



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Public Works
Department No.: 054
For Agenda Of: 11/01/11
Placement: Administrative
Estimated Tme:
Continued Item: No
If Yes, date from:
Vote Required: 4/5

TO: Board of Supervisors
Board of Directors of the Flood Control and Water Conservation District

FROM: Department Scott D. McGolpin, Public Works Director, 568-3010
Director(s)
Contact Info: Thomas D. Fayram, Deputy Director, Water Resources, 568-3436
Mark A. Schleich, Deputy Director, Resource Recovery, 882-3603

SUBJECT: Resolution Transferring Ownership of the Naomi Schwartz Building to Public Works Funds, First Supervisorial District

County Counsel Concurrence

As to form: Yes

Other Concurrence:

As to form:

Auditor-Controller Concurrence

As to form: Yes

Recommended Actions:

That the Board of Supervisors/Board of Directors:

- a) Adopt the Resolution Transferring Ownership of the Naomi Schwartz Building to Public Works Funds;
- b) Approve the attached budget revision (BJE 0001729) in the amount of \$1,680,618 (4/5 vote required); and
- c) Find that the proposed actions do not constitute a "Project" within the meaning of California Environmental Quality Act (CEQA), pursuant to 14 CCR 15378 (b)(4) The creation of government funding mechanisms or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment and 14CCR 15378 (b)(5) Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment and direct the Clerk of the Board to file the attached CEQA Notice of Exemption (POST).

Summary Text:

This Resolution memorializes the Resource Recovery and Waste Management Division of Public Works (RRWM) Enterprise Fund and the Santa Barbara County Flood Control and Water Conservation District's ("District") payment for the Naomi Schwartz Building ("Building").

As such, RRWM Enterprise Fund and the District will show the expenditure as an asset of their respective funds. The subject Resolution will act in lieu of a Grant Deed to acknowledge the expenditure. Specifically, RRWM Enterprise Fund paid for 45% of the Building costs and concurrent with adoption of the subject Resolution, the District will have paid for the remaining 55% of the Building.

Background:

The Naomi Schwartz Building (130 East Victoria Street, Santa Barbara, California) was constructed in 2004 to provide office space to the Clerk-Recorder-Assessor Department. During the final planning stages it was determined the Clerk-Recorder did not need the entire building for office space. The RRWM Enterprise Fund agreed to pay for and occupy, which has subsequently occurred, the bottom floor of the Building. The Clerk-Recorder-Assessor paid for the balance. Shortly thereafter the Clerk-Recorder relocated staff to the Calle Real Campus leaving the Building underutilized. The Building has been used by a variety of County divisions but continues to be underutilized and is currently being paid for by the General Fund.

The Santa Barbara County Flood Control and Water Conservation District has paid for 55% of the Building and will occupy the under-utilized space, thus freeing up the office space it currently occupies at 123 East Anapamu Street. This action will transfer the building costs from General Fund to the District while providing more space to other County Departments.

By using Special Revenue funds, the RRWM Enterprise Fund and the Flood Control District will have paid for the entire cost of the Building and have shown the expenditure as an asset of their respective funds. The subject Resolution will act in lieu of a Grant Deed to acknowledge the purchase of the Building, and acknowledge that the building will be retained as an asset by the RRWM Enterprise Fund and the Flood Control District. Specifically, the RRWM Enterprise Fund paid for 45% of the Building costs and has since occupied the first floor of the Building. Concurrent with adoption of the subject Resolution, the Flood Control District will have paid for 55% of the Building costs including repayment of past COP payments made by the Clerk-Recorder-Assessor and retirement of the remaining debt on the Building. Finally, any additional remodel costs associated with configuring the space for the District's use will be paid for by the Flood Control District.

Fiscal and Facilities Impacts:

Budgeted: Yes

Fiscal Analysis:

<u>Funding Sources</u>	<u>Current FY Cost:</u>	<u>Annualized On-going Cost:</u>	<u>Total One-Time Project Cost</u>
Flood District	1,680,618.00		\$ 1,680,618.00
Total	\$ 1,680,618.00	\$ -	\$ 1,680,618.00

Narrative:

On 9/6/11, the Board authorized the pay-off of the outstanding certificates of participation from the Flood District related to the Schwartz Building. The budget revision approved as part of this action will reimburse the General Fund \$310,580 for prior year principal payments, pay-off the loan of \$578,038 to the Clerk-Recorder-Assessor loan and provide funding of \$792,000 for the remodeling, furniture and fixtures. The District has sufficient reserves to make these payments, including certificates of participation in the amount of \$1,680,618.

Staffing Impacts:

Legal Positions

None

FTEs:

None

Special Instructions:

Clerk of the Board, please distribute as follows:

1. Original executed Resolution
2. Copy of executed Resolution
3. CEQA Notice of Exemption
4. Copy of stamped CEQA NOE
5. Minute Order

Clerk of the Board Files
 Flood Control, Attn: Christina Lopez
 Post as Required
 Flood Control, Attn: Christina Lopez
 Flood Control, Attn: Christina Lopez

Attachments:

Resolution
 Budget Revision Request (BJE 0001729)
 CEQA: Notice of Exemption

Authored by:

Mark Paul, Deputy Public Works Director

cc:

Mark Paul, 568-3016