

EXCESS PROPERTY NOTICE

DATE: May 17, 2009
TO: City of Seattle Departments and Other Public Agencies
FROM: David Hemmelgarn, City of Seattle, FFD / Real Estate Services
SUBJECT: PMA No. 544 – Green Lake Substation

The attached real property under the jurisdiction of Seattle City Light (SCL) is considered excess to the needs of that department. Other City departments and public agencies are being informed of its potential availability in accordance with the Policies and Procedures for the Evaluation of City Real Property for Reuse and Disposition.

Please indicate on the attached Excess Property Response Form whether your agency or department is interested in acquiring the property or jurisdiction over it, whether it has or needs facilities, utilities or access rights on, through or over the property, or whether it has comments concerning its disposition or reuse. If your department or public agency is interested in acquiring the property or jurisdiction over it, the included Excess Property Proposed Use Form must be completed by the director or authorized designee of the department or public agency.

It is important that your department respond to this notice. All responses must be filled in, dated, and received by June 15, 2009. City departments should return the completed circulation forms to mail stop SMT-52-01 in care of David Hemmelgarn or via email. Other agencies please respond via US Mail or email:

David Hemmelgarn
David.hemmelgarn@seattle.gov
City of Seattle,
P.O. Box 94689
Seattle, Washington 98124-4689

Failure to submit a response to this Notice will be construed as a determination that your department / agency is not interested in the subject property and has no comments to make concerning its reuse or disposition.

Further information or discussion regarding these properties can be obtained from David Hemmelgarn (206) 684-0701. For questions regarding the City's excess property circulation and review process in general, please call Hillary Hamilton (206) 684-0421.

Copies of this information are also available at
<http://www.cityofseattle.net/realestate/propertyreview.htm>

EXCESS PROPERTY DESCRIPTION

1. **Property Name:** Green Lake Substation
2. **Property Location:** 949 N. 80th Street – 2nd property West of Aurora Ave. N, south side
3. **Legal Description:** Lots 3 and 4, Block 1, Kaufman's Addition to Green Lake Circle.
4. **Tax parcel I. D. Number:** 379700-0010
5. **Map/Photo:** Attached
6. **Jurisdictional Department:** Seattle City Light
7. **Site History:** Purchased from Puget Sound Power and Light in 1951 for use as a 4KV substation site under authority of Ordinance 79165 by Special Warranty Deed.
8. **Development Issues:** None known
9. **Current easements, covenants and restrictions:** None known
10. **Recommended easements, covenants and restrictions upon transfer:** None
11. **Current King County assessed value:** \$415,900 based on 2009 assessment
12. **Size:** 5942 Square Feet
13. **Zoning** NC3-40
14. **Other:** A small portion of the concrete retaining wall on the boundary line encroaches on the adjoining lot.
15. Environmental site assessments were done on the property in 1992, 1999, and 2000. Chlorinated pesticides were found in the near surface soils along most of the concrete pad except the SW corner. One conduit pipe stub end contains 30% non-friable asbestos fibers. The report recommends leaving the pipe undisturbed until the next user who may or may not choose to excavate the concrete slab.

**CITY OF SEATTLE
EXCESS PROPERTY RESPONSE FORM**

PROPERTY NAME: PMA No. 544 Green Lake Substation

LEGAL DESCRIPTION: See full legal on Excess Property Description - Page 2

KING COUNTY TAX PIN: 379700-0010

Department/Public Agency: _____

_____ We have no interest in this property.

_____ We are interested in acquiring the property or jurisdiction over it. A completed *Excess Property Proposed Use Form* is attached to this response.

_____ We have facilities on the property or access rights through or across the property as described below (add additional sheets as necessary):

_____ We need facilities on the property or access rights through or across the property as described below (add additional sheets as necessary):

_____ We have identified the following plans, policies, objectives, limitations or other factors as found in adopted or proposed City plans and policies that may affect the Reuse or Disposition of the property (add additional sheets as necessary):

_____ **Reviewer**

_____ **Department**

_____ **Date**

EXCESS PROPERTY PROPOSED USE FORM

PROPERTY NAME: Green Lake Substation
LEGAL DESCRIPTION: See full Legal on Excess Property Description - Page 2
KING COUNTY TAX PIN: 379000-0010

RESPONDING DEPARTMENT/AGENCY: _____

CONTACT PERSON: _____ **PHONE:** _____

PROPOSED USE: Describe the proposed use for the property, including information on potential improvements, users, tenure, impact on neighborhood such as parking, traffic volumes. (Attach additional pages as necessary).

EST. IMPLEMENTATION DATE: _____ **EST. COST :** _____
EXPECTED TERM OF USE: _____ **FUND SOURCE(S):** _____
Are funds appropriated? ___ YES ___ NO If no, when will funds be appropriated?

BENEFITS TO THE CITY OF SEATTLE FROM THIS PROPOSAL:

SUPPORTING POLICIES. List the adopted plans and policies (itemize specific sections in major documents) which support, or are implemented by, this proposed use.

Name of director or designee

Date