



Snohomish County Council

Legislation Text

File #: 2022-0900, Version: 1

Executive/Council Action Form (ECAF)

ITEM TITLE:

Motion 22-385, approval of Real Estate Purchase and Sale Agreement between Sharla Ann Spoelstra as seller and Snohomish County as buyer for real property identified by tax parcel number 28050300203000

DEPARTMENT: Facilities and Fleet

ORIGINATOR: Steven Tease

EXECUTIVE RECOMMENDATION: Ken Klein (review/approved 9/11/22)

PURPOSE: Approval of the real estate purchase and sale agreement for the purchase of real property identified as APN 28050300203000, located in unincorporated Snohomish County, Washington, for the amount of \$111,700.00, and tenant personal property relocation benefits, and escrow closing costs; and authorize the Property Officer to execute the agreement and all related documents necessary to effectuate the real property transfer.

BACKGROUND: Snohomish County owns or has a flood easement on approximately 360 acres of land within an area historically known as Drainage District 6, more recently referred to as the DD6/Chinook Marsh Restoration area (“Restoration Area”), located south of Ebey Slough in unincorporated Snohomish County. The Department of Conservation and Natural Resources, Surface Water Management Division is the custodial department and manages the Restoration Area all for the purpose of restoration work, providing more open space, and reducing flood risk. Snohomish County Council passed amended Ordinance No. 21-094, related to the 2021 budget, making a supplemental appropriation, on November 3, 2021, a portion of which was allocated to Surface Water Management Fund 415. Certain property has been identified for acquisition south of Ebey Slough and adjacent to the Restoration Area that is important to the design and development of the project and the purchase would be funded through said appropriation. Sharla Ann Spoelstra (the “Seller”) owns approximately 11.17 acres of real property identified by tax parcel number 28050300203000 (the “Property”), which has been identified as meeting the project’s need. The Seller is willing to sell the Property to the County for \$111,700.00 (“Purchase Price”). The sale of the Property from the Seller is strictly voluntary and the Seller is willing to sell the Property to the County in accordance to the terms and conditions of the Purchase and Sale Agreement. The Seller rents the Property to a tenant who may qualify for personal property relocation benefits which will be paid from the same funding appropriation. Transfer of the Property to the County will be by Statutory Warranty Deed. The Department of Conservation and Natural Resources, Surface Water Management Division and Property Management recommend the purchase of the Property.

FISCAL IMPLICATIONS:

EXPEND: FUND, AGY, ORG, ACTY, OBJ, AU	CURRENT YR	2ND YR	1ST 6 YRS
415 509 5133	\$111,700.00		

TOTAL	\$111,700.00		

REVENUE: FUND, AGY, ORG, REV, SOURCE	CURRENT YR	2ND YR	1ST 6 YRS
TOTAL			

DEPARTMENT FISCAL IMPACT NOTES: Click or tap here to enter text.

CONTRACT INFORMATION:

ORIGINAL _____ CONTRACT# _____ AMOUNT _____
AMENDMENT _____ CONTRACT# _____ AMOUNT _____

Contract Period

ORIGINAL START _____ END _____
AMENDMENT START _____ END _____

OTHER DEPARTMENTAL REVIEW/COMMENTS: Reviewed/approved: Risk Management (Sheila Barker 9/8/22 and Finance (Nathan Kennedy 9/9/22) and Prosecuting Attorney as to form (9/1/22).