environmental review and determined that the estimate of Fifty-four Thousand Dollars (\$54,000) for the demolition of the Watton residence is sufficient to cover the required work and asbestos abatement; and

WHEREAS, the 4,660 square foot Watton property, valued at approximately One Hundred Thousand Dollars (\$100,000), will make an excellent "mini-park" for public viewing of Puget Sound; and

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8 and George Watton for demolition and asbestos abatement of the residence on the real property
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11 Department of Parks and Recreation a sub-account, entitled the " Delayne B. and George Watton
12 Account," for the purpose of holding the cash donation and all investment earnings attributable thereto
13 and spending the donation and earnings on expenses related to the demolition and asbestos abatement of
14 the residence upon expiration of the Wattons' life estate. Any amount left in the sub-account after
15 accomplishing this purpose shall be used for development and/or maintenance of the site. Expenditures
16 from the account shall be on authorizations approved by the Superintendent.

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19 Section 3. The Superintendent or his designee is hereby authorized, on behalf of The City of
20 Seattle, to take such other actions as may be required or appropriate in connection with the City's
21 acceptance of the donations.

22
23 Section 4. Any act consistent with the authority and prior to the effective date of this ordinance
24 is hereby ratified and confirmed.

Section 5. This ordinance shall take effect and be in force thirty (30) days from and after its approval by the Mayor, but if not approved and returned by the Mayor within ten (10) days after presentation, it shall take effect as provided by Municipal Code Section 1.04.020.

Passed by the City Council the ____ day of ____, 19__, and signed by me in open session in authentication of its passage this ____ day of ____, 19__.

President _____ of the City Council

Approved by me this ____ day of ____, 19__.

Paul Schell, Mayor

Filed by me this ____ day of ____, 19__.

City Clerk

(SEAL)

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TIME AND DATE STAMP

10/6/98

SPONSORSHIP

THE ATTACHED DOCUMENT IS SPONSORED FOR FILING WITH THE CITY COUNCIL BY
THE MEMBER(S) OF THE CITY COUNCIL WHOSE SIGNATURE(S) ARE SHOWN BELOW:

W. J. L. L. L.

FOR CITY COUNCIL PRESIDENT USE ONLY

COMMITTEE(S) REFERRED TO: _____

PRESIDENT'S SIGNATURE

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STATE OF WASHINGTON - KING COUNTY

99186
City of Seattle, City Clerk

—SS.

No. TITLE ORDINA

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

CTGT: 119193, 195-204

was published on

11/06/98

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

H. Patterson
Subscribed and sworn to before me on
11/07/98
[Signature]
Notary Public for the State of Washington,
Residing in Seattle

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Affidavit of Publication

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