



# Affordable Housing Strategy Implementation Update

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Emil King, Planning Director  
Linda Abe, Affordable Housing Planning Mgr.  
James Chow, Senior Planner  
*Community Development Department*

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# Information Only

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No action is required.  
This is an informational  
briefing on Affordable  
Housing Strategy progress  
and highlights of the  
current workplan.

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# Agenda

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1. Affordable Housing Strategy Overview
2. Recent & Ongoing Work Program



August Wilson Place (LIHI),  
57 low-income units



# Affordable Housing Strategy Overview

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# Background

- 2017 Affordable Housing Strategy
  - Target of 2,500 units/beds over 10 years
- June 2022 marked midway point
  - On track to exceed 10-year target
- New affordable housing tools - “Next Right Work”
- Approach for new affordable housing target in the fall

## AFFORDABLE HOUSING STRATEGY 2017-2027





# Recent + Ongoing Housing Work

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# Focus: Housing Stability Program

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**May-Aug '22**

**RFP** – Affordable and Supportive Housing Capital and O&M

**Aug-Nov '22**

**RFP** – Behavioral Health and Housing-Related Services: ~ \$1.55 M awarded

**Sept-Apr '23**

Capital and O&M applications reviewed and staff recommendations formed

**Council review on May 8**



# Focus: Comp Plan Periodic Update

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- Examining growth centers – Wilburton, Downtown, BelRed, etc.
- Increasing choice – “middle housing” types
- Discussing homelessness and tie w/ housing and human services
- Exploring various affordable housing approaches across the city





# Focus: State/Regional Planning

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- Housing target: 35K new units by 2044
  - Analyzing additional capacity in Comp Plan DEIS
- City 2022 Housing Needs Assessment
- State/County housing allocations by jurisdiction
  - Draft numbers for Bellevue include large percent of new units 0-80% AMI
- State legislative process wrapping up
  - Implications for city growth strategy and approaches to affordability



# Focus: C-1 Phase 2

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- Phase 2 adds affordable housing capacity on qualifying faith-owned properties beyond 50% Phase 1 Bonus
- Planning Commission has formed Phase 2 LUCA recommendation; Council adoption next step
- Faith-based property owners taking steps to develop affordable housing



# Focus: MFTE Program

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- 12-year tax exemption in exchange for affordability of 20% of units
- Program updated in 2021
- Unit pipeline
  - 275 affordable units in the pipeline
  - Nearly 300 add'l affordable units through future projects
  - Continued growth of program utilization







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