



MULTNOMAH COUNTY AGENDA PLACEMENT REQUEST

(Revised: Feb. 2017)

Board Clerk Use Only

Meeting Date: 3/1/18
Agenda Item #: R.4
Est. Start Time: 9:55 am appr
Date Submitted: 2/23/18

Agenda Title: **Resolution Declaring the Central Office Building, Located at 421 SE 10th Ave, Portland, Surplus; and Establishing a Public Comment Period.**

Requested Meeting

Date: March 1, 2018 **Time Needed:** 10 Minutes
Department: DCA **Division:** Facilities & Property Management
Contact(s): Scott Churchill
Phone: (503) 988-9336 **Ext** 89336 **Email:** scott.churchill@multco.us

Presenters: Sherry Swackhamer, DCA Director; Ken Wilson, Sr. Real Estate Specialist

General Information

1. What action are you requesting from the Board?

Board approval of a resolution declaring the Central Office Building, located at 421 SE 10th Ave, Portland (the "Property"), as surplus and establishing a public comment period of 30 days.

2. Please provide sufficient background information for the Board and the public to understand this issue. Please note which Program Offer(s) this action affects and how it impacts the results.

Resolution No. 2018-005 sets forth the County's policy for declaring real property, such as the Property, surplus and establishing a public comment process. Under the policy, real property may be declared surplus and, thereafter, sold, exchanged, or otherwise conveyed or transferred ("disposed") whenever such property is not needed for public use or whenever the public interest may be furthered by disposition thereof ("Surplus"). In addition, at the time of the surplus declaration, the Board establishes the time period during which members of the public may obtain additional information on the recommendation from the Director and may submit comment regarding future use of the Property to the Director - the Comment Period shall not be shorter than the marketing period for disposition of the Property.

The Property has been used by the Department of Community Justice ("DCJ") as a probation facility. DCJ has determined that the Property is no longer needed for its operations. In addition, the Director of the Multnomah County Facilities and Property Management Division ("Director") has determined that there is no other current or anticipated County use for the Property. Accordingly, the Property is not needed for public use and is appropriate for

disposition. Further, given the absence of a County use for the Property, the public interest will be furthered by disposition of the Property.

For the foregoing reasons, the Director recommends that the Board declare the Central Office surplus and direct the Director to take appropriate steps towards disposition of the Property, including a 30-day marketing period and, therefore, a 30-day period during which the public may obtain additional information on the recommendation from the Director and may submit comment regarding the future use of the Property to the Director.

If this Resolution is approved, additional information may be obtained from, and comments submitted to, the Director on the County Surplus Property website:

<https://multco.us/facilities-and-property-management/surplus-real-property-sales>

3. Explain the fiscal impact (current year and ongoing).

There are a number of costs including: pre-marketing building assessment reports, surplus and debris removal cost, mothballed operating cost, including fencing, security, utilities, etc., and brokerage costs. Some of these cost may be covered thru escrow but others will need to come from net proceeds of the sale to reimburse the Facilities and Property Management Fund 3505.

4. Explain any legal and/or policy issues involved.

ORS chapters 271 and 275 regulate the disposition of public property. The County's Surplus Policy, Resolution No. 2018-005, conforms to the statutory requirements. The recommendations herein and the proposed resolution comply with the Resolution and the statutes.

5. Explain any citizen and/or other government participation that has or will take place.

If adopted, a public involvement process will commence. In addition, before committing to a certain disposition of the Property, the Board will consider a recommendation on disposition at public hearing where all those interested in the matter will have the opportunity to be heard.

Required Signature

**Elected
Official or
Department
Director:**

/s/ Sherry Swackhamer

Date:

Feb 23, 2018