

A Regional Coalition for Housing (ARCH)

2019 Administrative Budget and Work Program

Bellevue City Council | January 28, 2019

Lindsay Masters, ARCH Executive Manager



*Beaux Arts Village -
Bellevue - Bothell -
Clyde Hill - Hunts Point
Issaquah - Kenmore -
King County - Kirkland -
Medina - Mercer Island
Newcastle - Redmond -
Sammamish -
Woodinville - Yarrow
Point*

A Regional Coalition for Housing

ARCH Overview

Interlocal Agency

A joint and cooperative undertaking of East King County communities established in 1993

Purpose

To provide a framework for cities in East King County to cooperatively plan for and provide affordable housing

Members

- | | | |
|--------------------|-------------|--------------|
| Beaux Arts Village | Bellevue | Bothell |
| Clyde Hill | Hunts Point | Issaquah |
| Kenmore | Kirkland | Medina |
| Mercer Island | Newcastle | Redmond |
| Sammamish | Woodinville | Yarrow Point |
| King County | | |

A Regional Coalition for Housing

ARCH Overview

Governance / Organizational Structure

- Executive Board comprised of members' executive staff
- Citizen Advisory Board (CAB) comprised of community members with housing interest/expertise
- Administering Agency (Bellevue) serves as fiscal agent for ARCH; maintains ARCH Operating Account and Housing Trust Fund Account; provides administrative support services

Budget and Work Plan

- Councils approve annual ARCH Work Plan and Budget (both operating and Housing Trust Fund)

Housing Trust Fund Allocations

- Councils must authorize specific project awards and associated funding conditions (following recommendation by CAB and Executive Board)

How does
ARCH work
with its
members?

Investment in Affordable Housing

- Pool regional funds to invest in affordable housing projects
- Partner in statewide funding coordination to leverage public and private sources of financing
- Make surplus public land available at discounted cost
- Work with project sponsors to prepare projects for funding



How does
ARCH work
with its
members?

Housing Policy and Planning

- Promote land use and development regulations to create affordability (e.g., incentive and inclusionary housing policies, accessory dwelling unit standards, etc.)
- Support Housing Strategy Plans
- Draft Housing Elements of Comprehensive Plans
- Assist with creation of neighborhood plans
- Represent EKC in regional planning efforts (e.g., All Home, Regional Affordable Housing Task Force, etc.)
- Participate in state and federal legislative policy and advocacy



How does
ARCH work
with its
members?

Housing Program Administration / Stewardship

- Prepare funding program and land use incentive contracts
- Monitor long term affordability and loan repayments
- Maintain interest list of income-eligible households
- Market newly available affordable ownership and rental housing
- Oversee initial sales and resales of below-market ownership homes



How does
ARCH work
with its
members?

Education and Public Outreach

- Assist community members seeking affordable housing
- Generate outreach materials to educate the broader public
- Plan educational events for member city councils, staff and community members
- Present community awards to recognize persons, projects and programs that result in outstanding housing efforts.
- Build connections with and among community stakeholders (faith communities, developers, nonprofits and others interested in housing issues)



Housing Trust Fund Investments

1993-2018

Housing Type	Number of Units/Beds	Investment*
Family	2,331	\$36,798,511
Senior	669	\$10,478,642
Homeless	480	\$12,244,513
Special Needs	165	\$3,470,167
TOTAL	3,645	\$62,991,833

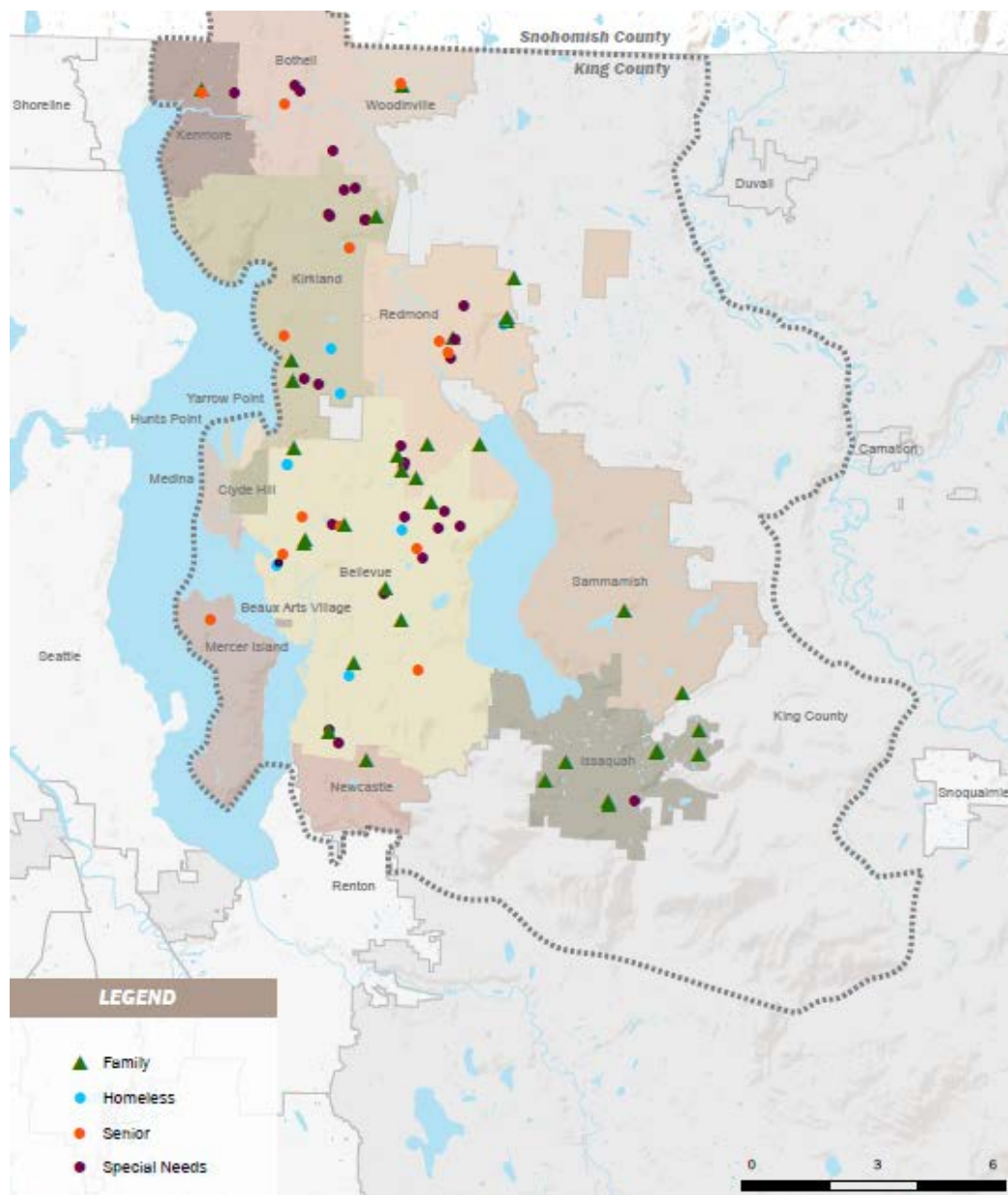
*includes loans/grants, land , and fee waivers



Community Impact

Map of Housing Trust Fund Projects (2018)

Community
Impact



ARCH 2019 Work Program

Priority Objectives for 2019

- Strengthen program administration and monitoring functions
- Coordinate and facilitate transit-oriented development projects on public land
- Develop proposals for dedicated revenue sources for affordable housing
- Pursue strategies to increase access to housing by underserved communities



ARCH 2019 Work Program



City of Bellevue Work Program Activities:

Assist City with implementation of Phase One tasks of Bellevue's Affordable Housing Strategy, including:

- Increase development potential on suitable land owned by public agencies, faith-based groups, and non-profits housing entities.
- Assist with items for Wilburton and East Main neighborhood plans, including affordable housing density incentives.
- Develop affordable housing on suitable public lands in proximity to transit hubs including 130th TOD parcels and TOD parcels at the OMFE.
- Advocate for legislative actions that expand state and local funding tools and other opportunities to increase affordable housing.

Assist City staff with contracting and administration for the City's land use incentive program and citywide Multifamily Tax Exemption program.

Assist in Neighborhood Planning to consider more affordable housing types on a neighborhood-by-neighborhood basis, such as small lot neighborhood infill and detached accessory dwelling units.