

Memorandum



South King Housing and Homelessness Partners

To: Auburn City Councilmembers
From: Angela San Filippo, SKHHP Executive Manager
Date: June 8, 2020
RE: SKHHP Briefing – 2019 End of Year Report and Draft 2020-2021 Work Plan and 2021-2022 Budget Overview

SUMMARY: South King Housing and Homelessness Partners (SKHHP) is a partnership of 10 jurisdictions formalized by an Interlocal Agreement. The implementation of SKHHP is the culmination of more than 10 years of work by the Housing Development Consortium, King County, and South King County cities to deepen jurisdictional collaboration around housing and homelessness. The agreement supports South King County to work together and share resources in order to effectively address affordable housing and homelessness. The purpose of SKHHP is to increase available options for South King County residents to access affordable housing and to preserve the existing affordable housing stock.

Even before the coronavirus pandemic, affordable housing and homelessness were of vital concern in King County. As housing costs soared throughout the region more people were moving to areas like South King County with historically lower housing costs. This led to South King County experiencing some of the highest rent increases in the region and increasing concern over displacement of more vulnerable populations. With the economic impacts and jobs losses of the coronavirus pandemic the need for long-term policy and revenue solutions that help provide housing for all families becomes an even more critical issue.

The information contained in this memo is a summary of work done in 2019, a summary of the draft 2020-2021 Work Plan, and an overview of the projected 2021 and 2022 revenue contributions for SKHHP partner jurisdictions.

2019 SKHHP END OF THE YEAR REPORT: The 2019 SKHHP End of the Year Report is provided in Attachment 1. The SKHHP Interlocal Agreement became effective on January 1, 2019 and was signed by individual member jurisdictions throughout the first half of 2019. The SKHHP Executive Board and staff work group held monthly meetings throughout 2019 and collectively worked to: adopt operating procedures; draft a SKHHP Communication Plan; and facilitate educational materials and presentations.

The second half of 2019 included the following key actions:

- Identification of priority action items to inform the 2020-2021 SKHHP Work Plan.
- Advocacy for jurisdictions to enact the sales tax credit allowed by House Bill 1406 and coordination to pool those funds to address regional affordable housing needs.
- Recruitment and hiring process for SKHHP Executive Manager.
- Support as fiscal agent for regional South King County housing and policy needs assessment funded by Department of Commerce grants through House Bill 1923.

2020-2021 SKHHP WORK PLAN: The draft 2020-2021 SKHHP Work Plan is provided in Attachment 2. Attributable to the timing of hiring staff this is a two-year work plan, subsequent work plans will be developed annually. Consistent with the SKHHP Interlocal Agreement, the SKHHP work plan and budget must be approved by each legislative body and adopted by the SKHHP Executive Board. The 2020-2021 SKHHP Work plan and overview of the 2021-2022 budget will be presented to each member jurisdiction for feedback prior to approval and adoption by the SKHHP Executive Board. The expected timeline for work plan and budget adoption is as follows:

May – June: Partner jurisdiction presentations/briefings and feedback

July – August: SKHHP Executive Board adoption

August – October: Legislative adoption by partner jurisdictions

The 2020-2021 work plan operationalizes the priority action items identified by the Executive Board and staff work group in 2019 and incorporates actions necessary to address opportunities created by the 2019 legislative session. The work plan reflects the intention to hire a Program Coordinator and also identifies key allies with goals and activities that align with SKHHP that will augment staff capacity. The work plan is structured into three work areas: governance and administration; policy and planning; and outreach and education.

Governance and administration includes start-up procedures, program-wide management activities, the annual work plan and budget process, and establishing an Advisory Committee. Once established, the Advisory Committee will provide recommendations to the Executive Board that will help to ensure equitable and informed decision making. The key outcomes for this work area are:

- Functioning and collaborative entity with clear measures of success.
- Implementation that supports equitable outcomes across jurisdictions, community members, and stakeholders.

Policy and Planning includes establishing a SKHHP Housing Capital Fund, inventorying affordable housing vulnerable to market pressures, supporting development of housing action plans, and collaborating to enhance local policies and programs that accelerate access, protect existing housing stock, and provide housing security. The key outcomes for this work area are:

- Pooled local resources dedicated to affordable housing in South King County.
- Increased number of South King County cities with comprehensive housing action plans.
- Number of jurisdictions with new or enhanced legislation or programs to support affordable housing strategies.

Outreach and Education includes representing South King County at local and regional forums, furthering stakeholders’ and elected officials understanding of housing options and the range of needs and opportunities, and developing state and federal advocacy priorities. The key outcomes for this work area are:

- South King County is heard, considered, and supported by regional and state stakeholder groups and policy makers.
- Changes in policies, programs, and funding streams that support affordable housing and homelessness programs in South King County.
- Increased interest in South King County from non-profit and for-profit housing developers.

2021-2022 SKHHP BUDGET CONTRIBUTIONS: The SKHHP Executive Board is still working on finalizing a draft 2021-2022 SKHHP budget. However, in light of predicted revenue shortfalls and budget uncertainty within all jurisdictions, the Board has indicated commitment to keep jurisdiction revenue contributions stable through 2022. Maintaining current jurisdiction contributions is made possible by carrying over personnel cost savings from 2019 and 2020. The current contributions are based on population size (shown in the table below). Auburn’s contribution would be \$26,000 per year through 2022.

Population	Contribution*
<10,000	\$4,000
10,001-35,000	\$7,500
35,001-65,000	\$15,000
65,001-100,000	\$26,000
>100,000	\$34,000

*King County contributes an additional \$41,000/year for a total annual contribution of \$75,000.

ATTACHMENTS:

1. 2019 End of Year Progress and Budget Report
2. 2020-2021 Draft SKHHP Work Plan
3. SKHHP Presentation Slides