File #: 2019-0445, **Version:** 2

Clerk 02/12/2020

AN ORDINANCE authorizing the King County executive to execute a new lease agreement for privately owned land and facilities to support Metro transit department operations in South King County.

STATEMENT OF FACTS:

1. The Metro transit department determined that the county should lease land and facilities located at 12119 East Marginal Way, Tukwila, Washington, within council district 8, to support the Metro transit department's south base expansion.

2. The Metro transit department successfully negotiated a longer term lease for the land and facilities with Hansen Group II, LLC, ("the landlord") to replace an existing lease that expires in 2023.

3. The landlord executed the longer term lease in July 2019, with a rent commencement date of November 1, 2019. However, because those dates have passed and a provision to terminate the existing lease is necessary, an amendment to the proposed longer term lease is required. The commencement and rent dates to be inserted in the amendment shall be determined by mutual agreement between the landlord and the county.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. Contingent on Hansen Group II, LLC, and the county executing Amendment 1, substantially in the form of Attachment B to this ordinance, the executive is authorized to execute the new lease for land and facilities located at 12119 East Marginal Way, Tukwila, already executed by Hansen Group II,

LLC, ("the landlord") in the form of Attachment A to this ordinance. The council authorizes the executive to negotiate with the landlord the dates to insert into Amendment 1 the commencement and rent dates, both of which should be no later than March 1, 2020. Upon execution, by

both parties, of Amendment 1 and the lease, the executive is authorized to take all actions necessary to implement the terms of the new lease.