

King County Affordable Housing Committee Meeting Minutes

May 19, 2021 | 12:00 p.m. – 2:00 p.m.

Location: Zoom Meeting

Introductions and Agenda Review

Members & Voting Alternates	Present	Alternate	Members & Voting Alternates	Present	Alternate
Emily Alvarado			Niki Krimmel-Morrison	X	
CC Claudia Balducci	X		CM Kathy Lambert	X	
Don Billen		Thatcher Imboden	CM Ryan McIrvin		CP Tanika Padhye
Susan Boyd	X		CM Teresa Mosqueda	X	
Alex Brennan	X		Stephen Norman	X	
Jane Broom	X		Michael Ramos	X	
Caia Caldwell	X		Mayor Lynne Robinson	X	
Kelly Coughlin	X		CM Nancy Tosta	X	
DM Claude DaCorsi	X		Brett Waller	X	
Mark Ellerbrook	X				

Non-voting Alternates

CM Zach Hall	X
Deputy Mayor Nigel Herbig	X
CM Marli Larimer	X
CM Dan Strauss	
Brady Nordstrom	X

* CC = Council Chair, CM = Councilmember, CP = Council President, DM = Deputy Mayor

Action Item: Adoption of March 24, 2021 Meeting Minutes

- Vote to approve by Deputy Mayor DaCorsi, seconded by Councilmember Tosta
- Approved

Briefing and Discussion: Revenue and Expenditure Monitoring

- McCaela Daffern presented the key findings from a survey of jurisdictions on implementation of the State Sales and Use Tax Credit (House Bill 1406) and the Local 0.1% Sales and Use Tax Option (House Bill 1590)
- The Chair asked the Committee: What steps can and should the AHC take to influence the implementation of existing revenue sources or advocate for new revenue sources in alignment with the Committee's goals and the Shared Revenue Principles?
- Members discussed the following:

Approved July 21st, 2021

- Support for facilitating partnerships to support the capacity building necessary to deploy new revenue. Cities should pool funds or create a regional fund for affordable or supportive housing to deploy funds as quickly as possible.
 - A Regional Coalition for Housing (ARCH) and South King Housing and Homelessness Partners (SKHHP) representatives discussed the status of their member cities pooling HB 1406 funds
 - One member asked how cities like Snoqualmie, North Bend, Preston, and Fall City can pool funds if they are not a part of ARCH
- One member asked: Do we have a lay out plan by quarter on how we are going to get to our goals? Do we know which cities are ready each year to start their growth?
- A suggestion to consider a regional housing levy
- Support for making progress on all the actions presented
- An observation that not only aren't existing resources sufficient, but also to the extent we have resources, funds are not deployed quickly enough and are not leveraged through bonding to maximize what is available now
- A suggestion that a dashboard that tracks units created by cities will be helpful. Explore partnering with building companies to increase efficiency and figure out how to reduce construction costs.
- A suggestion for the Committee to use its influence to advocate for urgency in accelerating production of units
- An observation that more should be done with available and future affordable housing revenue. Consider land contributions from public, faith, or corporate entities, sales tax exemptions, or relaxing parking requirements for affordable housing.
- McCaela reviewed next steps
 - Before the next Committee meeting, the HIJT will further evaluate revenue and expenditure action items and determine which are ripe for action
 - Staff will explore the idea of creating a workshop to dive deep on revenue and expenditure action items
 - ARCH offered to help
 - SKHHP offered to help and incorporate progress briefings as needed and applicable to the work
 - One member suggested ARCH AND SKHHP explore easier ways for cities to utilize pooled funds if they are having trouble doing it expeditiously or because there are too many restrictions

Action Item: Adopt 2021 Federal Funding Priorities

- Andrew Calkins and Stephen Norman from King County Housing Authority presented the draft 2021 federal legislative priorities statement
- The Chair called for a vote to adopt the statement
 - Deputy Mayor DaCorsi moved to adopt the 2021 fed funding priorities, Mayor Robinson seconded. The statement was adopted with abstentions from Niki Krimmel-Morrison, Northwest Justice Project and Thatcher Imboden, Sound Transit.

Briefing and Discussion: State Legislative Session Wrap-up

- Kelly Rider, Government Relations Officer for King County, presented
- Members discussed the following:
 - Futurewise would like to be a resource for local jurisdictions for the planning portions of HB 1220. They are creating educational programming.
 - Ideas for the next state legislative session:
 - Advocate for additional staff support funding for the Committee
 - Address the issue of workforce moving away from Snoqualmie Valley and businesses shutting down as a result
 - Explore how to support local communities in bringing forward their projects. Advocate for anti-racist and anti-displacement strategies.

Briefing and Discussion: Dashboard Release

- Leo Flor, Director of King County's Department of Community and Human Services, kicked off the affordable housing dashboard release with a reflection
- Janet Lee presented the dashboard
- McCaela mentioned that the AHC will receive an email after the meeting with a link to a blog post and other media tools in case members want to help spread the word through email blasts, social media, or newsletters
- Members discussed the following:
 - Much appreciation for the creation of the dashboard
 - One member asked how the dashboard is tracking the success of the housing choice voucher program, which doesn't create new units but make units more affordable. How is availability of subsidies reflected in the dashboard?
 - Janet stated that the income-restricted database does not include information about the housing choice voucher program, but that it can grow to include it. She will connect with KCHA on how to incorporate other types of affordable housing into the database.

Wrap-Up

- Next meeting (July 21, 2021, 12-2 p.m.)