



City of Bellevue

Supportive and Emergency Housing LUCA

Planning Commission Study Session

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Development Services

September 22, 2021



Direction

Direct staff to finalize the Emergency Housing and Emergency Shelter components for inclusion in the LUCA

AGENDA



State Legislation



LUCA Components



Homeless Services Uses Requirements



Public Engagement



LUCA Process and Schedule

State Legislation – HB 1220

- Requires Permanent Supportive Housing and Transitional Housing in all land use districts where residential dwellings or hotels are allowed
- **Requires Emergency Housing and Emergency Shelter in all land use districts where hotels are allowed**



- Effective July 25
- Adopted IOC Ordinance No. 6585 to bring LUC into immediate compliance
- This LUCA will replace IOC

Housing Types Addressed

Tonight's Topics

Permanent Supportive Housing

Supportive services intended to keep tenants in housing permanently

Transitional Housing

Transition tenants into independent housing (2 years per RCW)

Emergency Housing

Intended to address basic daily needs of residents, such as water, food, hygiene, etc.

Emergency Shelter

Short-term, such as day centers, overnight shelters, etc.



LUCA Components

- Homeless Services Uses (LUC 20.20.455)
 - Insert definitions for Emergency Housing and Emergency Shelter
 - Clarification for existing definitions
- Update land use tables to show Homeless Services Uses as a conditional use:
 - Neighborhood Mixed Use (NMU) – LUC 20.10.440
 - Evergreen Highlands D (EH-D) – LUC 20.25F.010
 - Office Limited Business Open Space (OLB-OS) – LUC 20.25L.020



Homeless Services Uses

- **No change to requirements**
- **Two permitting paths:**
 - Conditional Use Permit
 - Development Agreement

- **Existing Supplemental Requirements:**

- Standard operating procedures, code of resident conduct, safety/security plans
- Good Neighbor Agreement Advisory Committee (GNAAC) process to develop a Good Neighbor Agreement plan



Eastgate Men's Shelter

Public Engagement

Multiple modes of outreach:

- Process IV Requirements – noticing and public hearing
- Online Presence – City webpage including:
 - Information on staying informed, providing comments
 - Staff contacts
 - LUCA schedule and progression

LUCA Process and Schedule

Action	Date
Planning Commission Study Session 1 <i>Supportive Housing</i>	September 8, 2021 (complete)
Planning Commission Study Session 2 <i>Emergency Housing/Shelter</i>	September 22, 2021
Planning Commission Study Session 3 <i>Additional Information and Responses</i>	October 13, 2021
EBCC Courtesy Hearing	November 2, 2021 (tentative)
Planning Commission Public Hearing and Recommendation	(to be scheduled)
City Council Study Session	(to be scheduled)
City Council Action	(to be scheduled)
EBCC Public Hearing and Action	(to be scheduled)
IOC Expiration	January 12, 2022



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