



King County

Dow Constantine

King County Executive

401 Fifth Avenue, Suite 800

Seattle, WA 98104-1818

206-263-9600 Fax 206-296-0194

TTY Relay: 711

www.kingcounty.gov

April 11, 2024

The Honorable Dave Upthegrove
Chair, King County Council
Room 1200
C O U R T H O U S E

Dear Councilmember Upthegrove:

I am pleased to transmit a proposed Ordinance that, if enacted, will provide budget authority of \$52,065,500 to the Facilities Management Division for the purchase of vacant Kaiser Permanente property, located at 755 Alder Street, Seattle, Washington, in support of the provision of King County operations and services. This transaction is recommended per the rationale and considerations provided in the attached property summary.

As you know, in 2020, King County voters overwhelmingly passed a \$1.74 billion bond measure supporting Harborview, to fund public health, safety, and seismic improvements for the medical center. With these funds, King County plans to construct a 10-story medical tower with an expanded emergency department, expanded psychiatric emergency services beds, and a new crisis stabilization unit, along with upgrading existing County spaces. To accomplish these goals, the County must provide construction staging area, parking for construction workers, storage space, and replace lost parking spots due to construction. This land is strategically located to provide for that support.

The 1.6-acre site is large enough to contain a building and to provide substantial parking for Harborview. As the site is vacant, construction could begin at this location before new tower construction, which could allow for delivery of critical hospital services and programs before tower completion. Such potential services and programs could include, but are not limited to, outpatient clinical behavioral and/or physical health services and programs, and/or the medical respite program. It is projected to help lower costs of constructing the new tower by reducing the depth of construction that would be necessary for a parking garage in the new tower and the cost of construction support space costs by providing on site construction parking.

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Acquiring land adjacent to Harborview Medical Center is an opportunity to expand the Harborview campus to meet the region's growing demands for physical and behavioral health care. This land provides more space for Harborview, supporting delivery of services to community.

The proposal is fully revenue backed, using bond funds from the 2020 voter-approved Harborview bond. The land acquisition supports the goals of the County's voter-approved Harborview bond program, including construction of a new in-patient tower at the north end of the campus.

Thank you for your consideration of this proposed important legislation.

If your staff have any questions, contact Anthony Wright, Director, Facilities Management Division at 206-477-9352.

Sincerely,



for

Dow Constantine

King County Executive

cc: King County Councilmembers

ATTN: Stephanie Cirkovich, Chief of Staff

Melani Hay, Clerk of the Council

Karan Gill, Chief of Staff, Office of the Executive

Penny Lipsou, Council Relations Director, Office of the Executive

Lorraine Patterson-Harris, County Administrative Officer, Department of Executive Services (DES)

Anthony Wright, Director, Facilities Management Division (FMD), DES

Julie Ockerman, Manager, Real Estate Services, FMD, DES