Dynamic, changing city

Bellevue in 1974

Bellevue Today
Vision

Bellevue is a prosperous and vibrant international city with innovative and entrepreneurial businesses and a high quality of life for residents.

Desired Outcomes

• A strengthened and diversified economic base
• A strong regional economy
• Employment opportunities and paths to prosperity for a wide range of residents
• An easy and attractive place to do business
• A sustainable city
Strong, Vibrant Economy

- 45 corporate headquarters
- Highly educated workforce
- High income population
- International business center
- Strong technology sector
- Safe community
- Outstanding schools
- Beautiful natural environment

![Graph showing Bellevue Population and Employment trends from 1990 to 2035](image)
Bellevue Industries 2014

BELLEVUE MAJOR INDUSTRY CLUSTERS BY SIZE, EMPLOYMENT CHANGE, AND CONCENTRATION

- Information Technology: 27,995
- Real Estate: 3,649
- Business Services: 20,056
- Retail: 12,450
- Health, Beauty & Fitness: 16,698
- Tourism: 9,698
- Educational Services: 3,515
- Aerospace: 3,506
- Construction and Development: 8,981
- Clean Technology: 1,021

Employment Change, 2006-2012

Higher Growth
Site Selection: Amenities

- Firms want to keep employees happy
- Labor and transportation are most important criteria; above land cost and utility costs.
- Entrepreneurs and technologists appreciate cycling and walking infrastructure
Visitors as economic generators

- 1.5 million visitors in 2014
- $736 million in direct spending
- $7.1 million in taxes and 10k jobs
- Visitors experience a location differently
- GIX to bring more international visitors

How do you get from Spring District to Tateuchi Center?
Demand Management

- Bellevue companies encourage commute diversity
- City Hall leads by example
- Arriving companies looking for non-motorized infrastructure
Case study - Googleplex

- 10% of Google employees cycle to work
- Office plan included county-wide bike options
- Keeping employees mobile keeps Bellevue competitive
Shrinking employee space

- 1980’s firms designed for over 225 sf per employee
- In 2015 Bellevue companies aim for 125 sf per employee
- More employees downtown but no new parking spaces or road lanes
- Commute troubles can affect company satisfaction
Case Study: City Center Bellevue

- Built 1987
- 360,000 sf of rentable area
- 1 parking space per 500 sf
- 720 total spaces

- Office Trend in 2015
- 1 employee per 125 sf
- 2,880 total employees

How will the other 2,160 employees move around?
Design for future workers

- Nearly 1.9 million sf of new office space
- Potential for 13,000 new office employees
- Eastlink, Spring District, GIX, and downtown connectivity

How might 8,000 weekday workers get around?
Thank You

Contact:
Jesse R. Canedo, Economic Development Manager
City of Bellevue, Washington USA
E-mail: jcanedo@bellevuewa.gov
Phone: 425-452-5236