



SEATTLE CITY COUNCIL

Legislative Summary

CB 118474

Record No.: CB 118474

Type: Ordinance (Ord)

Status: Passed

Version: 1

124842

In Control: City Clerk

File Created: 07/17/2015

Final Action: 08/21/2015

Title: AN ORDINANCE relating to the North Precinct project in the Department of Finance and Administrative Services; amending Ordinance 124648, which adopted the 2015 Budget; authorizing the loan of funds from the City's Consolidated (Residual) Cash Pool, or its participating funds, in the amount of \$2,750,000, to the 2016 Bond Fund for bridge financing of the North Precinct project; establishing a budget control level in the 2016 Multipurpose LTGO Bond Fund; increasing 2015 appropriations of \$1,500,000 in the 2016 Multipurpose LTGO Bond Fund; and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: Licata

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments:

Drafter: jay.zhao@seattle.g9v

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published:

☐ Yes

☐ No

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Mayor	07/21/2015	Mayor's leg transmitted to Council	City Clerk			
	Action Text:	The Council Bill (CB) was Mayor's leg transmitted to Council. to the City Clerk					
1	City Clerk	07/21/2015	sent for review	Council President's Office			
	Action Text:	The Council Bill (CB) was sent for review. to the Council President's Office					
	Notes:						
1	Council President's Office	07/23/2015	sent for review	Finance and Culture Committee			
	Action Text:	The Council Bill (CB) was sent for review. to the Finance and Culture Committee					
	Notes:						

- 1 Full Council 08/10/2015 referred Finance and Culture Committee
- 1 Finance and Culture Committee 08/12/2015 pass Pass
- Action Text: The Committee recommends that Full Council pass the Council Bill (CB).
- In Favor: 3 Chair Licata, Vice Chair Godden, Member Burgess
- Opposed: 0
- 1 Full Council 08/17/2015 passed Pass
- Action Text: The Council Bill (CB) was passed by the following vote and the President signed the Bill:
- Notes:
- In Favor: 8 Councilmember Bagshaw, Council President Burgess, Councilmember Godden, Councilmember Harrell, Councilmember O'Brien, Councilmember Okamoto, Councilmember Rasmussen, Councilmember Sawant
- Opposed: 0
- 1 City Clerk 08/18/2015 submitted for Mayor's signature Mayor
- Action Text: The Council Bill (CB) was submitted for Mayor's signature. to the Mayor
- Notes:
- 1 Mayor 08/21/2015 Signed
- Action Text: The Council Bill (CB) was Signed.
- Notes:
- 1 Mayor 08/21/2015 returned City Clerk
- Action Text: The Council Bill (CB) was returned. to the City Clerk
- Notes:
- 1 City Clerk 08/21/2015 attested by City Clerk
- Action Text: The Ordinance (Ord) was attested by City Clerk.
- Notes:
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CITY OF SEATTLE

ORDINANCE 124842

COUNCIL BILL 118474

AN ORDINANCE relating to the North Precinct project in the Department of Finance and Administrative Services; amending Ordinance 124648, which adopted the 2015 Budget; authorizing the loan of funds from the City's Consolidated (Residual) Cash Pool, or its participating funds, in the amount of \$2,750,000, to the 2016 Bond Fund for bridge financing of the North Precinct project; establishing a budget control level in the 2016 Multipurpose LTGO Bond Fund; increasing 2015 appropriations of \$1,500,000 in the 2016 Multipurpose LTGO Bond Fund; and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

WHEREAS, as part of the 2013-2018 Adopted Capital Improvement Program, the Executive proposed and the Council adopted the acquisition of a site and the design and construction of a new North Precinct for the Seattle Police Department at the southeast corner of the intersection between Aurora Ave North and N 130th Street. This multi-year project is estimated to cost \$160 million and is funded by proceeds from multiple fund sources through 2019; and

WHEREAS, the Executive has endorsed the project scope to include the purchase of several parcels, tenant relocations, easement acquisition negotiations, and design and construction of a new North Precinct police station for the Seattle Police Department; and

WHEREAS, the Council provided authorization for debt financing through limited tax general obligation (LTGO) bonds in 2013 and 2014 for the North Precinct Project; and

WHEREAS, the Executive intends to seek Council approval to issue additional LTGO bonds in 2016, 2017, 2018, and 2019 to fund the completion of the project; and

WHEREAS, the Department of Finance and Administrative Services requires bridge financing for the project design phase in advance of the 2016 LTGO bond issuance; and

WHEREAS, Seattle Municipal Code subsection 5.06.030.C requires City Council approval by

1 ordinance of any interfund loan for a duration of more than 90 days; and

2 WHEREAS, in the normal course of business the City may temporarily lend cash between funds
3 to maintain required balances; and

4 WHEREAS, there is sufficient cash in the City's Consolidated (Residual) Cash Pool or its
5 participating funds to support a revolving loan of up to \$2,750,000 through the end of
6 2016; and

7 WHEREAS, funds loaned by the City's Consolidated (Residual) Cash Pool to the 2016
8 Multipurpose LTGO Bond Fund for the purpose of bridge financing of the project is
9 anticipated to be repaid from the proceeds of the sale of LTGO bonds in 2016; NOW,
10 THEREFORE,

11 **BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:**

12 Section 1. The Director of Finance is authorized to make a revolving loan of up to
13 \$2,750,000 principal and interest outstanding at any one time from the City's Consolidated
14 (Residual) Cash Pool or its participating funds to the 2016 Multipurpose LTGO Bond Fund, to
15 provide bridge financing for the design and construction phase of the North Precinct project
16 being undertaken by the Department of Finance and Administrative Services (FAS). The loan is
17 to be repaid no later than December 31, 2016, with interest on the loan at the rate of return of the
18 City's Consolidated (Residual) Cash Pool. The entire principal and interest amount of the loan
19 drawn in advance of the LTGO bond issuances in 2016 shall be repaid with proceeds from the
20 sale of 2016 LTGO bonds, subject to future authorization by ordinance of the 2016 LTGO bond
21 sale.

22 Section 2. The Director of Finance may effectuate the loan authorized in Section 1 by
23 transferring cash from one or more funds participating in the City's Consolidated (Residual) Cash

Pool to the 2016 Multipurpose LTGO Bond Fund, subject to it being established by future ordinance, or by carrying the 2016 Multipurpose LTGO Bond Fund in a negative cash position in an amount not to exceed \$2,750,000 until no later than December 31, 2016. The Director of Finance is further authorized to establish, and modify if necessary from time to time, a repayment plan and schedule.

Section 3. The 2015 Adopted Budget is amended with the creation of the following new budget control level added to Attachment A of Ordinance 124648 as follows:

Item	Fund	Dept	BCL Code	BCL Name	BCL Purpose	2015 Appropriation
3.1	2016 Multipurpose LTGO Bond Fund	FAS	36300-A1PS1	Public Safety Facilities - Police (36300-CIP)	The purpose of the Public Safety Facilities - Police Budget Control Level (BCL) is to renovate, expand, replace, or build police facilities. This BCL funded by a 2016 bond issue (Fund 36300).	\$0

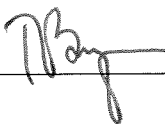
Section 4. In order to pay for necessary capital costs and expenses incurred or to be incurred, the appropriation for the following item in the 2015 Adopted Budget is increased from the fund shown as follows:

Item	Fund	Department	Budget Control Level	Amount
4.1	2016 Multipurpose LTGO Bond Fund	FAS	A1PS1 Public Safety Facilities - Police (36300-A1PS1)	\$1,500,000

Section 5. Any act consistent with the authority of this ordinance taken after its passage and prior to its effective date is ratified and confirmed.

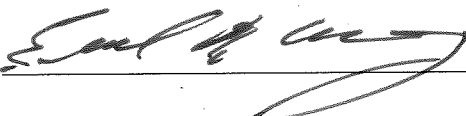
Section 6. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within 10 days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by a 3/4 vote of all the members of the City Council the 17th day of August, 2015, and signed by me in open session in authentication of its passage this 17th day of August, 2015.



President _____ of the City Council

Approved by me this 21st day of August, 2015.



Edward B. Murray, Mayor

Filed by me this 21st day of August, 2015.



Monica Martinez Simmons, City Clerk

(Seal)

SUMMARY and FISCAL NOTE

Department:	Contact Person/Phone:	Executive Contact/Phone:
FAS	Jay Zaho 4-8326	Katherine Tassery 5-0703

1. BILL SUMMARY

AN ORDINANCE relating to the North Precinct project in the Department of Finance and Administrative Services; amending Ordinance 124648, which adopted the 2015 Budget; authorizing the loan of funds from the City's Consolidated (Residual) Cash Pool, or its participating funds, in the amount of \$2,750,000, to the 2016 Bond Fund for bridge financing of the North Precinct project; establishing a budget control level in the 2016 Multipurpose LTGO Bond Fund; increasing appropriations of \$1,500,000 in the 2016 Multipurpose LTGO Bond Fund; and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

Summary and background of the Legislation: As part of the 2013-2018 Adopted Capital Improvement Program, the Executive proposed and the Council adopted the acquisition of a site and the design and construction of a new North Precinct for the Seattle Police Department. In addition to overcrowding and the cost of the leases at adjacent privately owned facilities, the existing facility, built in 1984, is not designed to essential facility standards, which means the building will most likely cease to function during a large seismic event. The existing site cannot adequately accommodate an expansion or addition to the facility. This multi-year project is estimated to cost \$160 million and is funded by proceeds from multiple fund sources through 2019.

The project has completed the purchase of several parcels and is currently engaged in design, tenant relocations and the negotiation for acquisition of an easement. The timing of expenditures related to this work varied from initial cash flow projections through 2015 and has resulted in a projected negative cash position in the project's budget beginning in the third quarter of 2015.

This ordinance seeks Council authorization to establish a revolving interfund loan for the implementation phase of the North Precinct project in the amount of \$2,750,000 to meet cash flow requirements as bridge financing in advance of the 2016 LTGO bond issuance. The entire principal and interest amount of the loan authorized by this ordinance will be repaid by proceeds of the 2016 LTGO bonds issued for this project, subject to future authorization by ordinance for the 2016 bond. This ordinance also increases appropriation in the 2016 Multipurpose LTGO Bond Fund in order to pay for 2015 capital costs to be incurred.

The North Precinct project is scheduled to be completed in 2019. The Executive will seek Council approval to issue LTGO bonds for the project in 2016, 2017, 2018 and 2019. The debt service will be repaid through the REET fund or General Fund.

2. CAPITAL IMPROVEMENT PROGRAM

 X This legislation creates, funds, or amends a CIP Project.

Project Name:	Project I.D.:	Project Location:	Start Date:	End Date:	Total Cost:
North Precinct	A1PS107	N/A	Q3/2013	Q4/2019	\$160 million

3. SUMMARY OF FINANCIAL IMPLICATIONS

 X This legislation has direct financial implications.

Budget program(s) affected:				
Estimated \$ Appropriation change:	General Fund \$		Other \$	
	2015	2016	2015	2016
			\$1,500,000	\$4,000,000
Estimated \$ Revenue change:	Revenue to General Fund		Revenue to Other Funds	
	2015	2016	2015	2016
Positions affected:	No. of Positions		Total FTE Change	
	2015	2016	2015	2016
Other departments affected:				

Note: The 2016 appropriation change will be requested in the 2016 budget.

3.a. Appropriations

 X This legislation adds, changes, or deletes appropriations.

Fund Name and number	Dept	Budget Control Level Name/##	2015 Appropriation Change	2016 Estimated Appropriation Change
2016 Multipurpose LTGO Bond Fund (36300)	FAS	A1PS1 Public Safety Facilities - Police	\$1,500,000	\$4,000,000
TOTAL			\$1,500,000	\$0

*See budget book to obtain the appropriate Budget Control Level for your department.

Appropriations Notes: This legislation increases appropriation in the 2016 Multipurpose LTGO Bond Fund in order to pay for 2015 capital costs to be incurred. The 2016 appropriation change will be requested in the 2016 budget.

3.b. Revenues/Reimbursements

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

Anticipated Revenue/Reimbursement Resulting from this Legislation: None.

Fund Name and Number	Dept	Revenue Source	2015 Revenue	2016 Estimated Revenue
TOTAL				

Revenue/Reimbursement Notes: This legislation does not authorize new revenues. Through its passage, the authority to borrow from the City's Consolidated (Residual) Cash Pool will be authorized in the amount of \$2.75 million, including \$1.25 million to cover the project costs January through May 2016.

3.c. Positions

_____ This legislation adds, changes, or deletes positions.

4. OTHER IMPLICATIONS

- a) Does the legislation have indirect or long-term financial impacts to the City of Seattle that are not reflected in the above?**

This legislation authorizes FAS to borrow funds from the City's Consolidated (Residual) Cash Pool to meet cash flow requirements for the North Precinct project. The entire principal and interest amount of the loan authorized by this ordinance will be repaid by 2016 LTGO bond proceeds. This legislation does not authorize new revenues.

- b) Is there financial cost or other impacts of not implementing the legislation?**

The interfund loan provides interim bridge financing in advance of the 2016 LTGO bond issuances to support the North Precinct project costs. Without interim financing, the project will not be able to fulfill the requirements for implementation.

- c) Does this legislation affect any departments besides the originating department?**

No. This legislation affects only FAS.

- d) Is a public hearing required for this legislation?**

No.

- e) Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?**

No.

- f) Does this legislation affect a piece of property?**

No.

- g) 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.

- h) If this legislation includes a new initiative or a major programmatic expansion: What are the long-term and measurable goals of the program? Please describe how this legislation would help achieve the program's desired goals.**

None.

- i) Other Issues:** None.

List attachments below: None.

STATE OF WASHINGTON -- KING COUNTY

--SS.

328004

No. 124840,841,842,843

CITY OF SEATTLE, CLERKS OFFICE

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.

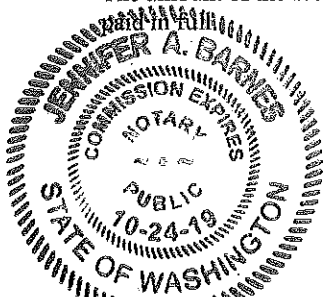
The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT: TITLE ONLY ORDINANCES

was published on

08/31/15

The amount of the fee charged for the foregoing publication is the sum of \$124.00 which amount has been



Affidavit of Publication

James C. G. by
Subscribed and sworn to before me on
08/31/2015
[Signature]
Notary public for the State of Washington,
residing in Seattle

State of Washington, King County

City of Seattle

Title Only Ordinances

The full text of the following legislation, passed by the City Council on August 17, 2015 and published below by title only, will be mailed upon request, or can be accessed at <http://clerk.seattle.gov>. For information on upcoming meetings of the Seattle City Council, please visit <http://www.seattle.gov/council/calendar>. Contact: Office of the City Clerk at (206) 684-8344.

Ordinance 124840

AN ORDINANCE relating to the Department of Finance and Administrative Services, declaring the vacant property located at 5622 40th Avenue West as surplus to the City's needs; authorizing the sale of said property; authorizing the Director of Finance and Administrative Services to execute all documents for the sale and transfer of the property; and directing how proceeds from the sale shall be distributed.

Ordinance 124841

AN ORDINANCE authorizing the Director of Finance and Administrative Services to execute an amendment extending certain lease agreements between The City of Seattle and KBS SOR CENTRAL BUILDING, LLC, a Delaware limited liability company, for office space the City leases at 810 Third Avenue; and ratifying and confirming certain prior acts.

Ordinance 124842

AN ORDINANCE relating to the North Precinct project in the Department of Finance and Administrative Services; amending Ordinance 124648, which adopted the 2015 Budget; authorizing the loan of funds from the City's Consolidated (Residual) Cash Pool, or its participating funds, in the amount of \$2,750,000, to the 2016 Bond Fund for bridge financing of the North Precinct project; establishing a budget control level in the 2016 Multipurpose LTGO Bond Fund; increasing 2015 appropriations of \$1,500,000 in the 2016 Multipurpose LTGO Bond Fund; and ratifying and confirming certain prior acts; all by a 3/4 vote of the City Council.

Ordinance 124843

AN ORDINANCE relating to land use, zoning, and environmental policy; amending Sections 3.58.070, 3.58.090, 23.22.024, 23.24.020, 23.28.030, 23.34.009, 23.40.060, 23.41.004, 23.41.008, 23.41.010, 23.41.012, 23.42.038, 23.44.010, 23.44.014, 23.44.041,

23.44.051, 23.45.504, 23.45.508, 23.45.510, 23.45.512, 23.45.518, 23.45.526, 23.45.529, 23.45.532, 23.45.536, 23.45.570, 23.46.002, 23.47A.004, 23.47A.012, 23.47A.018, 23.47A.014, 23.47A.016, 23.47A.032, 23.47A.039, 23.48.010, 23.49.008, 23.49.010, 23.49.012, 23.49.013, 23.49.041, 23.49.178, 23.49.242, Map II in Chapter 23.49, 23.50.020, 23.53.006, 23.53.015, 23.54.015, 23.54.026, 23.54.030, 23.58A.044, 23.66.020, 23.67.060, 23.75.140, 23.75.180, 23.76.006, 23.76.012, 23.76.026, 23.76.032, 23.84A.002, 23.84A.008, 23.84A.012, 23.84A.032, 23.84A.038, 23.86.006, 23.86.010, 23.86.012, 23.86.016, 23.88.020, 25.05.164, 25.05.508, 25.05.510, 25.05.610, 25.05.756, 25.05.800, 25.05.920, 25.05.960, 25.06.030, 25.06.050, 25.08.425, 25.08.590, and 25.08.655, and repealing Section 23.40.050 of the Seattle Municipal Code, to correct typographical errors, correct section references, clarify regulations, and make minor amendments; and amending the Wallingford Design Guidelines to update the title page and to correct the map of the Wallingford Planning Area Boundary.

Date of publication in the Seattle Daily Journal of Commerce, August 31, 2015.
8/31(328004)