

KING COUNTY UPDATE ON HEALTH THROUGH HOUSING INITIATIVE (HTH)

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HEALTH THROUGH HOUSING INITIATIVE OVERVIEW

GOAL

House 1,600 King County residents experiencing, or at risk of, chronic homelessness—while reducing racial-ethnic disproportionality—by:

1. acquiring single-room settings like hotels while economic conditions are favorable,
2. putting buildings into immediate service as emergency and affordable housing,
3. funding sustainable and long-term operating and supportive services within housing,
4. converting into permanent supportive housing over time while continuing to develop additional affordable housing.

PROGRESS

Since May, 2021: Acquisition of 5 buildings, totaling 535 units

LEGISLATIVE/FISCAL TOOL

Implemented a 0.1% Countywide Sales Tax authorized by the State Legislature

- estimated to generate approximately \$50 million/year in 2021
- adopted by King County Council, with an 8-1 vote, in October 2020

BACKGROUND & CONTEXT



Housing is Effective: Housing is a foundation for health and supported housing is a proven solution for homelessness.



Single Room Housing is Healthier: Congregate shelters are not a long-term solution.



Cost: A temporary opportunity to make an immediate & lasting difference while making resources go further.



Speed: Acquiring existing units means moving individuals inside sooner.

POPULATION SERVED

Households at or below 30% Area Median Income (~\$23,000 for an individual) who meet one of the following definitions

1. Households experiencing chronic homelessness:
 - Includes an adult with a disability AND
 - Either currently experiencing homelessness for at least 12 consecutive months or has experienced homelessness for a cumulative 12 months within the previous 3 years

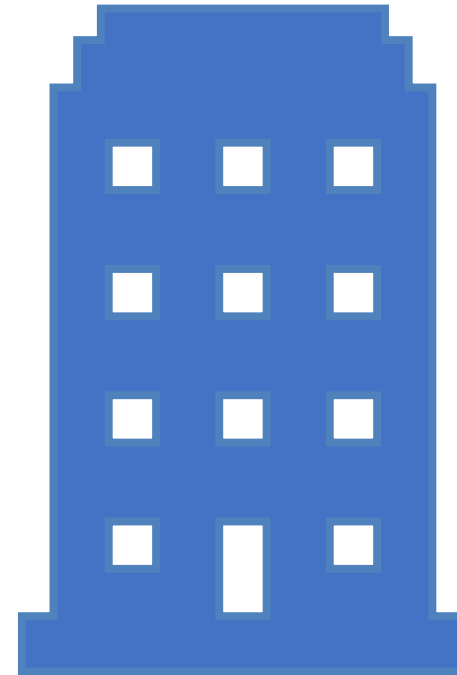
2. Households at risk of experiencing chronic homelessness:
 - Includes an adult with a disability; AND
 - Either currently experiencing homelessness for 10-12 months in the previous 3 years or has experienced homelessness for a cumulative total of 12 months within the last 5 years; AND
 - Represents a population disproportionately impacted by homelessness

FINANCIAL MODEL

Program Area	Cost Estimates
Core Components	
Site Acquisition	\$200,000-\$300,000/unit
Building Operations	\$10,000-\$15,000/unit/year
Comprehensive Services; On-site 24/7 Staffing	<u>\$7,500-\$10,000/unit/year</u> \$20,000-\$25,000/unit/year
Site Rehab	<\$100,000/unit
Other Components	
Behavioral and physical health care (mobile and onsite)	Funded with other sources, including federal COVID funds, Medicaid
Outreach/Engagement	*Estimates vary
Additional Construction	+\$400,000/unit

BUILDING CRITERIA

- Existing buildings, with 75-150 units
- Units with private bedroom and bathroom
- Priority for recent construction, 1990 and later
- Internal corridors
- Zoned for HTH use
- Supports ADA access, including elevators



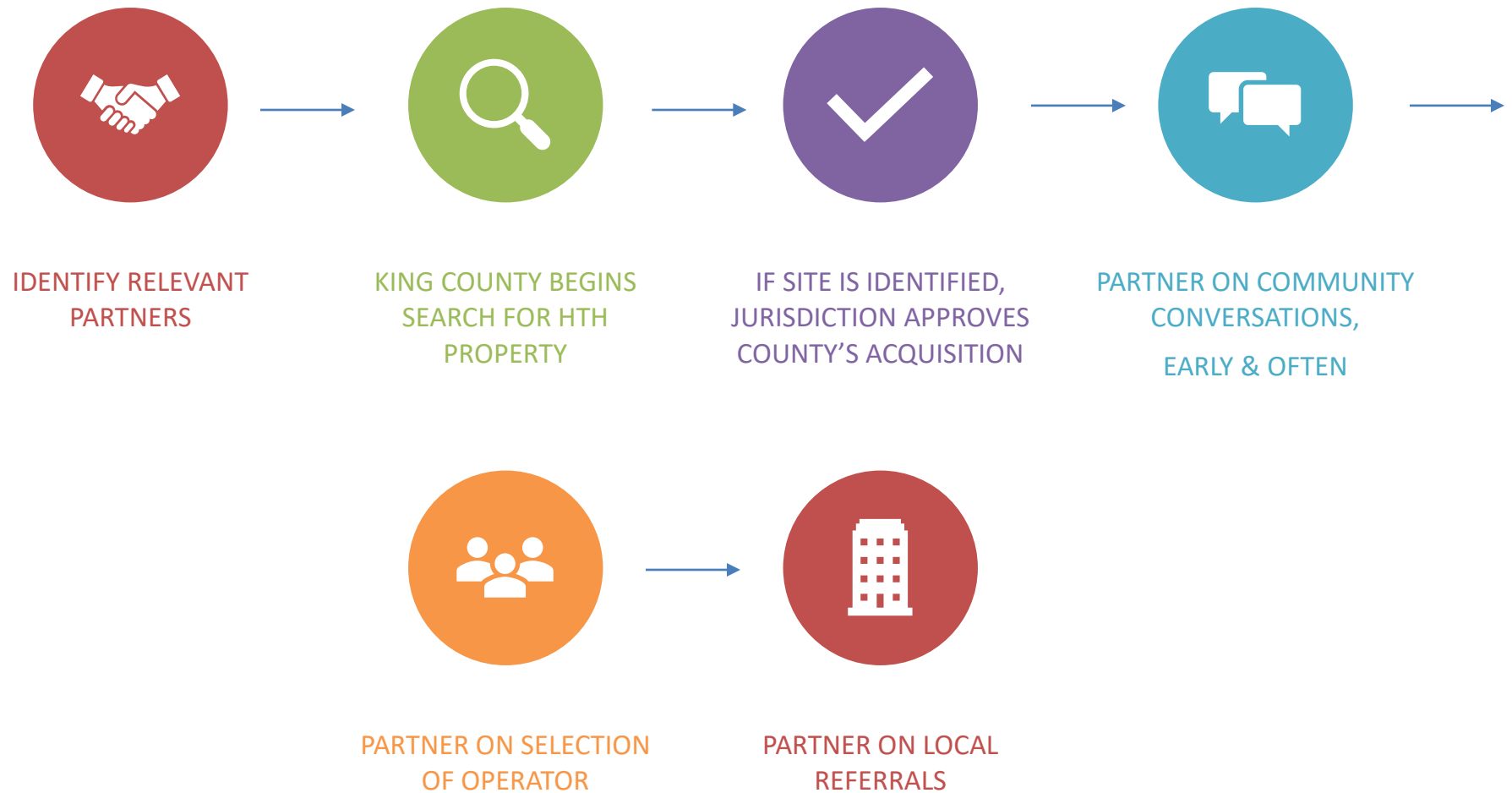


Former Hotel Name	City, Subregion	Price	Room Count	\$\$/Door	Age/Rehab
1. Inn at Queen	Seattle	\$ 16,500,000	71	\$ 232,394	1930/1985
2. Extended Stay Renton	Renton, South King County	\$ 28,600,000	110	\$ 260,000	1998/2007
3. Holiday Inn Express	Seattle	\$ 17,500,000	99	\$ 176,768	2001/2010
4. Silver Cloud	Redmond, East King County	\$ 28,250,000	144	\$ 196,181	1984/2005



IMPLEMENTATION:

Close partnership with local jurisdictions



CONTACT INFO



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