



Interim Year-Round Men's Shelter Lincoln Center Feasibility Study

Bellevue City Council
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Meeting Objectives

- Update and status
- Information on performance of construction
 - Return April 1, 2019
- Discussion of potential funding needs
- Direction to proceed
 - Shelter services gap
 - Operational funding



Background

- July 23, 2018
 - Evaluate feasibility for year-round men's shelter
 - Lincoln Center, or another interim location
 - Assist CFH (path for code compliance, funding opportunities, applications)
 - Develop collaborative schedule: year-round end 2019
- November 5, 2018
 - Presented Feasibility Study
 - Authorized expenditure of \$135,000 for additional testing and design advancement



Since November

- Working with CFH and community partners
- Advanced design for building modifications
- Permit submittal plans preparation/coordination
- Continued discussion with community partners
 - Timing and phasing of modifications
 - Cost/contributions to complete work

Minimal additional city funds have been expended



CFH Community Partners



Existing Building Layout



Proposed Changes



Modify Building for Interim Year-Round Overnight Shelter Use: Land Use Process

- Temporary Public Safety Facility (LUC 20.20.850)
- City Manager declaration of emergency
- Application for approval of Temporary Public Safety Facility (exempt from other land use processes)
- Maximum of 3 years (2-years with an allowance for one-year extension)
- Timing depends upon date when Lincoln Center commences year-round shelter services



Public Engagement Plan

- Inform community of potential changes
- Gather feedback on communication essentials for shelter services
- CFH address concerns in their communication plan
- Engagement Plan:
 - Notification to properties within 1000 feet
 - Web, listserv/email notifications
 - News release, Facebook and Nextdoor Notifications
 - COB/BPD coordinate engagement with CFH
 - CFH continued engagement and discussion with surrounding businesses



Performance of Construction

Both options: plans prepared by CFH Team to obtain permits

Managed by CFH

- Privately funded tenant improvement
- Fully funded and managed by CFH Team
- Early demolition work could begin as early as mid-April
- Construction could be complete mid to late November 2019

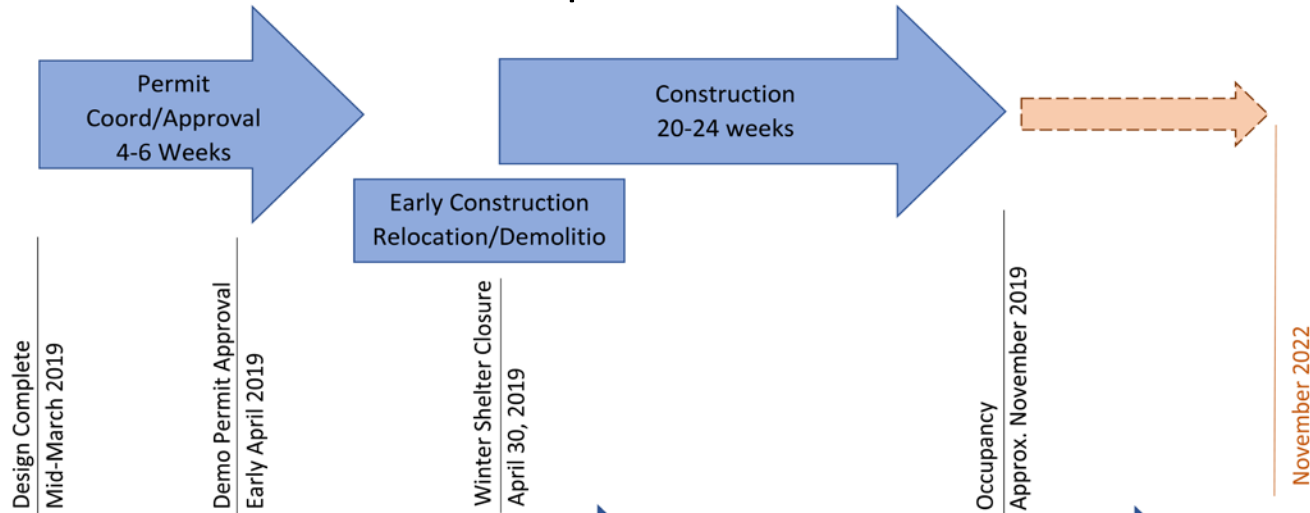
Managed by City

- City manages public procurement process
- City contracts for building modifications
- Construction estimated \$900,000-\$1,200,000
- Potential private contributions toward public work
- Construction could be complete mid to late February 2020

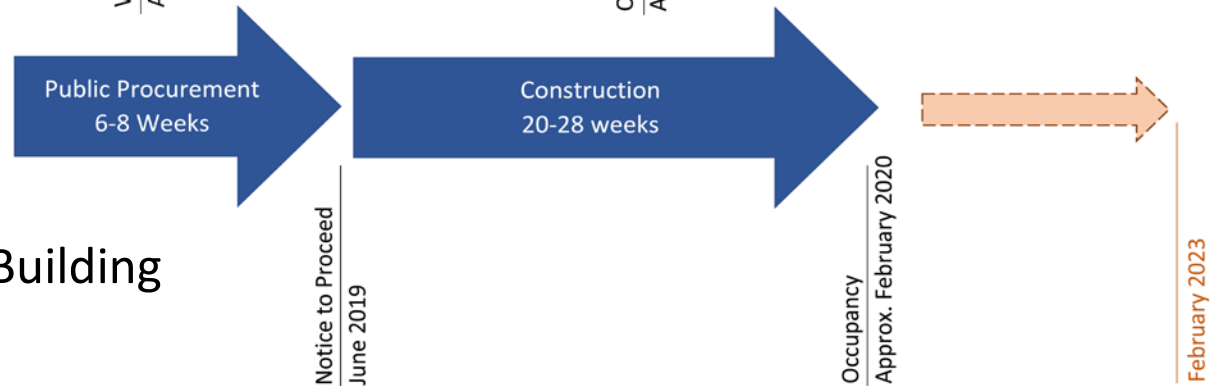


Project Timelines

CFH Performs Tenant Improvements



City Performs Building Modifications



Direction Needed

- Performance of construction
 - Continue working with CFH team and return April 1st
- Shelter services gap (tonight)
- Operational funding (tonight)



Shelter Services Gap

Council Feedback Requested:

- Should staff pursue additional location for gap in services during construction, and;
- Begin additional public engagement
- Considerations
 - Potentially new neighborhood
 - Possible capital investment
 - Lease terms
 - Similar Land Use Process
 - Declaration of emergency
 - Application for Temporary Public Safety Facility
 - Maximum of 3 years



Additional Operational Funding Need

Gap in Operational Expenses for Year-Round (per year)

| | |
|--|------------------|
| Year-round emergency shelter operations | \$385,000 |
| Extend Day Center operations | <u>\$185,000</u> |
| Total Annual Operational Expenses | \$570,000 |



Additional Operational Funding

- 2019 and 2020 need
- 2021-2022 Human Services funding request
- Working with regional partners
 - Additional homeless services needs
 - Timing of CFH funding need



Additional Operational Funding

Council Feedback Requested:

- 2019 funding (only w/alternative summer location)
 - \$385,000 shelter operational gap
 - \$185,000 Day Center gap
- 2020 funding
 - \$385,000 shelter operational gap
 - \$185,000 Day Center gap



Additional Questions?

