

# Seattle Center



## 1. Overview

Seattle Center is an active civic, arts and family gathering place adjacent to our downtown. More than 30 cultural, educational, sports and entertainment organizations reside on the grounds of the 74-acre campus providing a broad range of public and community programs and hosting thousands of events. Seattle Center is the most visited arts and cultural destination in the state, attracting an estimated 10 million visitors each year who attend arts, sporting, educational, and cultural events and festivals, and enjoy the grounds and open spaces. There are 24 buildings and three parking garages on the campus. Seattle Center is also a major urban open space offering 40 acres of lawns, gardens, fountains, a children's play area, and a variety of plazas. The Seattle Center Monorail runs between the Seattle Center campus and the heart of downtown. The City owns the Monorail, which is operated by Seattle Monorail Services on the City's behalf. The Space Needle, the Pacific Science Center, and Seattle Public Schools' Memorial Stadium and its adjacent parking lot are also part of the campus but are separately owned and operated.

Seattle Center resides on Indigenous lands, the traditional territories of the Coast Salish people. The origins of a civic campus at Seattle Center go back to the 1920s, with Mayor Bertha Landes presiding over the groundbreaking for the Civic Auditorium, Civic Ice Arena, and Civic Field, which established the beginnings of our current campus. In the 1930s, the Washington State Armory was built. Memorial Stadium was constructed in the 1940s. In the late 1950s and early 1960s, surrounding properties were assembled to create the site for the 1962 Seattle World's Fair, expanding the size of the campus to roughly what it is today.

One result of this long, piecemeal history is that Seattle Center's infrastructure, facilities and grounds are now aging and increasingly at risk of failure. While some facilities have been renovated through individual efforts (McCaw Hall in 2003; Seattle Opera at the Center in 2018; and Climate Pledge Arena in 2021), the majority of the campus and the buildings Seattle Center operates remain in need of major renovation and redevelopment. Many of our core campus systems (HVAC, emergency generators) have exceeded their lifespan. As a result, more systems are beginning to fail, and we are seeing a marked increase in costly emergency repairs. Re-investment in these facilities is essential to Seattle Center's safe and effective operation, as they serve not only as venues for arts, cultural and sporting events, but also as sheltering sites, providing critical services to the larger City in the event of a civil emergency.

The department's Capital Improvement Program (CIP) repairs, renews, and redevelops the facilities and grounds of Seattle Center to provide a safe and welcoming place for millions of annual visitors. The CIP helps accomplish Seattle Center's mission by:

- Preserving campus buildings and infrastructure
- Assessing building systems and developing maintenance and repair schedules
- Maintaining and repairing campus-wide utilities
- Creating and maintaining multi-use public spaces for free and fee-supported events

- Maintaining a large collection of public art
- Upgrading landscape features and public gathering spaces
- Planning for campus improvements and modernization
- Retrofitting buildings for improved energy efficiency
- Removing barriers in buildings, pathways, and public spaces on campus to better serve visitors of all ages and abilities

Going into the 2025-2030 CIP Budget, we are looking ahead to the start of construction at Memorial Stadium in 2025 and hosting the 2026 FIFA Fan Fest as part of the World Cup. As the City's premiere cultural space and venue for large events, Seattle Center's physical condition will be increasingly important to how well the City supports its arts and cultural sector and continues to support the recovery of Seattle's downtown. The CIP investments proposed here will be critical to ensure Seattle Center is well-positioned to serve our city in the coming years.

## **2. Thematic Priorities**

Seattle Center's capital projects program continues its focus on 4 primary themes for 2025-2030:

1. Major Asset Preservation Projects
2. Major Project Planning and Partnership Opportunities
3. Campus Uplift and Modernization Projects
4. Grant Supported Projects

### **Major Asset Preservation Projects**

Over the last five years, Seattle Center has been maintaining its aging historic 74-acre public campus with an annual average REET allocation of \$9.5 million. When accounting for inflation, this is substantially less than what is needed to maintain an asset of its size.

Seattle Center has recently completed a series of Facility Condition Assessments (FCAs). These studies will define our priority investment in asset maintenance and replacement for the major existing systems on campus, including:

- Roofing assessment of all major facilities
- Cladding and fenestration assessment of selected facilities
- Mechanical systems
- Electrical systems
- Plumbing and piping
- Water features (including the iconic Seattle Center International Fountain)
- Elevators
- Campus bollards

Between 2025-2030 Seattle Center will invest \$50.6 million of REET for major asset preservation, including plans to spend nearly \$29.5 million to design and construct the replacements and repairs identified in the FCAs as most critically needed for facility safety and reliability. Because our REET allocation is not sufficient to keep pace with all needed replacements and repairs across the campus, the most urgent projects will be prioritized. Seattle Center intends to invest the remaining \$21.1 million of REET in projects to upgrade public spaces across the campus to meet public needs and support our core lines of business.

### **Major Project Planning and Partnership Opportunities**

#### **Memorial Stadium**

The 77-year-old Memorial Stadium is owned and operated by Seattle Public Schools (SPS) on land deeded by the City and is outdated, deteriorated, and in need of redevelopment. The Seattle Public Schools Building Technology Academics & Athletics (BTA V) levy approved by Seattle voters in February 2022 contains \$66.5 million for a basic student athletic stadium. Under a letter of intent signed by SPS and the City in October 2021 and a November 2022 Memorandum of Agreement, the School District and City are collaborating on a plan for a new enhanced stadium. The new facility will help transform the heart of Seattle Center with a state-of-the-art stadium that will serve SPS' needs for athletic events and graduations and be a major civic venue for other arts, cultural, sports, and community events as well.

In June 2023, following a Request for Proposals, the Mayor and School Superintendent agreed to negotiate with One Roof Stadium Partnership (One Roof) to develop an enhanced stadium jointly. In 2024, Seattle Center, SPS and One Roof reached an important milestone by aligning on key project terms. In addition to the \$66.5 million SPS levy money and \$3.95 million from the State capital budget, Seattle Center's Proposed 2025-2030 CIP includes the \$38 million balance of the City's planned \$40 million contribution to the Memorial Stadium Redevelopment. One Roof will be responsible for private fundraising to generate the additional funding to complete the project. The City's funding needed to start construction in 2025 has been identified through a proposed interfund loan necessary to be able to complete negotiations for the new stadium and formalize commitments to advance the project. The interfund loan will be repaid with bond proceeds from a 2026 bond issuance. REET will pay the debt service on the bonds. The SPS Board of Directors, Mayor, and the City Council are anticipated to review and approve implementing agreements by the end of 2024. The new stadium is expected to be complete by the end of 2027.

#### **Seattle Center Warehouse Relocation**

The Seattle Center warehouse is currently located below the north stands at Memorial Stadium. This large facility is critical to daily campus operations including maintenance, event production, and campus-wide shipping, receiving, and re-stocking, and it will be demolished when the Stadium is redeveloped. In 2024, Seattle Center began a project to temporarily relocate its storage and operations for the duration of construction and will continue this work into early

2025 to be fully relocated out of Memorial Stadium in time for Stadium demolition to begin. A permanent home for Seattle Center operations is included as part of the future redeveloped Memorial Stadium.

### **5<sup>th</sup> and Mercer Block (Formerly KCTS) Long Range Planning**

In early 2024, Cascade PBS (formerly KCTS-9) moved to a new headquarters on First Hill and turned over its former broadcasting facility to the City, per mutually agreed terms of its 40-year ground lease agreement. The building and its full block parcel at the corner of 5<sup>th</sup> Ave. N. and Mercer St. are now owned, operated, and maintained by Seattle Center. Seattle Center's long-term plan, which reflects support from community and stakeholder outreach, is to pursue a redevelopment strategy for this property that will generate revenue to support Seattle Center and contribute to the overall vitality of the campus and the neighborhood. In the interim period, Seattle Center intends to use portions of the KCTS building to meet operational needs displaced by Memorial Stadium construction. Seattle Center has also entered a one-year partnership with Office of Economic Development (OED) to activate the building and support Seattle's creative economy while offsetting some of the building's operating costs.

### **Seattle Center Light Rail Station Planning**

The planned Ballard Link Extension project includes two proposed light rail stations serving Seattle Center. Since 2019, Seattle Center has engaged intensively in interdepartmental collaboration and engagement with neighbors and resident organizations to help arrive at a preferred alignment. In anticipation of the Ballard Link Extension DEIS being released at the end of 2024 or early 2025, Center will devote CIP planning funds to support staff time and/or consultant work to address our most critical concerns, which include noise and vibration impacts to sensitive arts and cultural venues; transportation/access impacts to the campus during construction; and station area planning.

### **Thomas Street Partnership**

Thomas Street is the busiest pedestrian corridor of the campus and offers a unique opportunity for investment at a major gateway connecting Seattle Center to the north downtown community. Seattle Center is preparing to issue an RFP seeking a partner to envision a new use and reinvestment in the aging gift shop building on Thomas Street, to potentially add new attractions, and to enhance the pedestrian experience on Thomas Street. This project will build on the ADA enhancements in design for the Seattle Center Monorail Station (see below).

## **Campus Uplift and Modernization Projects**

### **Seattle Center Eco-District**

Seattle Center, working closely with Seattle City Light (SCL) and Office of Sustainability and Environment, has set a goal to pursue full-scale decarbonization of the 74-acre campus. This would be a landmark opportunity to reduce the City's carbon emissions, create a district-scale model for decarbonization, and re-invest in critical, aging campus infrastructure. To this end,

Seattle Center recently completed two technical studies of options to replace the aging campus HVAC infrastructure with an eco-district approach that transitions Seattle Center off fossil fuels and supports City-wide electrification efforts. Seattle Center, SCL, and OSE are collaborating to pursue federal and state funding toward this vision.

### **Campus-Wide Open Space Plan**

In long-range planning for the campus, Seattle Center intends to leverage upcoming major projects including the Memorial Stadium redevelopment, the grant-funded Monorail Station Reconfiguration, the 5G infrastructure project, the Armory generator replacement, and ST3 to uplift public open spaces and improve outdoor lighting. In 2023, Seattle Center engaged a landscape architecture firm to produce concept designs for a campus-wide open space plan that incorporates design interventions in a variety of locations, with a vision that is unified around the Century 21 Master Plan principles. As our major redevelopment projects and departmental strategic plan take shape, we will incorporate the concepts from this effort into our scope and budget for future CIP work in 2025-2030.

### **Seattle Center's Neutral Wireless Infrastructure**

Seattle Center conducted an RFP process in October 2022 – May 2023 seeking to identify a well-qualified Wireless Infrastructure Provider (WIP) that would be responsible for managing the design, installation, deployment, operation, upgrading/reinvestment, and maintenance of privately owned cellular wireless infrastructure to deliver high-quality service to visitors and pay a fee to Seattle Center. Verizon was selected as the RFP's finalist and contract negotiations are currently underway. Seattle Center expects construction to begin in early 2025 with a projected completion by end of 2026. The work will be funded by the WIP. Seattle Center hopes to leverage this work on the street grid to implement other upgrades to the power, utility, and lighting systems, and potentially to upgrade campus paving.

## **Grant Supported Projects**

### **Monorail Station Reconfiguration (\$23 million)**

The Seattle Center Monorail Station Improvements project, estimated at \$23 million, will provide for a fully accessible station consistent with ADA Title II. Total project funding comprises \$15 million from the FTA All Stations Accessibility Program (ASAP), \$5 million from Move Ahead Washington, and \$3 million from Puget Sound Regional Council. Conceptual design is underway, GC/CM contracting has been approved and procurement has started. Design and preconstruction will begin in early 2025. We anticipate construction to occur between July 2026 (following World Cup) and December 2027.

### **Armory Generator Replacement (\$4.8 million)**

This project will update emergency power systems for the Armory and Fisher Pavilion, two Seattle Center facilities that play a critical role in the City's sheltering and emergency response. The project will remove a 60-year-old generator and associated controls located in the Armory

and replace it with a new, sustainably powered generator capable of supporting emergency functions in both the Armory and Fisher Pavilion. Our proposed solution builds resiliency, sustainability, and energy efficiency into the Seattle Center Emergency Operations facilities. Most of the budget for this project (75%) will be funded by a \$3.6 million FEMA grant while the remaining amount will be funded by REET. Seattle Center began design in 2024, with construction anticipated to begin in 2025.

### **3. Project Selection Criteria**

For each budget cycle, a broad cross-section of Seattle Center staff members engages in the process of identifying the highest priority asset preservation and improvement needs on the campus. This includes staff members who maintain facilities, rent facilities to clients, provide technical support for events, manage parking and public assembly facilities, and manage capital projects. Projects are prioritized around a set of criteria, including public and staff safety, regulatory requirements, failing building systems, asset preservation, reducing operating costs and/or increasing revenue potential, leveraging non-City funds and partnerships, and race and social justice. Center's Campus & Armory Operating Board and the McCaw Hall Operating Board have played central roles in identifying and prioritizing capital needs in the facilities they oversee. The Seattle Center Director of Facilities, Planning, and Operations works together with the Director of Finance and Administration and the Seattle Center Director to review the staff recommendations for prioritizing projects across the campus within funding targets provided.

### **4. 2025-2030 CIP Highlights**

The Center's CIP prioritizes funding to address needs identified in the latest phase of facility condition assessments (FCAs), including roofs, mechanical infrastructure, and the International Fountain. The CIP also includes funding for asset preservation investments in McCaw Hall and the Monorail, guided by the McCaw Hall Capital Renewal/Major Maintenance Plan and the Seattle Center Monorail Transit Asset Management (TAM) Plan and Capital and Major Maintenance Program (CMMP) Plan. In 2025, Seattle Center's CIP REET budget is \$5,292,900 for capital improvement projects and major maintenance. Seattle Center's Capital Projects team will prioritize using this funding in the coming year to address deferred maintenance priorities, provide match to advance key grant-funded projects, and plan for major capital work needed in the future.

Highlights of asset preservation investments at Seattle Center in 2025-2030 will include:

ADA Improvements – In 2025, Seattle Center expects to exhaust the balance of remaining funds from this master project on Barrier Removal Schedule (BRS) projects including the Armory 4<sup>th</sup> Floor restroom upgrades. Seattle Center has about 36% of its BRS projects remaining and intends to continue working toward a fully accessible campus.



Armory – In 2025-2030, our priorities include replacing the failing Armory generator with a new larger generator that will extend emergency power to the Fisher Pavilion (75% of project funding comes from a FEMA grant); completion of upgrades to HVAC in our office spaces; adding a grease interceptor for the Armory Food and Event Hall, and investing in tenant improvements to upgrade our food and beverage program.

General Site Improvements – Priorities within this master project include continued restoration of the International Fountain’s 30-year-old major piping, valves, and control systems, and asphalt overlays to refresh campus pedestrian pathways.

McCaw Hall – Annual REET I allocations for McCaw Hall asset preservation are matched 100 percent by the resident tenants of McCaw Hall, the Seattle Opera and Pacific Northwest Ballet, to carry out the McCaw Hall Capital Renewal/Major Maintenance Plan, under the direction of the McCaw Hall Operating Board.

Monorail Renovation – Federal Transit Administration grant funds and local matching funds are allocated to continue implementation of the Seattle Center Monorail Transit Asset Management Plan and Capital and Major Maintenance Program Plan for renovation of the Monorail trains, guideways, and stations. Seattle Center is investing \$23 million in station accessibility upgrades funded by grants from FTA ASAP, Move Ahead Washington, and Puget Sound Regional Council, with project completion targeted in 2027.

Open Space Restoration and Repair – Renovation of public open spaces in 2025 will include approximately \$950,000 invested in construction of a temporary warehouse and operations center to support Seattle Center events and campus operations while the new Memorial Stadium – including new dedicated space for Seattle Center operations -- is under construction. Beyond 2025, Seattle Center will invest in the restoration/replacement of Artists at Play playground equipment and making phased lighting and placemaking improvements across the campus.

Parking Repairs and Improvements – An ongoing program of major maintenance on the garages will continue with repairs addressing elevator failures and other issues at the Mercer Garage and 5<sup>th</sup> Ave N. Garage.

Roof Replacements – Priority roof repairs include McCaw Hall, SIFF, the Central Utility Plant, and Phase II of the Bagley Wright Theatre. Additional roof repairs identified in the FCA will be completed by Seattle Center staff and outside contractors as necessary.

Utility Infrastructure – Renovation of campus utility infrastructure in 2025-2030 includes campus-wide mechanical and electrical system improvements prioritized in the FCA, advancing repairs to the Central Utility Plant cooling towers that supply cooling to 10 buildings across the campus, and completing ventilation improvements in multiple facilities.

## **5. CIP Revenue Sources**

Seattle Center's Proposed 2025-2030 CIP is funded from a combination of revenue sources, including Real Estate Excise Tax (REET, the primary funding source for 2025-2030), LTGO bond funds, and state and federal grants. The Center is proposing an inter-fund loan in 2025 to bridge financing for Memorial Stadium Redevelopment. The loan will be repaid in full when the City receives 2026 LTGO bond proceeds, tentatively scheduled for mid-2026. In the past, other key funding sources for Seattle Center included voter-approved property tax levies, Washington State and King County funds, philanthropic contributions, proceeds from property sales, and private investment. Private investment has always played a key role in Seattle Center's development, with the \$1.15 billion Climate Pledge Arena renovation as the latest example.

## **6. Summary of Upcoming Budget Issues and Challenges**

The biggest challenge facing Seattle Center's CIP is that available funding has not kept pace with the need for rapidly aging infrastructure, which can lead to costly emergency repairs. In spring 2024, for example, the unexpected failure of the Central Utility Plant cooling tower piping during record high seasonal temperatures required an emergency repair project (costing nearly \$200,000 to date) to ensure the system could maintain comfortable temperatures to McCaw Hall, the Exhibition Hall, and Seattle Repertory Theater along with other facilities. Though a temporary workaround was implemented and successful until the repair was completed, Seattle Center would have been financially responsible for canceled events, as well as potential reputational issues for lack of confidence in the state of facilities for future bookings.

Our completed FCAs and decarbonization studies indicate that significant additional funding will be needed for future efforts to preserve and modernize Seattle Center facilities. This need will likely outstrip what is realistically available using conventional funding sources such as REET and may require other revenue sources.

## **7. Future Projects on the Horizon**

Capital Repairs and Improvements: As Seattle looks forward to welcoming the global community to the FIFA World Cup in June 2026, Seattle Center will play a critical role in hosting the FIFA Fan Fest event, where nine viewing parties are anticipated each with crowds as large as our largest typical summer events. We have been working to prioritize a list of capital improvements needed to make the event a safe and welcoming experience through investments in the infrastructure and appearance of our campus to attract more events that showcase Seattle and generate economic activity. The prioritized list under discussion represents a total investment of \$2.76 million in 2025-2026 outside of the proposed CIP for the following repairs and improvements:

- Security bollard repair and installation
- Electrical infrastructure upgrades to serve large events
- International Fountain plumbing, lighting and sound system repairs and upgrades
- Benches, tables, and chairs for campus open spaces

- Lawn restoration at first-tier lawns: Mural Amphitheater, Fisher Green, and Fountain Lawn
- Lawn restoration at second-tier lawns: PNB, McCaw Hall, Seattle Children’s Theatre, Broad Street Green, Space Needle, Pacific Science Center

Seattle Center 10-Year Vision and Action Plan: In 2024, Seattle Center and the Seattle Center Foundation kicked off an exciting process to create a 10-year Vision and Action Plan. The effort over the next nine months will incorporate research and stakeholder engagement, incorporate best practices from cultural campuses from around the world, and will result in an action plan for Seattle Center’s future. While this is not yet a thematic priority in the 2025 CIP, we anticipate that decisions and momentum coming from the Vision and Action Plan will guide capital project planning and funding strategies in the coming years.

### ADA Improvements

<b>Project No:</b>	MC-SC-S9302	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project makes the Seattle Center campus more accessible to people with disabilities. Improvements may include, but are not limited to, assisted listening devices, automatic doors, ramps, signage, seating and other features that accommodate Seattle Center visitors.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
Property Sales and Interest Earnings	241	-	-	-	-	-	-	-	241
Real Estate Excise Tax I	3,354	306	-	-	-	-	-	-	3,660
Real Estate Excise Tax II	175	-	-	-	-	-	-	-	175
<b>Total:</b>	<b>3,770</b>	<b>306</b>	-	-	-	-	-	-	<b>4,076</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
REET I Capital Fund	3,354	306	-	-	-	-	-	-	3,660
REET II Capital Fund	175	-	-	-	-	-	-	-	175
Unrestricted Cumulative Reserve Fund	241	-	-	-	-	-	-	-	241
<b>Total:</b>	<b>3,770</b>	<b>306</b>	-	-	-	-	-	-	<b>4,076</b>

**O&M Impacts:** No expected impact on O&M costs.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

### Armory Rehabilitation

<b>Project No:</b>	MC-SC-S9113	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	305 Harrison St
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for major maintenance and improvements to the 275,000 square-foot Seattle Center Armory, formerly known as Center House, a 1939 structure that serves as the primary free indoor public gathering and programming space at Seattle Center. Work may include, but is not limited to, restroom and mechanical renovations, elevator renovation, fire-safety and seismic improvements, emergency and electrical infrastructure, window replacement, signage improvements, wall and floor surface repairs, ingress and egress renovations, and improvements to the atrium and vendor facilities.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Federal Grant Funds	-	3,559	-	-	-	-	-	-	3,559
LTGO Bond Proceeds	1,233	-	-	-	-	-	-	-	1,233
Property Sales and Interest Earnings	3,632	-	-	-	-	-	-	-	3,632
Real Estate Excise Tax I	8,056	3,507	450	1,600	950	1,060	1,060	1,060	17,743
Seattle Voter-Approved Levy	2,462	-	-	-	-	-	-	-	2,462
<b>Total:</b>	<b>15,383</b>	<b>7,066</b>	<b>450</b>	<b>1,600</b>	<b>950</b>	<b>1,060</b>	<b>1,060</b>	<b>1,060</b>	<b>28,629</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
1991 Levy Fund (Closed)	2,462	-	-	-	-	-	-	-	2,462
2002 Multipurpose LTGO Bond Fund	1,233	-	-	-	-	-	-	-	1,233
REET I Capital Fund	8,056	3,507	450	1,600	950	1,060	1,060	1,060	17,743
Seattle Center Fund	-	3,559	-	-	-	-	-	-	3,559
Unrestricted Cumulative Reserve Fund	3,632	-	-	-	-	-	-	-	3,632
<b>Total:</b>	<b>15,383</b>	<b>7,066</b>	<b>450</b>	<b>1,600</b>	<b>950</b>	<b>1,060</b>	<b>1,060</b>	<b>1,060</b>	<b>28,629</b>

**O&M Impacts:** No expected impact on O&M costs.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

**Artwork Maintenance**

<b>Project No:</b>	MC-SC-S9303	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for maintenance of public artwork on the Seattle Center campus to ensure the integrity of the artwork. Typical improvements may include, but are not limited to, surface restoration and repainting, mechanical upgrades and repairs, and structural repairs. Some artworks on the Seattle Center campus are maintained by the Office of Arts and Culture.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Private Funding/Donations	5	-	-	-	-	-	-	-	5
Property Sales and Interest Earnings	659	121	50	50	50	50	50	50	1,079
Real Estate Excise Tax I	31	-	-	-	-	-	-	-	31
<b>Total:</b>	<b>695</b>	<b>121</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>1,115</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
REET I Capital Fund	31	-	-	-	-	-	-	-	31
Unrestricted Cumulative Reserve Fund	664	121	50	50	50	50	50	50	1,084
<b>Total:</b>	<b>695</b>	<b>121</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>50</b>	<b>1,115</b>

**O&M Impacts:** No expected impact on O&M costs.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

### Fisher Pavilion Asset Preservation

<b>Project No:</b>	MC-SC-S0701	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	200 Thomas St
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for asset preservation investments in Fisher Pavilion, a public assembly facility completed in 2002.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
Real Estate Excise Tax I	197	44	100	100	500	500	500	500	2,442
<b>Total:</b>	<b>197</b>	<b>44</b>	<b>100</b>	<b>100</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>2,442</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
REET I Capital Fund	197	44	100	100	500	500	500	500	2,442
<b>Total:</b>	<b>197</b>	<b>44</b>	<b>100</b>	<b>100</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>2,442</b>

**O&M Impacts:** No expected impact on O&M costs.

*\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars*

## General Site Improvements

<b>Project No:</b>	MC-SC-S0305	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project improves the safety, security, facility integrity, and visitor experience on the Seattle Center campus. Improvements may include, but are not limited to, installation of security bollards, lighting upgrades, sealing of building exteriors, technology and security system upgrades, and renovation of fountains, site amenities and open spaces.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Federal Grant Funds	615	-	-	-	-	-	-	-	615
General Fund	178	-	-	-	-	-	-	-	178
LTGO Bond Proceeds	109	-	-	-	-	-	-	-	109
Property Sales and Interest Earnings	820	-	-	-	-	-	-	-	820
Real Estate Excise Tax I	2,755	1,478	575	646	1,707	1,100	1,100	1,100	10,460
<b>Total:</b>	<b>4,477</b>	<b>1,478</b>	<b>575</b>	<b>646</b>	<b>1,707</b>	<b>1,100</b>	<b>1,100</b>	<b>1,100</b>	<b>12,182</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
2002 Multipurpose LTGO Bond Fund	109	-	-	-	-	-	-	-	109
REET I Capital Fund	2,755	1,478	575	646	1,707	1,100	1,100	1,100	10,460
Seattle Center Capital Reserve	820	-	-	-	-	-	-	-	820
Unrestricted Cumulative Reserve Fund	793	-	-	-	-	-	-	-	793
<b>Total:</b>	<b>4,477</b>	<b>1,478</b>	<b>575</b>	<b>646</b>	<b>1,707</b>	<b>1,100</b>	<b>1,100</b>	<b>1,100</b>	<b>12,182</b>

**O&M Impacts:** No expected impact on O&M costs.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars



**Lot 2 Development**

<b>Project No:</b>	MC-SC-S0501	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	New Facility	<b>Location:</b>	500 5th Ave N
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for activities related to the sale of Seattle Center Parking Lot 2 to the Bill & Melinda Gates Foundation. The property sale closed in November 2006. All sale-related activities are completed with the exception of groundwater remediation and monitoring, expected to continue until 2025.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Private Funding/Donations	53	-	-	-	-	-	-	-	53
Property Sales and Interest Earnings	5,491	70	-	-	-	-	-	-	5,561
Real Estate Excise Tax I	800	-	-	-	-	-	-	-	800
<b>Total:</b>	<b>6,344</b>	<b>70</b>	-	-	-	-	-	-	<b>6,414</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
REET I Capital Fund	800	-	-	-	-	-	-	-	800
Seattle Center Capital Reserve	5,544	70	-	-	-	-	-	-	5,614
<b>Total:</b>	<b>6,344</b>	<b>70</b>	-	-	-	-	-	-	<b>6,414</b>

**O&M Impacts:** No expected impact on O&M costs.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

### McCaw Hall Asset Preservation

<b>Project No:</b>	MC-SC-S0303	<b>BSL Code:</b>	BC-SC-S0303
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	McCaw Hall Capital Reserve
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	321 Mercer St
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for the implementation of the McCaw Hall Capital Renewal/Asset Preservation Plan under the direction of the McCaw Hall Operating Board. The plan identifies asset preservation investments in the facility. Funding comes from the City and from the two resident tenants of McCaw Hall, Seattle Opera and Pacific Northwest Ballet.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Energy Rebates	3	-	-	-	-	-	-	-	3
Interest Earnings	129	61	-	-	-	-	-	-	190
Miscellaneous Revenues	-	-	17	17	17	17	17	17	102
Private Funding/Donations	2,023	1,474	337	337	357	368	379	390	5,666
Real Estate Excise Tax I	2,241	712	337	337	357	368	379	390	5,121
<b>Total:</b>	<b>4,397</b>	<b>2,247</b>	<b>691</b>	<b>691</b>	<b>731</b>	<b>753</b>	<b>775</b>	<b>797</b>	<b>11,082</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
McCaw Hall Capital Reserve	4,097	2,247	691	691	731	753	775	797	10,782
REET I Capital Fund	300	-	-	-	-	-	-	-	300
<b>Total:</b>	<b>4,397</b>	<b>2,247</b>	<b>691</b>	<b>691</b>	<b>731</b>	<b>753</b>	<b>775</b>	<b>797</b>	<b>11,082</b>

**O&M Impacts:** No expected impact on O&M costs.

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### Memorial Stadium Redevelopment

<b>Project No:</b>	MC-SC-S9505	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Discrete	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Improved Facility	<b>Location:</b>	401 5th Ave N.
<b>Current Project Stage:</b>	Stage 2 - Initiation, Project Definition, & Planning	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	2023 - 2027	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	\$40,000	<b>Urban Village:</b>	Uptown

The 77-year-old Memorial Stadium is owned by Seattle Public Schools (SPS) on land deeded by the City and is outdated, deteriorated, and in need of redevelopment. The Seattle Public Schools Building Technology Academics & Athletics (BTA V) levy approved by Seattle voters in February 2022 contains \$66.5 million for a basic student athletic stadium. Under a letter of intent signed by SPS and the City in October 2021 and a November 2022 Memorandum of Agreement, the School District and City are collaborating on a plan for a new enhanced stadium. The new facility will transform the heart of Seattle Center with a state-of-the-art stadium that will serve SPS' needs for athletic events and graduations and be a major civic venue for arts, cultural, sports, and community events.

In June 2023 following a Request For Proposals, the Mayor and School Superintendent agreed to enter into negotiations with One Roof Stadium Partnership (One Roof) to jointly develop an enhanced stadium. In 2024, Seattle Center, SPS and One Roof reached an important milestone by aligning on key project terms. In addition to the \$66.5 million SPS levy money and \$3.95 million from the State capital budget, Seattle Center's Proposed 2025-2030 CIP includes the balance of the City's planned \$40 million contribution to the Memorial Stadium Redevelopment. One Roof will be responsible for private fundraising to generate the additional funding to complete the project. The City's funding needed to start construction in 2025 has been identified through a proposed interfund loan necessary to be able to complete negotiations for the new stadium and formalize commitments to advance the project. The SPS Board of Directors, Mayor, and the City Council are anticipated to review and approve implementing agreements by the end of 2024. The new stadium is expected to be complete by the end of 2027. The Executive will create legislation to authorize a second interfund loan in 2026 to address any cashflow requirements of the project. The interfund loan authorized in 2026 will be repaid with 2027 bond proceeds.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
General Fund	4	296	-	-	-	-	-	-	300
Interfund Loan	-	-	9,000	-	-	-	-	-	9,000
LTGO Bond Proceeds	-	-	-	-	29,000	-	-	-	29,000
Miscellaneous Revenues	-	47	-	-	-	-	-	-	47
Real Estate Excise Tax I	545	1,175	-	-	-	-	-	-	1,720
<b>Total:</b>	<b>548</b>	<b>1,518</b>	<b>9,000</b>	<b>-</b>	<b>29,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>40,067</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
2026 LTGO Bond Fund B	-	-	9,000	-	-	-	-	-	9,000
2027 LTGO Taxable Bond Fund	-	-	-	-	29,000	-	-	-	29,000
General Fund	4	296	-	-	-	-	-	-	300
REET I Capital Fund	545	1,175	-	-	-	-	-	-	1,720
Seattle Center Fund	-	47	-	-	-	-	-	-	47
<b>Total:</b>	<b>548</b>	<b>1,518</b>	<b>9,000</b>	<b>-</b>	<b>29,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>40,067</b>

**Unsecured Funding Strategy:** The City maintains its commitment to identifying additional partnership funding for the Memorial Stadium Redevelopment project. Seattle Center is working closely with the Mayor's Office, the City Budget Office, and the City Council to develop a funding strategy and will update the final funding strategy in a future CIP.

**O&M Impacts:** O&M estimates will be further refined in the following CIP after design work is finalized.

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### Memorial Stadium Redevelopment - Debt Service

<b>Project No:</b>	MC-SC-S9506	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Improved Facility	<b>Location:</b>	401 5th Ave N
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	2023 - 2027	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

Seattle Center is proposing an interfund loan in 2025 to bridge financing for Memorial Stadium Redevelopment. The loan will be repaid in full when the City receives 2026 LTGO bond proceeds, tentatively scheduled for mid-2026.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
Real Estate Excise Tax I	-	-	-	625	2,874	3,623	3,623	3,623	14,369
<b>Total:</b>	-	-	-	<b>625</b>	<b>2,874</b>	<b>3,623</b>	<b>3,623</b>	<b>3,623</b>	<b>14,369</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
REET I Capital Fund	-	-	-	625	2,874	3,623	3,623	3,623	14,369
<b>Total:</b>	-	-	-	<b>625</b>	<b>2,874</b>	<b>3,623</b>	<b>3,623</b>	<b>3,623</b>	<b>14,369</b>

O&M Impacts: NA

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## Monorail Improvements

<b>Project No:</b>	MC-SC-S9403	<b>BSL Code:</b>	BC-SC-S9403
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Monorail Rehabilitation
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Monorail System
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for the renovation of the Seattle Center Monorail, including the two trains, the two stations and the guideways that run in between. The City operates the Monorail through its contractor, Seattle Monorail Services. Monorail improvements may include, but are not limited to, floor replacement, door refurbishment, renovation of pneumatic and electrical systems and other train components, guideway renovation, and station upgrades.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Developer Mitigation	137	863	-	-	-	-	-	-	1,000
Federal ARRA Funds: FTA Transit Capital Assistance	1,000	-	-	-	-	-	-	-	1,000
Federal Grant Funds	11,147	19,688	943	966	-	-	-	-	32,743
Interdepartmental Transfer - SDOT	46	454	-	-	-	-	-	-	500
LTGO Bond Proceeds	5,188	-	-	-	-	-	-	-	5,188
Miscellaneous Revenues	2,761	1,015	236	241	-	-	-	-	4,254
Payroll Expense Tax	-	-	350	-	-	-	-	-	350
Seattle Center Fund	-	(1,381)	-	-	-	-	-	-	(1,381)
State Grant Funds	3	4,997	-	-	-	-	-	-	5,000
<b>Total:</b>	<b>20,282</b>	<b>25,636</b>	<b>1,529</b>	<b>1,207</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>48,654</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
2003 Multipurpose LTGO Bond Fund	475	-	-	-	-	-	-	-	475
2007 Multipurpose LTGO Bond Fund	4,713	-	-	-	-	-	-	-	4,713
Payroll Expense Tax	-	-	350	-	-	-	-	-	350
Seattle Center Fund	2,719	25,636	1,179	1,207	-	-	-	-	30,741
Unrestricted Cumulative Reserve Fund	12,375	-	-	-	-	-	-	-	12,375
<b>Total:</b>	<b>20,282</b>	<b>25,636</b>	<b>1,529</b>	<b>1,207</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>48,654</b>

**O&M Impacts:** No expected impact on O&M costs.

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### Municipal Energy Efficiency Program

<b>Project No:</b>	MC-SC-S1003	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for energy saving facility retrofit projects at Seattle Center. This project results in more energy efficient building systems, reductions in utility use and cost, and other facility efficiency improvements.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
LTGO Bond Proceeds	635	-	-	-	-	-	-	-	635
Payroll Expense Tax	-	-	195	195	-	-	-	-	390
Real Estate Excise Tax I	1,828	471	-	-	-	-	-	-	2,299
<b>Total:</b>	<b>2,463</b>	<b>471</b>	<b>195</b>	<b>195</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,324</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
2011 Multipurpose LTGO Bond Fund	635	-	-	-	-	-	-	-	635
Payroll Expense Tax	-	-	195	195	-	-	-	-	390
REET I Capital Fund	1,828	471	-	-	-	-	-	-	2,299
<b>Total:</b>	<b>2,463</b>	<b>471</b>	<b>195</b>	<b>195</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,324</b>

**O&M Impacts:** Projects reduce energy use.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

### Open Space Restoration and Repair

<b>Project No:</b>	MC-SC-S9704	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for the renovation, repair and the planning for the future renovation of open spaces, green spaces, hard surfaces, and fountains throughout the 74-acre Seattle Center campus. Typical improvements may include, but are not limited to, International Fountain mechanical and hard surface renovation, pedestrian and landscape improvements, hard surface repairs in heavily-trafficked areas, lighting upgrades, and tree replacement.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
LTGO Bond Proceeds	1,175	-	-	-	-	-	-	-	1,175
Private Funding/Donations	25	-	-	-	-	-	-	-	25
Property Sales and Interest Earnings	3,192	-	-	-	-	-	-	-	3,192
Real Estate Excise Tax I	8,769	3,088	1,400	1,559	950	2,950	2,950	2,950	24,616
<b>Total:</b>	<b>13,161</b>	<b>3,088</b>	<b>1,400</b>	<b>1,559</b>	<b>950</b>	<b>2,950</b>	<b>2,950</b>	<b>2,950</b>	<b>29,008</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
2002 Multipurpose LTGO Bond Fund	1,175	-	-	-	-	-	-	-	1,175
REET I Capital Fund	8,769	3,088	1,400	1,559	950	2,950	2,950	2,950	24,616
Seattle Center Capital Reserve	1,215	-	-	-	-	-	-	-	1,215
Unrestricted Cumulative Reserve Fund	2,002	-	-	-	-	-	-	-	2,002
<b>Total:</b>	<b>13,161</b>	<b>3,088</b>	<b>1,400</b>	<b>1,559</b>	<b>950</b>	<b>2,950</b>	<b>2,950</b>	<b>2,950</b>	<b>29,008</b>

**O&M Impacts:** No expected impact on O&M costs.

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### Parking Repairs and Improvements

<b>Project No:</b>	MC-SC-S0301	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for the repair and improvement of Seattle Center's parking facilities. Typical improvements may include, but are not limited to, concrete repairs, garage resealing, elevator renovation and repair, signage improvements, installation of emergency phones, and installation of electronic parking access and revenue control systems.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
Property Sales and Interest Earnings	960	-	-	-	-	-	-	-	960
Real Estate Excise Tax I	6,101	3,063	150	587	-	500	500	500	11,401
Seattle Center Fund	-	95	-	-	-	-	-	-	95
State Grant Funds	-	284	-	-	-	-	-	-	284
<b>Total:</b>	<b>7,061</b>	<b>3,441</b>	<b>150</b>	<b>587</b>	<b>-</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>12,739</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
REET I Capital Fund	6,101	3,063	150	587	-	500	500	500	11,401
Seattle Center Capital Reserve	800	-	-	-	-	-	-	-	800
Seattle Center Fund	-	378	-	-	-	-	-	-	378
Unrestricted Cumulative Reserve Fund	160	-	-	-	-	-	-	-	160
<b>Total:</b>	<b>7,061</b>	<b>3,441</b>	<b>150</b>	<b>587</b>	<b>-</b>	<b>500</b>	<b>500</b>	<b>500</b>	<b>12,739</b>

**O&M Impacts:** No expected impact on O&M costs.

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## Preliminary Engineering and Planning

<b>Project No:</b>	MC-SC-S9706	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for the development of scopes of work, concept plans, design alternatives, and cost estimates for Seattle Center capital projects. Typical planning work includes, but is not limited to, pre-design and analysis of project alternatives, planning for property sales, conceptual design and financial analysis of capital improvement options in conjunction with development of, and revisions to, the Seattle Center Century 21 Master Plan, pre-development work including environmental review, and facility condition assessments.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Property Sales and Interest Earnings	557	-	-	-	-	-	-	-	557
Real Estate Excise Tax I	2,822	255	125	150	150	250	250	250	4,252
<b>Total:</b>	<b>3,379</b>	<b>256</b>	<b>125</b>	<b>150</b>	<b>150</b>	<b>250</b>	<b>250</b>	<b>250</b>	<b>4,809</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
REET I Capital Fund	2,822	255	125	150	150	250	250	250	4,252
Unrestricted Cumulative Reserve Fund	557	-	-	-	-	-	-	-	557
<b>Total:</b>	<b>3,379</b>	<b>256</b>	<b>125</b>	<b>150</b>	<b>150</b>	<b>250</b>	<b>250</b>	<b>250</b>	<b>4,809</b>

**O&M Impacts:** No impact.

\* Funds are appropriated through the Adopted Budget at the Budget Summary Level. All Amounts shown above are in thousands of dollars

## Public Gathering Space Improvements

<b>Project No:</b>	MC-SC-S9902	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project provides for major maintenance and improvements to meeting rooms, exhibition spaces, and other indoor and outdoor public assembly and gathering spaces at Seattle Center.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
General Fund	133	11	-	-	-	-	-	-	144
LTGO Bond Proceeds	140	-	-	-	-	-	-	-	140
Miscellaneous Revenues	1	(1)	-	-	-	-	-	-	(1)
Private Funding/Donations	1,914	243	-	-	-	-	-	-	2,157
Property Sales and Interest Earnings	2,927	200	-	-	-	-	-	-	3,127
Real Estate Excise Tax I	4,954	53	-	426	1,000	200	200	200	7,033
Seattle Center Fund	-	(162)	-	-	-	-	-	-	(162)
<b>Total:</b>	<b>10,068</b>	<b>344</b>	<b>-</b>	<b>426</b>	<b>1,000</b>	<b>200</b>	<b>200</b>	<b>200</b>	<b>12,438</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
2002 Multipurpose LTGO Bond Fund	140	-	-	-	-	-	-	-	140
General Fund	1,650	11	-	-	-	-	-	-	1,661
REET I Capital Fund	4,954	53	-	426	1,000	200	200	200	7,033
Seattle Center Capital Reserve	1,280	-	-	-	-	-	-	-	1,280
Seattle Center Fund	338	80	-	-	-	-	-	-	417
Unrestricted Cumulative Reserve Fund	1,707	200	-	-	-	-	-	-	1,907
<b>Total:</b>	<b>10,068</b>	<b>344</b>	<b>-</b>	<b>426</b>	<b>1,000</b>	<b>200</b>	<b>200</b>	<b>200</b>	<b>12,438</b>

**O&M Impacts:** No expected impact on O&M costs.

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## Roof/Structural Replacement and Repair

<b>Project No:</b>	MC-SC-S9701	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for roof and building envelope repair and replacement, and structural and seismic analysis and repairs throughout the Seattle Center campus. Typical improvements may include, but are not limited to, roof replacement, exterior wall re-cladding and repairs, repair and replacement of rooftop mechanical equipment, seismic studies, and seismic retrofits.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
LTGO Bond Proceeds	6,780	-	-	-	-	-	-	-	6,780
Property Sales and Interest Earnings	1,154	-	-	-	-	-	-	-	1,154
Real Estate Excise Tax I	5,924	5,364	1,600	350	2,500	4,000	4,000	4,000	27,737
<b>Total:</b>	<b>13,858</b>	<b>5,364</b>	<b>1,600</b>	<b>350</b>	<b>2,500</b>	<b>4,000</b>	<b>4,000</b>	<b>4,000</b>	<b>35,671</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
2002 Multipurpose LTGO Bond Fund	450	-	-	-	-	-	-	-	450
2003 Multipurpose LTGO Bond Fund	6,330	-	-	-	-	-	-	-	6,330
REET I Capital Fund	5,924	5,364	1,600	350	2,500	4,000	4,000	4,000	27,737
Unrestricted Cumulative Reserve Fund	1,154	-	-	-	-	-	-	-	1,154
<b>Total:</b>	<b>13,858</b>	<b>5,364</b>	<b>1,600</b>	<b>350</b>	<b>2,500</b>	<b>4,000</b>	<b>4,000</b>	<b>4,000</b>	<b>35,671</b>

**O&M Impacts:** No expected impact on O&M costs.

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## Seattle Center Long Range Investment Plan

<b>Project No:</b>	MC-SC-S0703	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Improved Facility	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This project provides for the development and implementation of the Seattle Center Century 21 Master Plan. Work includes, but is not limited to, working with stakeholder groups and consultant teams to identify development alternatives, holding public meetings, developing concept plans, carrying out environmental review and other studies, real estate analysis, developing public and private partnerships, recommending packages of improvements to elected officials, and updating the Master Plan as needed.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
Key Arena Settlement Subfund Revenue	270	-	-	-	-	-	-	-	270
Miscellaneous Revenues	-	296	-	-	-	-	-	-	296
Property Sales and Interest Earnings	1,894	-	-	-	-	-	-	-	1,894
Real Estate Excise Tax I	254	(2)	-	-	-	-	-	-	252
Seattle Center Fund	1,431	388	-	-	-	-	-	-	1,819
<b>Total:</b>	<b>3,849</b>	<b>681</b>	-	-	-	-	-	-	<b>4,531</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
KeyArena Settlement Proceeds Fund	270	-	-	-	-	-	-	-	270
REET I Capital Fund	254	(2)	-	-	-	-	-	-	252
Seattle Center Capital Reserve	2,782	(2)	-	-	-	-	-	-	2,781
Seattle Center Fund	364	686	-	-	-	-	-	-	1,049
Seattle Center KeyArena Fund	179	-	-	-	-	-	-	-	179
<b>Total:</b>	<b>3,849</b>	<b>681</b>	-	-	-	-	-	-	<b>4,531</b>

**O&M Impacts:** No impact.

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### Site Signage

<b>Project No:</b>	MC-SC-S9118	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project funds replacement and renovation of wayfinding, event, building and informational signage throughout the Seattle Center campus. Improvements may include, but are not limited to, repair, replacement and upgrades to exterior readerboards and other signage, and development of a digital media network of electronic signage throughout the campus.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
LTGO Bond Proceeds	7,724	-	-	-	-	-	-	-	7,724
Property Sales and Interest Earnings	2,385	-	-	-	-	-	-	-	2,385
Real Estate Excise Tax I	526	118	-	125	-	-	-	-	769
Seattle Voter-Approved Levy	606	-	-	-	-	-	-	-	606
<b>Total:</b>	<b>11,242</b>	<b>118</b>	<b>-</b>	<b>125</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>11,485</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
1991 Levy Fund (Closed)	606	-	-	-	-	-	-	-	606
2021 Taxable LTGO Bond Fund	7,724	-	-	-	-	-	-	-	7,724
REET I Capital Fund	526	118	-	125	-	-	-	-	769
Seattle Center Capital Reserve	1,900	-	-	-	-	-	-	-	1,900
Unrestricted Cumulative Reserve Fund	485	-	-	-	-	-	-	-	485
<b>Total:</b>	<b>11,242</b>	<b>118</b>	<b>-</b>	<b>125</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>11,485</b>

**O&M Impacts:** No expected impact on O&M costs.

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### Skatepark Relocation

<b>Project No:</b>	MC-SC-S1901	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Discrete	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>		<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	2018 - 2020	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	\$1,201	<b>Urban Village:</b>	Uptown

This project provides for the replacement of the former Seattle Center Skatepark at a new location on a closed portion of Broad Street, just east of the main Seattle Center campus. The former skatepark was within the footprint of the Arena construction project. ArenaCo, the developer of the Arena, is contributing to the cost of the skatepark replacement.

Resources	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
General Fund	63	-	-	-	-	-	-	-	63
Private Funding/Donations	345	-	-	-	-	-	-	-	345
Real Estate Excise Tax I	802	-	-	-	-	-	-	-	802
<b>Total:</b>	<b>1,210</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>1,210</b>
Fund Appropriations / Allocations *	LTD Actuals	2024 Revised	2025	2026	2027	2028	2029	2030	Total
General Fund	408	-	-	-	-	-	-	-	408
REET I Capital Fund	802	-	-	-	-	-	-	-	802
<b>Total:</b>	<b>1,210</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>1,210</b>

**O&M Impacts:** Minor impact to overall campus O&M.

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**Theatre Improvements and Repairs**

<b>Project No:</b>	MC-SC-S9604	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project funds improvements to the various theater spaces and facilities on the Seattle Center campus. Typical improvements may include, but are not limited to, fire safety, mechanical, structural, sound, staging, dressing room, building envelope and lobby improvements.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
LTGO Bond Proceeds	1,130	-	-	-	-	-	-	-	1,130
Miscellaneous Revenues	-	1	-	-	-	-	-	-	1
Property Sales and Interest Earnings	1,620	-	-	-	-	-	-	-	1,620
Real Estate Excise Tax I	1,062	3	100	100	100	150	150	150	1,816
Seattle Center Fund	1	(2)	-	-	-	-	-	-	(1)
<b>Total:</b>	<b>3,813</b>	<b>3</b>	<b>100</b>	<b>100</b>	<b>100</b>	<b>150</b>	<b>150</b>	<b>150</b>	<b>4,566</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
2002 Multipurpose LTGO Bond Fund	1,130	-	-	-	-	-	-	-	1,130
REET I Capital Fund	1,062	3	100	100	100	150	150	150	1,816
Seattle Center Fund	1	(1)	-	-	-	-	-	-	-
Unrestricted Cumulative Reserve Fund	1,620	-	-	-	-	-	-	-	1,620
<b>Total:</b>	<b>3,813</b>	<b>3</b>	<b>100</b>	<b>100</b>	<b>100</b>	<b>150</b>	<b>150</b>	<b>150</b>	<b>4,566</b>

**O&M Impacts:** No expected impact on O&M costs.

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## Utility Infrastructure Restoration and Repairs

<b>Project No:</b>	MC-SC-S0101	<b>BSL Code:</b>	BC-SC-S03P01
<b>Project Type:</b>	Ongoing	<b>BSL Name:</b>	Building and Campus Improvements
<b>Project Category:</b>	Rehabilitation or Restoration	<b>Location:</b>	Seattle Center Campus
<b>Current Project Stage:</b>	N/A	<b>Council District:</b>	Council District 7
<b>Start/End Date:</b>	N/A	<b>Neighborhood District:</b>	Magnolia/Queen Anne
<b>Total Project Cost:</b>	N/A	<b>Urban Village:</b>	Uptown

This ongoing project funds the repair, renovation and upgrade of utility infrastructure at Seattle Center. Utility infrastructure includes chilled water and steam lines, water and sewer lines, electrical equipment, communication lines, fire alarms, access control and other systems. Typical improvements may include, but are not limited to, repair and replacement of underground piping for steam, chilled water and condensate lines; efficiency upgrades to the Center's chilled water loop; HVAC system renovation; replacement of water and fire mains; connectivity improvements; and electrical infrastructure upgrades.

<b>Resources</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
LTGO Bond Proceeds	1,389	-	-	-	-	-	-	-	1,389
Real Estate Excise Tax I	8,096	2,014	792	1,614	1,571	1,278	1,278	1,278	17,921
<b>Total:</b>	<b>9,485</b>	<b>2,014</b>	<b>792</b>	<b>1,614</b>	<b>1,571</b>	<b>1,278</b>	<b>1,278</b>	<b>1,278</b>	<b>19,310</b>
<b>Fund Appropriations / Allocations *</b>	<b>LTD Actuals</b>	<b>2024 Revised</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>	<b>2028</b>	<b>2029</b>	<b>2030</b>	<b>Total</b>
2002 Multipurpose LTGO Bond Fund	1,151	-	-	-	-	-	-	-	1,151
2003 Multipurpose LTGO Bond Fund	238	-	-	-	-	-	-	-	238
REET I Capital Fund	8,096	2,014	792	1,614	1,571	1,278	1,278	1,278	17,921
<b>Total:</b>	<b>9,485</b>	<b>2,014</b>	<b>792</b>	<b>1,614</b>	<b>1,571</b>	<b>1,278</b>	<b>1,278</b>	<b>1,278</b>	<b>19,310</b>

**O&M Impacts:** No expected impact on O&M costs.

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