

CITY COUNCIL AGENDA TOPIC

Resolution authorizing application of \$54,300 in city funds for the Kirkland House Project; approving terms for the project as recommended by the Executive Board for A Regional Coalition for Housing (ARCH); and authorizing the City Manager to enter into an agreement and execute all documents necessary for the project consistent with approved terms.

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A Regional Coalition for Housing (ARCH)

EXECUTIVE SUMMARY**ACTION**

As directed by City Council on February 24, this Resolution authorizes the City Manager to enter into an agreement for the Kirkland House (Kirkland) in the amount of \$54,300 in City of Bellevue funds as recommended by the ARCH Executive Board.

RECOMMENDATION

Move to adopt Resolution No. 10612

BACKGROUND/ANALYSIS

On February 24, the City Council directed staff to return with legislation approving \$1,301,200 of Bellevue funding to support seven projects recommended for funding by the ARCH Executive Board including \$54,300 to PorchLight in support of the Kirkland House project. Background information on the development was previously provided to the council at the February 24 Study Session.

The Kirkland House has been providing permanent supportive housing to three formerly homeless individuals in an existing single-family home since 2020 when PorchLight acquired the property. PorchLight is seeking funding to rehabilitate the property and add three additional bedrooms and one additional bathroom to serve a total of six individuals. The home has easy access to public transit, grocery stores, and other amenities within walking distance.

The proposed rehabilitation of the existing home includes a new roof, improved landscaping with outdoor seating areas for residents, new fencing around the property, repaving the driveway, installation of a new garage door, new windows, and re-siding the structure with Hardie plank and a weather barrier wrap. The interior rehabilitation includes installing energy saving fixtures and appliances, an all-weather heat pump system, exhaust fans in the bathrooms and kitchen, fire safety system improvements, and the replacement of flooring, cabinets, and countertops.

POLICY & FISCAL IMPACTS

Policy Impact

ARCH Trust Fund allocations further the work in Bellevue to implement the 2017 Affordable Housing Strategy. It recognizes the urgent need in the city to increase investments in the production and preservation of affordable housing.

Fiscal Impact

The ARCH Housing Trust Fund was established in 2010 for the purpose of administering the contributions of parties to the ARCH Interlocal Agreement to provide affordable housing in East King County. The ARCH Executive Board is requesting Bellevue funding of \$54,300 for the Kirkland House project. The city has available housing funds to satisfy this request.

OPTIONS

1. Adopt the Resolution authorizing application of \$54,300 in city funds for the Kirkland House Project; approving terms for the project as recommended by the Executive Board for A Regional Coalition for Housing (ARCH); and authorizing the City Manager to enter into an agreement and execute all documents necessary for the project consistent with approved terms.
2. Do not adopt the Resolution and provide alternative direction to staff.

ATTACHMENTS

Proposed Resolution No. 10612

AVAILABLE IN COUNCIL LIBRARY

ARCH Executive Board 2025 Housing Trust Fund Recommendations, dated December 18, 2025