



King County

Dow Constantine

King County Executive
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July 8, 2022

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

Dear Councilmember Balducci:

This letter transmits a proposed Ordinance that, if enacted, will enable King County to execute a lease with Ardagh Glass, Inc. for county-owned space located at 5245, 5427, and 5445 Ohio Avenue S, Seattle.

This new lease for an existing operation supports the provision of King County operations and services. The prospective lessee was vetted according to the criteria provided in King County Code (KCC) 4.56.160.C.1 (commonly known as the “Responsibility Ordinance”), as required by KCC 4.56.160.B; their response to the responsibility lease detail and attestation form is attached to this transmittal.

This transaction is recommended per the rationale and considerations provided in the attached property summary. Notably, Ardagh Glass, Inc. employs 345 people, including 324 union jobs, and its manufacturing process utilizes 100 percent of King County's recycled glass, 465 tons daily.

Companion legislation which seeks to amend King County Code is transmitted concurrently and separately from this proposed Ordinance. That proposed Ordinance would amend King County Code to authorize tenants of certain financial investment properties to enter into leases with King County for a term of longer than ten years if certain conditions are met. The Ardagh Glass, Inc. has made its offer to lease the premises contingent upon King County Council approval of the proposed amendment.

This transaction supports the King County Strategic Plan goals of economic vitality and efficient, accountable regional and local government. This transaction also aligns the operational goals of King County government with community priorities by requiring the lease holder to come into, and maintain, continuous compliance with environmental permits.

The Honorable Claudia Balducci

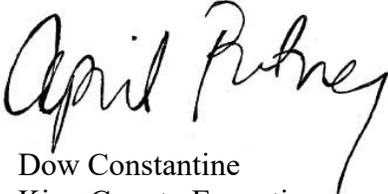
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Thank you for your consideration of this proposed Ordinance.

If your staff have any questions, please 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 Pedroza, Clerk of the Council

Shannon Braddock, Chief of Staff, Office of the Executive

Karan Gill, Deputy Chief of Staff, Office of the Executive

Mina Hashemi, Council Relations Director, Office of the Executive

Caroline Whalen, County Administrative Officer, Department of Executive Services
(DES)

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

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