

**CITY COUNCIL AGENDA TOPIC**

Resolution authorizing application of \$23,700 in city funds for the LEO Trailhead 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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*City Manager's Office*

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Patrick Tippy, Investments Manager  
*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 LEO Trailhead project (Issaquah) in the amount of \$23,700 in City of Bellevue funds as recommended by the ARCH Executive Board.

**RECOMMENDATION**

Move to adopt Resolution No. 10613

**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 \$23,700 to Life Enrichment Options (LEO) in support of the LEO Trailhead project. Background information on the development was previously provided to the council at the February 24 Study Session.

LEO has partnered with the King County Housing Authority (KCHA) to design and purchase space to serve six individuals with Intellectual or Developmental Disabilities (IDD) within the larger Trailhead Apartments project. These apartments were designed in consultation with LEO to align with their group home model that is used across other single-family homes in their portfolio. The space will be comprised of three apartments and will deliver six IDD units and one live-in caregiver unit.

The ground floor will include 10,000 square feet of commercial space (Issaquah Opportunity Center) to be owned by the City of Issaquah. This space will be programmed for community services, and the City of Issaquah will issue an RFP to healthcare providers, mental health service providers, and other community service organizations this fall to select tenants.

## **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 \$23,700 for the LEO Trailhead project. The city has available housing funds to satisfy this request.

## **OPTIONS**

1. Adopt the Resolution authorizing application of \$23,700 in city funds for the LEO Trailhead 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. 10613

## **AVAILABLE IN COUNCIL LIBRARY**

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