



Legislation Details (With Text)

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Type: Ordinance **Status:** Passed

File created: 3/31/2014 **In control:** Budget and Fiscal Management Committee

On agenda: 10/20/2014 **Final action:** 10/20/2014

Enactment date: 10/31/2014 **Enactment #:** 17912

Title: AN ORDINANCE approving the sale of surplus Metro transit division property located in council district six.

Sponsors: Jane Hague

Indexes: Bellevue, City of, Metro, Surplus Property

Code sections:

Attachments: 1. Ordinance 17912.pdf, 2. 2014-0128 LRF.pdf, 3. A. Intergovernmental Land Transfer Agreement Revised 100914, 4. A. Intergovernmental Land Transfer Agreement Revised 080514, 5. A. Intergovernmental Land Transfer Agreement, 6. 2014-0128 transmittal letter.docx, 7. 2014-0128 Fiscal Note.xlsx, 8. 2014-0128 Exhibit A to Fiscal Note.xlsx, 9. 2014-0128 Sale Property Summary.docx, 10. 2014-0128 News Release.docx, 11. 2014-0128 Draft Notice of Public Hearing.doc, 12. REVISED HEARING NOTICE.doc, 13. 2014-0128 Affidavit of Pub - Bellevue Reporter.pdf, 14. Staff Report Proposed Ordinance 2014-0128 Metro Surplus Property Sale, 15. Staff Report Proposed Ordinance 2014-0128 Metro Surplus Property Sale dated May 20, 2014, 16. Staff Report Proposed Ordinance 2014-0128 Metro Surplus Property Sale dated June 3, 2014, 17. Striking Amendment S2 to 2014-0128.docx, 18. REVISED Staff Report Proposed Ordinance 2014-0128 Metro Surplus Property Sale 06-03-14.docx, 19. 17912 Amendment 9 --10-20-2014.pdf

| Date | Ver. | Action By | Action | Result |
|------------|------|--|--|--------|
| 10/20/2014 | 2 | Metropolitan King County Council | Hearing Held | |
| 10/20/2014 | 2 | Metropolitan King County Council | Passed as Amended | Pass |
| 10/13/2014 | 2 | Metropolitan King County Council | Deferred | |
| 10/6/2014 | 2 | Metropolitan King County Council | Hearing Held | |
| 10/6/2014 | 2 | Metropolitan King County Council | Deferred | |
| 9/29/2014 | 2 | Metropolitan King County Council | Hearing Held | |
| 9/29/2014 | 2 | Metropolitan King County Council | Deferred | |
| 9/16/2014 | 1 | Budget and Fiscal Management Committee | Passed Out of Committee Without a Recommendation | Pass |
| 8/19/2014 | 1 | Budget and Fiscal Management Committee | Deferred | |
| 6/3/2014 | 1 | Budget and Fiscal Management Committee | Deferred | |
| 5/20/2014 | 1 | Budget and Fiscal Management Committee | Deferred | |
| 5/12/2014 | 1 | Metropolitan King County Council | Deferred | |
| 5/12/2014 | 1 | Metropolitan King County Council | Hearing Held | |
| 5/6/2014 | 1 | Budget and Fiscal Management Committee | Deferred | |

3/31/2014 1 Metropolitan King County Council Introduced and Referred

AN ORDINANCE approving the sale of surplus Metro transit division property located in council district six.

STATEMENT OF FACTS:

1. The King County transit division ("Metro") performs metropolitan municipal functions as established under chapter 35.58 RCW. Section 230.10.10 of the King County Charter requires each metropolitan municipal function to be operated as separate functional unit and for revenue or property received for the function to be used only for the purpose of carrying out that function. According to RCW 43.09.210, when such a property is sold or transferred, Metro must receive "full value" in return so that it may be fully reimbursed.
2. Metro is the custodian of certain property located at 11101 NE 6th Street in the city of Bellevue.
3. Metro has determined that the subject property is surplus to its needs.
4. In accordance with K.C.C. 4.56.070, the facilities management division has circulated a surplus notice to King County agencies and none expressed interest. The facilities management division subsequently declared the property surplus to the current and future foreseeable needs of the county. The manager of the county's facilities management division determined the property suitable for affordable housing. In response to county attempts to make it available to affordable housing, no viable proposal was received.
5. In accordance with K.C.C. 4.56.140.A., the county may dispose of real property to another governmental agency by negotiation upon such terms as may be agreed upon and for such consideration as may be deemed by the county to be adequate.
6. The King County executive has negotiated an intergovernmental land transfer agreement with the city of Bellevue for a purchase price of \$17,950,000.00, based on an appraised value of

the property at its highest and best use.

7. The Federal Transit Administration provided some of the funds for the purchase of the subject property. As such, the Federal Transit Administration has to approve the selling price and Metro's use of the proceeds from the proposed sale to Bellevue. Metro received the Federal Transit Administration's approval of the proposed sale in October 2013.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. The King County council, having determined that the terms and consideration for sale of the subject property are adequate, hereby authorizes the executive to execute an intergovernmental land transfer agreement in substantially similar form as provided in Attachment A to this ordinance and to execute any other documents necessary to convey and deliver the subject property to the city of Bellevue.

10 days, not more than 25 in area paper

Newspaper: Bellevue Reporter

Publish: Friday, April 25

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News release