



**SEA THE
FUTURE
WITH US**

Waterfront Place Central

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Chief of Business and Economic Development

January 21, 2020



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WATERFRONT PLACE





Waterfront Place Objectives

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- Waterfront mixed-use destination
- Support Marina success and synergy
- Provide stable and reliable revenue source
- Create job growth
- Tax base expansion
- Improve waterfront access amenities
 - Per Waterfront Place Ad Hoc Community Committee



| GOAL | STATUS |
|-----------------------------------|---|
| Private Development: | <ul style="list-style-type: none"> <input type="checkbox"/> Sealevel – construction underway; 18-24 months <input type="checkbox"/> Hotel Indigo – open; very low Room Occupancy <input type="checkbox"/> AMERON –vacating; refurbishment; <input type="checkbox"/> Hotel Indigo – repair claim by Port |
| Capital Infrastructure/ Planning: | <ul style="list-style-type: none"> <input type="checkbox"/> Granite closeout – working through claims process <input type="checkbox"/> Dock G underway with boathouse moves coming this month <input type="checkbox"/> Grand Ave Bridge – expected to be done June 30 and off <input type="checkbox"/> PUD substation – construction underway <input type="checkbox"/> PND (prime consultant) contract update Feb. creating new tasks consistent with the 2020 CIP <input type="checkbox"/> 13th Street sewer claim– Sealevel concrete being auger <input type="checkbox"/> Soil transfer – Sealevel underground pilings; waste soil <input type="checkbox"/> AMERON redevelopment plan (Nelson) <input type="checkbox"/> Architect group meeting every two weeks <input type="checkbox"/> Parking Planning underway <input type="checkbox"/> Restroom at Central Marina (fountain) will have additional office space |
| Outreach: | <ul style="list-style-type: none"> <input type="checkbox"/> Update web site and review collateral <input type="checkbox"/> Develop office brochure (phase II) <input type="checkbox"/> RFP solicitation <input type="checkbox"/> Annual open house (spring) <input type="checkbox"/> Various requests for presentations to small groups <input type="checkbox"/> Skagit County Port – visit for information |

Leasing Activities:

- Marketing sign
- Marketing brochure
- Call down of prior interests
- Industrial broker
–Chris Peterson
Lee and Assoc
- **Retail broker**
--Royce Cottle
Leibsohn & Co.

• Opportunity sites:

- D1 -retail
- A7 - foot
- A12 -food
- A8 - food
- D8 –office
- PGL – retail
- Ameron
- A1/2



WPC Phase Two: 2020-23

- Request for proposals – residential C1 parcel; land sale to fund roadway investment
- Retail recruitment C2
- Funding from City to offset utilities infrastructure
- Relocation of Everett Yacht Club and Milltown Sailing Association (including refurbish/ADA at Weyerhaeuser Building).
- Closing upland boat storage operations
- Relocate Fuel tanks
- Phase II Boxcar park and new segments Esplanade
- Could include office building (B8) and institutional users

Note: MOPS maintenance sheds relocate in Phase 3.



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Parking

- LAZ parking working on parking Master Plan and policies
- Master parking map
- 2020 permits being issued now
- Anticipate contract March/April



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General information slide

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(Second word)

CAPITAL INVESTMENT





CLEAN ENVIRONMENT



NEXT 100

WE PROVIDE VALUE. WE CREATE ECONOMIC OPPORTUNITIES

THANK YOU!



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- And my third
- And here is my fourth point

Information Title

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