WATERFRONT SEATTLE PROGRAM

RAILROAD WAY
1 WATERFRONT
2 PIONEER SQUARE
3 STADIUMS

PIONEER SQUARE
1 ALASKAN WAY
2 WATERFRONT PROMENADE
3 WASHINGTON ST. BOAT LANDING
4 S. KING ST.
5 S. MAIN ST.
6 S. WASHINGTON ST.
7 HABITAT INTERTIDAL ZONE

TRANSIT HUB
1 ALASKAN WAY
2 WATERFRONT PROMENADE
3 COLUMBIA ST.
4 MARION ST. PEDESTRIAN BRIDGE
5 COLMAN DOCK TERMINAL REPLACEMENT
6 YESLER WAY

HISTORIC PIERS
1 ALASKAN WAY
2 WATERFRONT PROMENADE
3 SENECA ST.

CENTRAL PUBLIC SPACE
1 ELLIOTT WAY
2 WATERFRONT PROMENADE
3 UNION ST.
4 WATERFRONT PARK REBUILD
5 OCEAN PAVILION
6 PIERS 62/63 PHASE 1 REBUILD
7 OVERLOOK WALK
8 PIKE/PINE STS.

BELLTOWN
1 ELLIOTT WAY
2 LENORA ST. PED BRIDGE RETROFIT
3 BELL ST.
4 PORTAL PARK
CONSTRUCTION SCHEDULE

2017
PIKE PLACE MARKETFRONT
SEAWALL REBUILD

2018
PIER 62/63 REBUILD & HABITAT IMPROVEMENTS
EARLY WORKS
Utility relocations
ALASKAN WAY VIADUCT DEMOLITION
SR 99 tunnel open*

2019
MAIN CORRIDOR
Alaskan Way, Elliott Way, Columbia St, Seneca St, Lenora St and Promenade
New Alaskan Way open
EAST/WEST CONNECTIONS
Bell St, Union St, Pioneer Square Street Improvements and Pike and Pine Streetscape Improvements

2020
OVERLOOK WALK
WATERFRONT PARK
MARION STREET BRIDGE
Joint project between City and State; construction schedule is approximate
AQUARIUM OCEAN PAVILION
Potential early work

2021
WATERFRONT SEATTLE
Related projects

2022

2023

2024

NOTE: Construction dates subject to change pending: A. completion dates of new SR 99 tunnel and demolition of the Alaskan Way Viaduct; B. ongoing construction sequencing evaluation and assumptions for all projects
*Dependent on Seattle Tunnel Partners contractor schedule
OVERLOOK WALK
PLACES

MARKETFRONT
HERITAGE HOUSE
PIKE PLACE MARKET
FIX/MADORE
PIKE HILL CLIMB
WATERFRONT LANDING CONDOS
BLUFF WALK
BRIDGE
SOUTH OVERLOOK
AQUARIUM ROOF
WEST OVERLOOK
NORTH SPIRE
BAY STEPS
SOUTH STAIR
PROMENADE LANDING
PIER 62/63
SEATTLE AQUARIUM
PROMENADE
WATERFRONT SEATTLE FUNDING

- Local Improvement District (LID) est. $200M
- Philanthropy $100M
- Public funding $388M
  - State funding - $193M
  - City funding - $195M

**TOTAL= $688M**

*Does not include WSDOT-funded Marion Street Pedestrian Bridge over Alaskan Way (pending future agreement)*
SPECIAL BENEFIT
SPECIAL BENEFIT STUDY AREA
SPECIAL BENEFIT: BY THE NUMBERS

- About $48.8 billion in total market value (before LID)
- About $415 million total in special benefit in the LID study area
- The City’s proposed total assessment is $200 million
- $200 million ÷ $415 million = **48.27%** Assessment Percentage
  - Commercial/Other: $175 million
  - Condominiums: $25 million
LID FORMATION PROCESS

1. **LID FEASIBILITY STUDY**
   - Q4 Parcel-by-parcel analysis
   - 2018 Q1 Briefings and information sessions
   - 2018 Q1 Special benefit study complete

2. **LID FORMATION**
   - April Special benefit and estimated preliminary assessments shared online
   - Q2 Council considers resolution of intent to form LID
   - Q3 Public hearings on whether LID should be formed
   - Q3 Property owners may submit written protests
   - Q4 Council considers ordinance to form LID
   - Q4 City considers written protest; property owners may file legal appeals

3. **ASSESSMENT ROLL**
   - Q1 Council considers resolution to begin assessment roll process
   - Q1/Q2 Public hearings to contest individual assessments
   - Q2 Council considers ordinance on final assessment roll
   - Q2 Public appeal period on individual assessments

4. **COLLECTIONS BEGIN**
   - (timing TBD)
   - Assessment payments (option to finance over 20 years)