

# King County Affordable Housing Committee Meeting Minutes

December 9, 2022 | 1:00 p.m. – 3:30 p.m.

Location: Zoom Meeting

## Introductions

Members & Voting Alternates	Present	Alternate	Members & Voting Alternates	Present	Alternate
CC Claudia Balducci	X		CM Marli Larimer	X	DM Dana Parnello
Don Billen			Ryan Makinster	X	
Susan Boyd	X		CM Ryan McIrvine	X	CP Lindsey Walsh
Alex Brennan	X		CM Teresa Mosqueda		
Jane Broom			Michael Ramos	X	
Kelly Coughlin	X	Rob Wotton	Kelly Rider	X	
Russell Joe	X		Mayor Lynne Robinson	X	CM Amy Falcone
CM Jeanne Kohl-Welles			Tim Walter	X	Robin Walls
Mayor Nigel Herbig	X		Maiko Winkler-Chin	X	

Non-voting Alternates	Present
CM Chris Stearns	X
CM Dan Strauss	

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

## Introductions and Agenda Review

- The Chair welcomed Affordable Housing Committee (AHC or Committee) members and Community Partners Table members in attendance.

### Action Item: Adoption of November 3, 2022 Meeting Minutes

- Vote to approve by CM Amy Falcone, seconded by Russell Joe
- Approved

### Briefing: Community Partners Table

- Sarah Ballew, Operations and Development Director with Headwater People, provided an update on Community Partners Table (Table) progress, including highlights from the Table Recommendations Report. She shared the Table’s appreciation for being a part of the process leading to the selection of jurisdictional permanent housing need Option 3, and that Headwater People will continue conversations with AHC staff on how Community Partners Table engagement can continue or evolve in 2023.
- AHC staff shared a link to the [Community Partners Table Report](#) in the chat.
- Sarah invited present Table members to share comments:
  - One Table member reflected on his positive experience on the Table. He shared that community engagement at government tables often feels like a check-the-box exercise, but that this experience felt authentic, and they felt listened to. He thanked the Committee for uplifting the Table and their recommendations.

- The Chair thanked the Table members and shared that it is very positive that many parts of government are consulting representatives with different perspectives. There are many advisory boards and tables, but people who are willing and able to engage are asked by government to commit a lot of their time. She highlighted a recommendation in the Table report to combine efforts between the AHC and Growth Management Planning Council (GMPC) to increase the scope of Table influence and asked Sarah to expand on the concept.
  - Sarah stated that the burden on community members to engage in all the different tables/advisory boards is very real. She is working with AHC staff to figure out how Table members can engage on a variety of housing topics without being on multiple tables.
- Another Table member thanked the Committee for their partnership and uplifted the prior comments from the other present Table member.
- A Table member emphasized that relationship-building is very important so there is a shared understanding and reflected that the Table did well at this. He reflected that the Table brought their true voices into the process and acknowledged they don't speak for everybody.
- The Chair encouraged the Committee to read the report and AHC staff to determine how to implement the Table recommendations.

### **Briefing: Jurisdictional Housing Needs**

- McCaela Daffern Regional Affordable Housing Implementation Manager with King County's Department of Community and Human Services, briefed the AHC on:
  - Changes to jurisdictional housing needs
  - Status on countywide need projections
  - Recent coordination on emergency housing needs
  - November 30 GMPC meeting recap
  - Frequently Asked Questions (FAQ) on housing needs
- AHC staff inserted a link to the [FAQ](#) in the chat.
- The Chair opened the floor for questions:
  - A Committee member shared that some cities sent letters to the GMPC in opposition of jurisdictional permanent housing need Option 3. She shared that Kirkland City Council will draft a letter to GMPC in support of Option 3 and encouraged other jurisdictions to consider doing something similar, in order to balance perspectives. She offered to share the draft letter.
    - The following people expressed interest in the draft letter:
      - Emily Arteché, Snoqualmie
      - DM Dana Parnello, Maple Valley
      - Cliff Cawthon, Habitat for Humanity
      - Michael Ramos, Church Council of Greater Seattle
  - A Committee member shared that Snoqualmie is supportive of affordable housing but Snoqualmie and North Bend councils still share a concern for the housing need numbers. Over 700 0-30% area median income units are needed in Snoqualmie, and the city does not have the capacity for it. They formed an affordable housing task force and have Snoqualmie Valley leaders involved to find a way forward. They are concerned about emergency housing needs, which are 325 beds for Snoqualmie and will require a huge lift. The member asked for some consideration about how the housing needs can be moderated and doable for communities.

- A Committee member shared in the chat that capacity to develop is tied to zoning. Upzoning, creating more density, will give your jurisdiction more capacity.
  - The Chair wrapped up by commending the process for establishing housing needs through regional collaboration.

**Action Item: Approve Growth Management Planning Council Motion 21-1 Recommendations**

- McCaela briefed the AHC on:
  - High-level overview of GMPC Motion 21-1 components mapped to AHC work/decision points
  - Processes for establishing housing needs
  - Accountability framework development
  - Comprehensive plan review development
  - Countywide Planning Policy (CPP) amendments process for discussion and adoption

**Table One: November 3 Proposed Amendments to the CPPs**

- McCaela briefed the Committee on Table One: November 3 Proposed Amendments to the CPPs.
- AHC staff inserted a link to [Table One](#) in the chat.
- The Chair asked for a motion to approve Table One: November 3 Proposed Amendments to the CPPs.
  - Motion moved by CM Amy Falcone, seconded by CP Lindsey Walsh
- The Chair opened the floor for discussion.
  - No comments from Committee members
- The Chair called for a voice vote.
  - Committee members unanimously approved Table One.

**Table Two: Technical Amendments to the November 3 Proposed Amendments to the CPPs**

- McCaela briefed the Committee on Table Two: Technical Amendments to the November 3 Proposed Amendments to the CPPs.
- AHC staff inserted a link to [Table Two](#) in the chat.
- The Chair asked for a motion to approve Table Two: Technical Amendments to the November 3 Proposed Amendments to the CPPs.
  - Motion moved by CM Amy Falcone, seconded by Mayor Nigel Herbig
- The Chair opened the floor for discussion.
  - No comments from Committee members
- The Chair called for a voice vote.
  - Committee members unanimously approved Table Two.

**Table Three: Substantive Amendments to the November 3 Proposed Amendments to the CPPs**

- McCaela briefed the Committee on Table Three: Substantive Amendments to the November 3 Proposed Amendments to the CPPs.
- AHC staff inserted a link to [Table Three](#) in the chat.

- The Chair asked for a motion to approve Table Three: Substantive Amendments to the November 3 Proposed Amendments to the CPPs.
  - Motion moved by CM Amy Falcone, seconded by DM Dana Parnello
- The Chair opened the floor for discussion.
  - One Committee member expressed appreciation to staff for their hard work. Voting on a jurisdictional housing need allocation method was difficult with so many unknowns at play but understanding the five-year review process gave comfort.
- The Chair called for a voice vote.
  - Committee members unanimously approved Table Three.

#### **Entire GMPC Motion 21-1 Recommendations Package**

- McCaela briefed the Committee on the accountability framework and housing-focused comprehensive plan review standards that will accompany the CPP amendments as part of the AHC's GMPC Motion 21-1 recommendations package.
- The Chair asked for motion to approve the entire GMPC Motion 21-1 recommendations package.
  - Motion moved by CM Amy Falcone, seconded by Alex Brennan
- The Chair opened the floor for discussion.
  - No comments from Committee members
- The Chair called for a voice vote.
  - Committee members unanimously approved the GMPC Motion 21-1 recommendations package.
- An audience member asked in the chat when the draft CPP amendments will be available for viewing if recommended to King County Council.
  - McCaela responded: June 2023
  - The Chair stated that once King County Council CPP amendments are made public, they will be shared with the AHC.
- McCaela reviewed next steps:
  - AHC staff will transmit the AHC's recommendations to the GMPC by December 31.
  - AHC staff will update housing needs table H-1 and H-2 once Commerce releases final countywide housing need projections.
  - GMPC will then take up AHC recommendations and potentially approve by May 2023.
  - King County Council will potentially adopt CPP amendments in Q4 2023.
  - Cities and towns in King County potentially ratify CPP amendments in Q1 2024.

#### **Discussion: 2023 AHC State Legislative Priorities**

- McCaela briefed the Committee on the AHC's adopted 2023 state legislative priorities and next steps.
- The Chair invited Committee members to share any relevant state legislative priorities:
  - A Committee member shared that the Association of Washington Cities (AWC) Housing Solutions Group has a proposed legislative package and asked where the AHC wants to review, sign on or possibly adopt their priorities?
    - The Chair asked that staff share the proposed legislative package so jurisdictions or members can individually review and decide whether to sign on.

- Sunaree posted a link to AWC’s proposed legislative package in the chat: <https://wacities.org/advocacy/News/advocacy-news/2022/12/09/awc-housing-solutions-group-releases-proposal>
- Other attendees shared legislative priorities in the chat:
  - Washington Low Income Housing Alliance: <https://www.wliha.org/advocacy/2023-public-policy-priorities>
  - Housing Development Consortium: <https://www.housingconsortium.org/wp-content/uploads/2022/11/HDC-2023-Advocacy-Agenda.pdf>
  - Habitat for Humanity Seattle-King & Kittitas Counties: <https://www.habitatskc.org/2023-legislative-agenda/>
    - Cliff Cawthon, Habitat’s Advocacy and Policy Manager, shared that they have a local and county legislative agenda that compliments the state-level legislative agenda for 2023. Contact info for questions: cliff.cawthon@habitatskc.org
  - South King Housing and Homelessness Partners: <https://skhhp.org/home/state-legislative-priorities/>

**Wrap-Up and Next Steps**

- The Chair stated that all AHC membership terms expire at the end of 2022, but there is no limit on the number of times members can be reappointed to two-year terms. She shared that staff will be in touch with the Committee about a process for members to indicate whether they do not want to continue serving.
- The Chair shared that 2023 meetings are not yet scheduled, but staff will survey Committee members for availability and preference on meeting remote or in person.