

## CITY COUNCIL AGENDA ITEM

### CITY OF SHORELINE, WASHINGTON

<b>AGENDA TITLE:</b>	Addendum to Joint Use Agreement with Shoreline School District
<b>DEPARTMENT:</b>	Parks, Recreation & Cultural Services
<b>PRESENTED BY:</b>	Dick Deal, Director

#### ISSUE STATEMENT:

In August 2000 the City of Shoreline and Shoreline School District entered into a Joint Use Agreement (JUA) that approved the shared use of several city and school facilities. This agreement allows the City and School District to cooperatively schedule many buildings and athletic fields maximizing the public benefit of these facilities. Both parties agreed that a coordinated and cooperative scheduling of public facilities is the best way to maximize facility use while ensuring that they are maintained as sustainable community assets.

Facilities in the original agreement that allow joint use by the City of Shoreline and the Shoreline School District include Einstein Middle School Playfield and Hillwood Park, Kellogg Middle School Track and Hamlin Park, Shorecrest High School Ballfields and Hamlin Park Ballfields and Trails, Paramount School Park, Meridian Park Tennis Courts, Shoreline Pool, Shoreline Park, Shoreline Center and Shoreline Park. In September 2001 the Spartan Gym was added to the agreement and the compost facility at Shorecrest High School in 2003.

There are two addendums to the Joint Use Agreement that are being recommended for inclusion.

1. The Sunset Elementary School site was closed by the school district a couple of years ago because of declining enrollment. The District is interested in retaining the property for possible future school use, but they do not anticipate needing the site for school use for many years. A group of citizens formed the Friends of Sunset Park and has been busy raising funds to develop a master site plan for a public park on the school property for community use. They have raised approximately \$17,000 to assist with the process.

The school site is adjacent to the Boeing Creek Open space property that the city has scheduled for a master site planning effort later this year. This addendum will allow the City of Shoreline to work with the Friends of Sunset Park citizens group and the Shoreline School District on the development of master plans for both the school and park property. Because of the school site and park property's adjacent relationship, one master site planning effort for both sites makes good financial sense. This addendum will allow us to partner with the community and school district on this effort.

2. The City of Shoreline has used the Aldercrest Annex school facility for a teen program on Friday and Saturday nights for several years. The facility location on the east side of Shoreline provides a teen program that serves Shoreline and Lake Forest Park teens with a variety of recreation and social opportunities. This addendum will allow the City of Shoreline to perform or contract out routine maintenance on the gym floor and the other rooms used for this program. The site is no longer used by the Shoreline School District so the City of Shoreline will need to take over the routine maintenance tasks to serve our teen programs.

**FINANCIAL IMPACT:**

The City of Shoreline has \$90,000 in funds budgeted in the 2009 Capital Improvement Program for the planning effort at Boeing Creek Open Space. These funds will cover our site planning effort, staff time and a survey of the Boeing Creek Open Space property.

The Facilities Maintenance Division has funds for the routine maintenance at the Aldercrest annex in the 2009 budget; the addendum will give us permission to use those funds at this site.

**RECOMMENDATION**

Staff recommends that the City /Council approve the Addendum to the Joint Use Agreement between the City of Shoreline and the Shoreline School District.

Approved By:

City Manager 

City Attorney 

## **ADDENDUM TO JOINT USE AGREEMENT**

### **SUNSET ELEMENTARY SCHOOL SITE ALDERCREST ANNEX**

The Shoreline School District #412 and the City of Shoreline have entered into a Joint Use Agreement dated August 29, 2000 and properties have been added as Addenda in 2001 (Spartan Gym), 2003 (Shorecrest High School compost facility), and the Spartan Gym Addendum was amended in 2006 (collectively "Agreement"). This Addendum to the Agreement relates to Sunset Elementary School, located at 17800 10<sup>th</sup> Avenue NW and Aldercrest Annex, located at 2545 NE 200<sup>th</sup> Street, both properties of the District.

#### **Context and History**

- A. The District owns a parcel of property in Shoreline, Washington, which formerly was the site of Sunset Elementary School. Both parties desire to work together and with the community to develop a master site plan for improvements to this site to provide recreational use by the community.
- B. The District has made facilities at the Aldercrest Annex available to the City for City-sponsored recreation programs for children eighteen and under and the City has provided janitorial services to the Annex. This Addendum is intended to formalize the past cooperative use of the facility.

#### **THE PARTIES AGREE AS FOLLOWS:**

1. **Facilities Subject to Joint Use Agreement.** The Sunset Elementary School, located at 17800 10<sup>th</sup> Avenue NW and Aldercrest Annex, located at 2545 NE 200<sup>th</sup> Street, both properties of the District, are added to those properties subject to the Agreement as of the date this Addendum is fully executed. The District does not currently need the facilities for school use. However, the District may declare the facilities needed for school purposes and remove them from this Agreement subject to paragraph 14 of the Agreement.
2. **Sunset Elementary - Master Planning.**
  - A. City of Shoreline and the School District shall work together to develop a master site plan for the former site of Sunset Elementary School.
  - B. The City of Shoreline is granted access to the Sunset School site for development of the master site plan.

- C. The School District shall provide the City of Shoreline access to all documents in possession of the School District for the Sunset School facilities and property not limited to construction documents, as-builts, maintenance records and utility costs to aid in the development of the master site plan.
- D. The master site plan must be reviewed and approved by the City of Shoreline City Council and Shoreline School District Board of Directors. Upon joint approval, and provided funding is available for construction of improvements included in the master plan, the parties will negotiate a revision to this addendum to provide for the maintenance and operation of joint use facilities on this property, including an option to purchase comparable to other capital facilities included in the Agreement funded by the City.
- E. This Addendum does not affect current maintenance and operation of the Sunset Elementary School facility or grounds, but maintenance and operation will be negotiated in revisions to this Addendum upon the construction of Master Plan improvements.

**3. Aldercrest Annex - Maintenance and Operations.**

- A. The District shall allow the City to use facilities on this property for City-sponsored recreation programs.
- B. City shall provide routine maintenance and custodial service to the Aldercrest Annex, including maintain to the gym floor, as needed and necessary for continued City recreational use.
- C. The City shall pay all utilities for those portions of the facility used for City programs, or the parties will pro rate utilities if there is a joint use of facilities.
- D.

**CITY OF SHORELINE**

**SHORELINE SCHOOL DISTRICT #412**

By: \_\_\_\_\_  
Robert L. Olander, City Manager

\_\_\_\_\_  
Superintendent

Approved as to Form:

Approved as to Form:

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Ian R. Sievers, City Attorney

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School District Attorney

## **ADDENDUM TO JOINT USE AGREEMENT**

### **ALDERCREST ANNEX**

The Shoreline School District #412 and the City of Shoreline have entered into a Joint Use Agreement dated August 29, 2000 (Agreement). This Addendum to that Agreement relates to Aldercrest Annex, located at 2545 NE 200<sup>th</sup> Street.

WHEREAS the District owns a parcel of property in Shoreline, Washington called the Aldercrest Annex; and

WHEREAS the District has made facilities at the Aldercrest Annex available to the City for City-sponsored recreation programs for children eighteen and under; and

WHEREAS the City has provided janitorial services to the Annex; and

WHEREAS the intent of this addendum is to formalize the cooperative use of the facility.

NOW, THEREFORE, THE PARTIES AGREE AS FOLLOWS:

#### **CITY OF SHORELINE**

#### **SHORELINE SCHOOL DISTRICT #412**

By: \_\_\_\_\_  
Robert L. Olander  
City Manager

\_\_\_\_\_  
Superintendent

Approved as to Form:

Approved as to Form:

\_\_\_\_\_  
Ian R. Sievers, City Attorney

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School District Attorney

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