



SEATTLE CITY COUNCIL

Legislative Summary

CB 119592

Record No.: CB 119592

Type: Ordinance (Ord)

Status: Passed

Version: 1

Ord. no: Ord 125912

In Control: City Clerk

File Created: 07/10/2019

Final Action: 09/06/2019

Title: AN ORDINANCE relating to the City Light Department; authorizing the General Manager and Chief Executive Officer to negotiate for and purchase or lease up to two parcels of land and acquire other real property rights as necessary or desirable for the purpose of providing temporary housing for City Light personnel and contractors at the Boundary Hydroelectric Project in Pend Oreille County, Washington, and for other municipal utility purposes.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: Mosqueda

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments:

Drafter: Alan.Matthews@seattle.gov

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	07/23/2019	Mayor's leg transmitted to Council	City Clerk			
1	City Clerk	07/23/2019	sent for review	Council President's Office			
	Action Text: The Council Bill (CB) was sent for review. to the Council President's Office						
1	Council President's Office	07/25/2019	sent for review	Finance and Neighborhoods Committee			
	Action Text: The Council Bill (CB) was sent for review. to the Finance and Neighborhoods Committee						
1	City Council	08/05/2019	referred	Finance and Neighborhoods Committee			

1	Finance and Neighborhoods Committee	08/14/2019	pass		Pass
	Action Text: The Committee recommends that City Council pass the Council Bill (CB).				
			In Favor: 2	Chair Bagshaw, Mosqueda	
			Opposed: 0		
1	City Council	09/03/2019	passed		Pass
	Action Text: The Council Bill (CB) was passed by the following vote, and the President signed the Bill:				
			In Favor: 9	Councilmember Bagshaw, Councilmember González , Council President Harrell, Councilmember Herbold, Councilmember Juarez, Councilmember Mosqueda, Councilmember O'Brien, Councilmember Pacheco, Councilmember Sawant	
			Opposed: 0		
1	City Clerk	09/06/2019	submitted for	Mayor	
			Mayor's signature		
1	Mayor	09/06/2019	Signed		
1	Mayor	09/06/2019	returned	City Clerk	
1	City Clerk	09/06/2019	attested by City Clerk		
	Action Text: The Ordinance (Ord) was attested by City Clerk.				

CITY OF SEATTLE

ORDINANCE 125912

COUNCIL BILL 119592

AN ORDINANCE relating to the City Light Department; authorizing the General Manager and Chief Executive Officer to negotiate for and purchase or lease up to two parcels of land and acquire other real property rights as necessary or desirable for the purpose of providing temporary housing for City Light personnel and contractors at the Boundary Hydroelectric Project in Pend Oreille County, Washington, and for other municipal utility purposes.

WHEREAS, the City Light Department of The City of Seattle ("City Light") owns and operates the Boundary Hydroelectric Project ("Project"), located in Pend Oreille County in northeastern Washington State; and

WHEREAS, pursuant to Ordinance 123940, City Light accepted a new license from the Federal Energy Regulatory Commission (FERC) to operate the Project, as provided in FERC's License Order dated March 20, 2013; and

WHEREAS, the License Order authorizes City Light to acquire title in fee or rights to use all lands, other than lands of the United States, necessary or appropriate for the construction, maintenance, and operation of the Project; and

WHEREAS, in 2019 City Light will begin executing a six-year plan to overhaul and replace many of its large generators and transformers at the Project site, and will also be implementing certain long-term on-site recreational and environmental protection and mitigation measures required by the License Order; and

WHEREAS, lodging facilities or rental housing in the area of the Project are very limited, and because of its isolated location it is necessary for City Light to obtain temporary housing near the Project for its employees and contractors to perform the planned improvements and other work; and

1 WHEREAS, purchasing or leasing properties near the Project will allow City Light to efficiently
2 lodge employees and contractors performing work at the Project site when needed, and
3 use the property for other Project purposes; NOW, THEREFORE,

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

5 Section 1. The General Manager and Chief Executive Officer of the City Light
6 Department, or designee, is authorized, within and subject to appropriation authority, to negotiate
7 for and purchase or lease up to two parcels of land, and to acquire other real property rights as
8 necessary for the purpose of providing temporary housing to City Light employees and
9 contractors related to work at the Boundary Hydroelectric Project in Pend Oreille County,
10 Washington and for other municipal utility purposes.

11 Section 2. The General Manager and Chief Executive Officer of City Light is authorized
12 to execute all documents necessary or desirable to accomplish the acquisition of the real property
13 rights authorized in Section 1 of this ordinance.

14 Section 3. As soon as practicable after acquiring any parcels of land, leases, or other
15 property rights pursuant to the authority of this ordinance, City Light shall submit to the City
16 Council a deed acceptance ordinance as necessary for such parcels of land or real property rights
17 acquired.

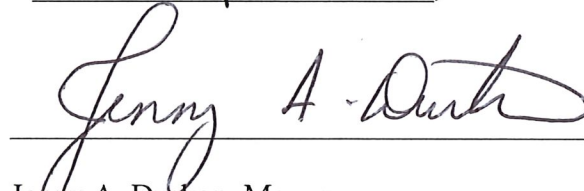
Section 4. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the 3rd day of September, 2019,
and signed by me in open session in authentication of its passage this 3rd day of
September, 2019.



President _____ of the City Council

Approved by me this 6th day of September, 2019.



Jenny A. Durkan, Mayor

Filed by me this 6th day of September, 2019.



Monica Martinez Simmons, City Clerk

(Seal)

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	CBO Contact/Phone:
Seattle City Light	Lynn Best / 386-4586	Greg Shiring / 386-4085

** 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 City Light Department; authorizing the General Manager and Chief Executive Officer to negotiate for and purchase or lease up to two parcels of land and acquire other real property rights as necessary or desirable for the purpose of providing temporary housing for City Light personnel and contractors at the Boundary Hydroelectric Project in Pend Oreille County, Washington, and for other municipal utility purposes.

Summary and background of the Legislation: This ordinance declares the need for the City Light Department to purchase two properties near the Boundary Hydroelectric Project. There has been a challenge to find rental properties in this location, especially in the construction season.

One property is necessary for an expected minimum of six years to facilitate temporary lodging for project managers and engineers traveling to oversee the planning, design, and construction of the replacement and maintenance of generators and transformers on the Boundary Hydroelectric Project.

The other property is needed to fill the temporary lodging needs of City Light Department employees traveling to the area for ongoing environmental protection and mitigation measures required by the Boundary Hydroelectric Project's federal license. This work is scheduled to occur over the next 30 years. The City Light Department has depended on short term leasing to fulfill the necessary lodging needs. Purchasing a property would eliminate this reliance and would additionally allow improvements to facilitate equipment storage, project staging, and other project beneficial uses that are not possible under short term leasing.

The properties acquired pursuant to this legislation may also be used for other purposes related to the Boundary Hydroelectric Project, including but not limited to equipment and materials storage.

This legislation is necessary because all purchases of real property or real property interests must be authorized by legislation passed by City Council.

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?

Costs of acquiring properties and associated maintenance.

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

Increased costs associated with temporary lodging of employees, equipment storage and project staging.

4. OTHER IMPLICATIONS

- a. Does this legislation affect any departments besides the originating department?
No.
- 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? What is the Language Access plan for any communications to the public?
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).
N/A.

List attachments/exhibits below:

None.

STATE OF WASHINGTON -- KING COUNTY

--SS.

377833

No.

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.

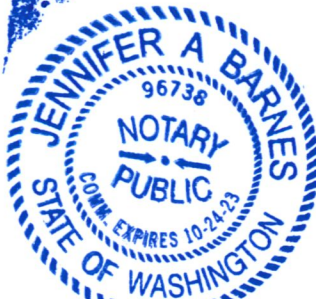
The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT:125898-125912 TITLE

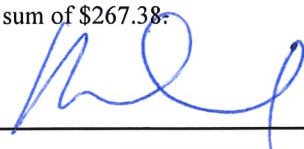
was published on

09/19/19

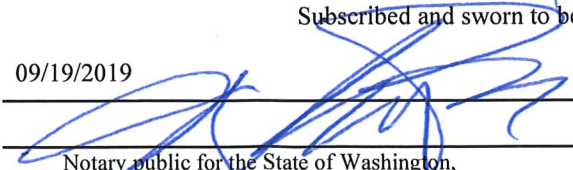
The amount of the fee charged for the foregoing publication is the sum of \$267.38.



Affidavit of Publication


Subscribed and sworn to before me on

09/19/2019


Notary public for the State of Washington,
residing in Seattle

State of Washington, King County

City of Seattle

The full text of the following legislation, passed by the City Council on September 03, 2019, and published below by title only, will be mailed upon request, or can be accessed at <http://seattle.legistar.com>. For information on upcoming meetings of the Seattle City Council, please visit <http://www.seattle.gov/council/calendar>.

Ordinance 125898

Council Bill 119611

AN ORDINANCE appropriating money to pay certain audited claims for the week of August 5, 2019 through August 9, 2019 and ordering the payment thereof.

Ordinance 125899

Council Bill 119612

AN ORDINANCE appropriating money to pay certain audited claims for the week of August 12, 2019 through August 16, 2019 and ordering the payment thereof.

Ordinance 125900

Council Bill 119613

AN ORDINANCE appropriating money to pay certain audited claims for the week of August 19, 2019 through August 23, 2019 and ordering the payment thereof.

Ordinance 125901

Council Bill 119584

AN ORDINANCE relating to residential rental properties; conforming the Seattle Municipal Code with changes in state law; amending Sections 7.24.020, 7.24.030, 22.202.080, 22.206.160, 22.206.180, 22.210.030, and 22.902.120 of the Seattle Municipal Code.

Ordinance 125902

Council Bill 119601

AN ORDINANCE relating to the construction of protected bicycle lanes; requiring major paving projects to include protected bicycle lanes as identified in The City of Seattle Bicycle Master Plan; and adding a new Chapter 15.80 to the Seattle Municipal Code.

Ordinance 125903

Council Bill 119516

AN ORDINANCE relating to the City Light Department; authorizing a large solar program for customers with solar photovoltaic systems sized larger than 100 kilowatts and not greater than two megawatts; and adding a new Section 21.49.083 to the Seattle Municipal Code.

Ordinance 125904

Council Bill 119571

AN ORDINANCE relating to the City Light Department; authorizing the Department to enter and participate in the Western Energy Imbalance Market, including the ability to execute additional agreements necessary or convenient to participating in the Western Energy Imbalance Market.

Ordinance 125905

Council Bill 119577

AN ORDINANCE relating to City employment; adopting a 2019 Citywide Position List.

Ordinance 125906

Council Bill 119578

AN ORDINANCE relating to City employment; adjusting the pay zones for titles in the City's Power Marketing Compensation Program; establishing changes to provisions in the Power Marketing Compensation Program; and ratifying and confirming certain prior acts.

Ordinance 125907

Council Bill 119591

AN ORDINANCE relating to the City Light Department; declaring certain real property rights surplus to the needs of the City Light Department and authorizing the sale of a portion of the property to Snohomish County for road purposes; reserving an easement for electric transmission line purposes; and accepting the payment of fair market value for the property rights sold.

Ordinance 125908

Council Bill 119603

AN ORDINANCE relating to the transfer of City real property for housing development; declaring the property located at 1314, 1326, and 1336 Yakima Avenue South ("PMA 1594") surplus to the City's needs; transferring the jurisdiction of this property from the Department of Finance and Administrative Services to the Office of Housing; authorizing its transfer to Homestead Community Land Trust or its designee; and authorizing the Director of the Office of Housing to execute and deliver the contract for transfer of land, deed, and related documents.

Ordinance 125909

Council Bill 119498

AN ORDINANCE relating to the City Light Department; accepting statutory warranty deeds to the Massnick and Levins properties in Pend Oreille County, Washington, both to be managed as Project Habitat Lands as required by the Federal Energy Regulatory Commission (FERC) License Order for the Boundary Hydroelectric Project; and placing said lands under the jurisdiction of the City Light Department.

Ordinance 125910

Council Bill 119533

AN ORDINANCE relating to the City Light Department; accepting various easements for overhead and underground electrical rights in King County, Washington; placing said easements under the jurisdiction of the City Light Department; and ratifying and confirming certain prior acts.

Ordinance 125911

Council Bill 119534

AN ORDINANCE relating to the City Light Department; accepting various easements for overhead and underground electrical rights in King County, Washington; placing said easements under the jurisdiction of the City Light Department; and ratifying and confirming certain prior acts.

Ordinance 125912

Council Bill 119592

AN ORDINANCE relating to the City Light Department; authorizing the General Manager and Chief Executive Officer to negotiate for and purchase or lease up to two parcels of land and acquire other real property rights as necessary or desirable for the purpose of providing temporary housing for City Light personnel and contractors at the Boundary Hydroelectric Project in Pend Oreille County, Washington, and for other municipal utility purposes.

Date of publication in the Seattle Daily Journal of Commerce, September 19, 2019.

9/19(377833)