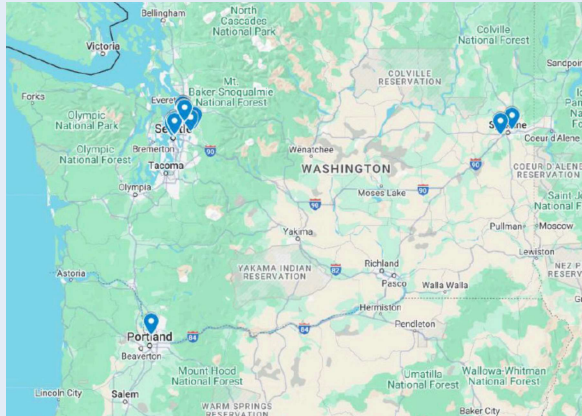


WASHINGTON CONSTRUCTION PROJECTS

Major Projects (\$5M+) 2019-2024



Washington Fact Sheet, 2019-2024

Pharmaceutical & Biotech Mfg and R&D

Number of Major Projects
(\$5+ million)

37

Major Project Valuation
(Any major project active
between 2019 and 2024)

\$2.48 billion

Total Construction Spending
(Capital and maintenance
expenditure, 2019-2024)

\$1.73 billion

Largest Construction Projects, Pharmaceutical and Biotech Manufacturing and R&D, 2019-2024

| Project Owner | City | State | Years | Project Value |
|---|------------------|-----------|----------------|------------------------|
| BioMed Realty Trust Incorporated Seattle Brownfield (Innov8) Denny Park South Life Science Complex Phase I and II | Seattle | WA | 2024-27 | \$350 million |
| BioMed Realty Trust Incorporated Seattle Grassroot Dexter Yard Biomed Life Sciences Towers | Seattle | WA | 2019-22 | \$250 million |
| Vulcan Incorporated Seattle Brownfield 312 Ninth Life Sciences Building | Seattle | WA | 2023-24 | \$200 million |
| Touchstone Corporation Seattle Grassroot "Chapter" Life Science R&D Plant | Seattle | WA | 2022-24 | \$196.2 million |
| Jubilant HollisterStier LLC Spokane Aseptic Fill/Finish & Lyophilized Vials CMO Line 4 Building Addition | Spokane | WA | 2023-26 | \$193 million |
| Alexandria Real Estate Equities Seattle South BF Lake Union Brownfield Eleven50 Life Science Building | Seattle | WA | 2021-25 | \$125 million |
| Shape Therapeutics Seattle Brownfield Gene/Cell Therapy/MRNA Viral Vectors CDMO | Seattle | WA | 2022-23 | \$112 million |
| Jubilant HollisterStier LLC Spokane Aseptic Fill/Finish & Lyophilized Vials CMO Covid-19 Building Addition | Spokane | WA | 2021-22 | \$92 million |
| Just Evotec Biologics Incorporated Redmond Grassroot Bulk Biologics Single Use CMO Plant | Redmond | WA | 2019-21 | \$85 million |
| AbSci Corporation Vancouver Grassroot Biologics Antibodies and Proteins Plant | Vancouver | WA | 2021 | \$85 million |

WASHINGTON CONSTRUCTION EMPLOYMENT

Industry Analysis: WASHINGTON

**Pharmaceutical
Manufacturing (2023)**
(NAICS = 325400)

Firms:
180

Employees:
3,908

Annual Wages:
\$431 million

Wages per Employee:
\$110,343

Data Sources

Pharmaceutical and biotech industry data (projects, spending, labor hours demanded) from Industrial Information Resources (IIR). State industry employment data from the Bureau of Labor Statistics (QCEW) using the North American Industry Classification System (NAICS). State union percent in non-residential construction calculated by dividing union members in construction (unionstats.com) by blue-collar QCEW employment in nonresidential construction firms in 2019 (assumes union density equals zero in residential construction; blue-collar percentage from NAICS=23 using the BLS Occupational Employment Statistics series). Note: Pharmaceutical manufacturing industry statistics (above) do not represent the entirety of the pharmaceutical and biotech industry featured in this study. Most significantly, in addition to NAICS 325400 ("Pharmaceutical Manufacturing"), other industry jobs comprise a subset of NAICS 541700 ("Scientific R&D Services").

Construction Labor Overview, 2019-2024

Pharmaceutical & Biotech Mfg and R&D

Total Labor Hours

(14 trades; installation and maintenance)

3,472,292

Union Labor Hours (est.)

(Estimated state union% in non-residential blue-collar construction trades = 50.7%)

1,740,477

Union Earnings (est.)

\$78,802,824

Washington Construction Labor Hours by Trade,

Pharmaceutical & Biotech Mfg and R&D, 2019-2024

| | Installation | Maintenance | Total |
|-----------------------------|------------------|----------------|------------------|
| Boilermaker | 40,516 | 2,625 | 43,141 |
| Carpenter | 172,477 | 21,383 | 193,859 |
| Electrician | 1,010,454 | 71,769 | 1,082,223 |
| HVAC Installers | 99,509 | 1,230 | 100,740 |
| Instrumentation Tech | 610,340 | 26,051 | 636,391 |
| Insulator | 89,981 | 6,298 | 96,279 |
| Ironworker | 87,866 | 20,642 | 108,507 |
| Laborer | 191,693 | 8,034 | 199,728 |
| Millwright | 139,934 | 23,711 | 163,645 |
| Operator | 220,803 | 6,044 | 226,847 |
| Painting | 31,892 | 5,960 | 37,852 |
| Plumber + Pipefitter | 421,429 | 7,622 | 429,051 |
| Scaffolding | 73,059 | 4,149 | 77,208 |
| Welder | 62,319 | 14,502 | 76,821 |
| Total | 3,252,271 | 220,021 | 3,472,292 |



Pharmaceutical Industry
Labor-Management Association