

CITY OF SEATTLE

ORDINANCE 126332

COUNCIL BILL 120059

AN ORDINANCE relating to funding for housing and community development programs; adopting Annual Action Plan updates to the 2018 – 2022 Consolidated Plan for Housing and Community Development; authorizing submission of the Annual Action Plans to the United States Department of Housing and Urban Development (HUD); authorizing acceptance of grant funds from HUD for programs and activities included in the 2019 and 2021 Annual Action Plans; amending Ordinance 126237, which adopted the 2021 Budget, by modifying appropriations to various departments and budget control levels in the 2021 Adopted Budget; and ratifying and confirming certain prior acts.

WHEREAS, Ordinance 125647 adopted the City’s 2018 – 2022 Consolidated Plan for Housing and Community Development (“Consolidated Plan”); and

WHEREAS, the United States Department of Housing and Urban Development (HUD) requires each local jurisdiction seeking certain federal assistance to provide an annual action plan for its current Consolidated Plan for Housing and Community Development, which guides the annual allocation of funds from the Community Development Block Grant (CDBG) Program, HOME Investment Partnerships (HOME) Program, Emergency Solutions Grant (ESG) Program, and Housing Opportunities for Persons with AIDS (HOPWA) Program; and

WHEREAS, the Mayor has proposed a 2021 Annual Action Plan (AAP) to the Consolidated Plan; and

WHEREAS, a draft of the 2021 AAP was developed alongside the 2021 City Budget, with input from a number of publicly vetted needs assessments and policy documents, and the AAP was available for public review and comment for 30 days prior to a public hearing in December 2020; and

1 WHEREAS, Ordinance 126237 adopted the City’s 2021 Annual Budget based upon assumptions
2 developed in 2020 about CDBG, HOME, ESG, and HOPWA grant amounts from HUD;
3 and

4 WHEREAS, the actual 2021 grant amounts from HUD differ from those assumptions; and

5 WHEREAS, HUD has required each local jurisdiction to provide substantial amendments to the
6 same Annual Action Plan for all funds authorized under the Coronavirus Aid, Relief, and
7 Economic Security (CARES) Act; and

8 WHEREAS, Ordinance 126105 adopted a substantial amendment to the 2019 Annual Action
9 Plan to adopt prior allocations from the CARES Act; and

10 WHEREAS, a substantial amendment to the 2019 AAP to the Consolidated Plan has been
11 proposed to accept the third tranche of CDBG appropriated under the CARES Act; and

12 WHEREAS, a substantial amendment to the 2020 AAP to the Consolidated Plan has been
13 proposed, which describes CDBG budget changes to respond to the COVID-19
14 pandemic; and

15 WHEREAS, the budget changes in the substantial amendment to the 2020 AAP have been
16 legislated in Ordinance 126211; NOW, THEREFORE,

17 **BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:**

18 Section 1. The Seattle City Council adopts the 2021 Annual Action Plan (AAP) to the
19 2018 – 2022 Consolidated Plan for Housing and Community Development, attached to this
20 ordinance as Attachment 1; the substantial amendment to the 2019 AAP, attached to this
21 ordinance as Attachment 2; and the substantial amendment to the 2020 AAP, attached to this
22 ordinance as Attachment 3.

1 Section 2. The Mayor and the Director of Human Services (“Director”) or their designees
2 are authorized to submit the adopted AAPs, together with any necessary supplementary material,
3 to the United States Department of Housing and Urban Development (HUD) as the application
4 by the City for financial assistance under certain HUD programs; to represent the City in seeking
5 HUD approval of the AAPs; to make and submit to HUD such modifications to the AAPs as
6 HUD may require, provided that no substantial policy changes are involved; and to sign and
7 deliver on behalf of the City such assurances and certifications as may be necessary to obtain
8 HUD approval. The Director or Director’s designee is further authorized to make such technical
9 and conforming changes to the AAPs as may be deemed reasonably necessary, and to amend the
10 AAPs, if necessary or appropriate under federal regulations, to reflect funding of specific
11 activities, final appropriations in any Adopted Budget or amendments to an Adopted Budget, or
12 changes in activities that are consistent with the policies and priorities established in the City’s
13 2018 – 2022 Consolidated Plan for Housing and Community Development (“Consolidated
14 Plan”). Any substantial amendment as defined by the Citizen Participation Plan of the
15 Consolidated Plan shall require approval by the Council by ordinance or resolution.

16 Section 3. The allocations set forth in the AAPs do not constitute appropriations and are
17 not final decisions to undertake any project or to award any subgrant or contract. The authority
18 of the respective City departments and offices to implement the activities set forth in the AAPs is
19 subject to sufficient appropriations in the City of Seattle 2021 Budget, as amended by this
20 ordinance or in any separate ordinance. Implementation of any specific project or program is also
21 subject to a final determination by the appropriate office or department after completion of any
22 necessary review under environmental and related laws. No part of any AAP is intended to
23 confer any legal rights or entitlements on any persons, groups, or entities.

1 Section 4. The Mayor or the Mayor’s designee is authorized to execute, deliver, and
2 perform for and on behalf of The City of Seattle such agreements as are reasonably necessary to
3 accept financial assistance from HUD for the following grant programs up to the maximum
4 amounts listed below:

Grant Program	Amount
Community Development Block Grant (CDBG)	\$9,395,488
Community Development Block Grant – CARES Act (CDBG-CV)	\$5,580,854
Housing Opportunities for Persons with AIDS (HOPWA)	\$3,150,304
Emergency Solutions Grant (ESG)	\$817,674
HOME Investment Partnerships (HOME)	\$3,371,865

5 CDBG funds, when received, shall be deposited into the Human Services Fund (16200),
6 Low-Income Housing Fund (16400), Office of Housing Fund (16600), General Fund (00100),
7 and Park and Recreation Fund (10200). HOME funds, when received, shall be deposited into the
8 Low-Income Housing Fund (16400). HOPWA and ESG funds, when received, shall be deposited
9 into the Human Services Fund (16200). The Mayor or the Mayor’s designee is further authorized
10 to execute and deliver such other documents relating to the agreements as may be required.

11 Section 5. The appropriations for the following items in the 2021 Adopted Budget are
12 increased for the funds shown, as follows:

Item	Department	Fund	Budget Summary Level/BCL Code	Amount
5.1	Human Services Department	Human Services Fund (16200)	Addressing Homelessness (BO-HS-H3000)	\$131,632
5.2	Executive (Office of Economic Development)	General Fund	Business Services (BO-ED-X1D00)	\$325
Total				\$131,957

13 Section 6. The appropriations for the following items in the 2021 Adopted Budget are
14 decreased for the funds shown, as follows:

Item	Department	Fund	Budget Summary Level/BCL Code	Amount
6.1	Executive (Office of Housing)	Low Income Housing Fund (16400)	Multifamily Housing (BO-HU-3000)	(\$18,748)
6.2	Human Services Department	Human Services Fund (16200)	Supporting Affordability and Livability (BO-HS-H1000)	(\$107,071)
Total				(\$125,819)

1 Section 7. Unspent funds appropriated in this ordinance shall carry forward to subsequent
2 fiscal years until they are exhausted or abandoned by ordinance.

3 Section 8. Execution of the agreements authorized in Section 4 of this ordinance, and any
4 other act consistent with the authority and taken prior to the effective date of this ordinance, is
5 ratified and confirmed.

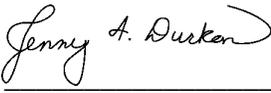
1 Section 9. This ordinance shall take effect and be in force 30 days after its approval by
2 the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it
3 shall take effect as provided by Seattle Municipal Code Section 1.04.020.

4 Passed by the City Council the 10th day of May, 2021,
5 and signed by me in open session in authentication of its passage this 10th day of
6 May, 2021.

7 

8 President _____ of the City Council

9 Approved / returned unsigned / vetoed this 13th day of May, 2021.

10 

11 Jenny A. Durkan, Mayor

12 Filed by me this 13th day of May, 2021.

13 

14 Monica Martinez Simmons, City Clerk

15 (Seal)

- 1 Attachments:
- 2 Attachment 1 – 2021 Annual Action Plan
- 3 Attachment 2 – 2019 Annual Action Plan Substantial Amendment
- 4 Attachment 3 – 2020 Annual Action Plan Substantial Amendment

City of Seattle - 2021 Annual Action Plan

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This 2021 Annual Action Plan is submitted to the U.S. Department of Housing and Urban Development (HUD) as the application for origin year 2021 funds from the Community Development Block Grant (CDBG), HOME, Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with AIDS programs (HOPWA). This is submitted in compliance with regulations found at 24 CFR 91. The Annual Action Plan encapsulates the fourth year of the 2018-2022 Consolidated Plan for Housing and Community Development. Funding priorities will continue to be used to support emergency shelter and services for homeless persons, to provide for affordable housing, small business and microenterprise financial assistance and business district planning, job training and readiness services, and for park upgrades and Americans with Disabilities Act (ADA) improvements. For program year 2021, a total of approximately \$18.6 million in entitlement and estimated program income is governed by this annual plan. CARES Act funding is reflected in Substantial Amendments to the 2019 Annual Action Plan

Significant policy and funding changes will impact 2021 programs: 1) the update of the Housing Levy Administration and Financial Plan and Policies; 2) the transition to the new King County Regional Homelessness Authority (KCRHA) during 2021; and 3) changes in the approach to Economic Development funding 4) Receipt of \$41.2M CDBG-CV and ESG-CV CARES Act funding

Housing Policy: Seattle's Office of Housing (OH) updated the Housing Levy Administration and Financial Plan and Housing Funding Policies in 2019, for program years 2019-2020. This biennial update applies to the taxpayer-approved Housing Levy passed in 2016, which includes \$290 million for affordable housing over a span of 7 years. As part of the 2019-2020 update, the Office of Housing standardized affirmative marketing requirements for City-funded affordable housing developments. The update also created policy around the use of community preference in City-funded affordable housing developments in areas at high risk of displacement. The City has developed community preference guideline in consultation with several department including the Office for Civil Rights and stakeholders. Several non-profit housing developers have expressed interest in implementing community preference outreach in their upcoming projects. The next anticipated review of Levy policies will occur in 2021.

Homeless Services Consolidation with King County: Seattle's Human Service Department's (HSD) 2020 investments in homelessness response project increases in the numbers of households served (it's important to note that Covid-19 will play a major role in increased numbers), as well as increases in the rates of permanent housing exits, notably among key focus populations (Black/African American and American Indian/Alaska Native households). In 2021, the City will continue to build on this impact,

aligning and merging contracts with King County and our region's Continuum of Care to create a new King County Regional Homelessness Authority (KCRHA). This new Inter Local Agreement (ILA) will provide a strategic, unified regional response to homelessness.

Economic Development Policy: The COVID-19 pandemic has taken its toll on the economy around the world, and while Seattle has historically has a strong economy, the starting point is that prosperity has not been broadly shared across racial groups. Similarly, the impacts of the pandemic are unequally felt by Black, Indigenous, and People of Color (BIPOC), with higher unemployment rates and mortality due to COVID-19 infections. The current challenges are particularly poignant for our BIPOC small business community, particularly members from low-income neighborhoods. In 2020, OED launched new programs to assist business owners to weather the pandemic and, of note, received a dramatic increase in funding for the Small Business Stabilization Fund to help respond to the current reality. This program is continued in 2021.

CARES Act Funding: The City received \$41.2M in additional federal funding and allocated those dollars through substantial amendment of the 2019 Annual Action Plan. Activities included: emergency rent assistance and small business grants to owners with low and-moderate- incomes and with businesses serving areas at high risk of economic displacement even before the pandemic. Approximately \$23m of ESG-CV and \$5.7m CDBG-CV will be allocated via RFQ to temporary, non-congregate shelter, Rapid Re-housing and Diversion activities.

2. Summarize the objectives and outcomes identified in the Plan

The objectives of the governing 2018 - 2022 Consolidated Plan funding are to 1) support the delivery of emergency shelter and related services for homeless persons and families; 2) develop and preserve affordable rental and homeownership housing; 3) support low- and moderate-income neighborhoods, businesses and business districts with infrastructure and economic development assistance; 4) support job training activities as part of an anti-poverty strategy; and advance the objectives of affirmatively furthering fair housing.

3. Evaluation of past performance

- HSD's CDBG public service and ESG dollars provided vital overnight shelter to over 4,567 homeless households in 2019.
- OH awarded funding for 27 federally funded affordable housing units In addition, CDBG support provided home repair to 500 households: primarily for senior homeowners. HOME funds were used in the Low-Income Housing Institute Othello project, estimated to produce 93 units, 11 of which are HOME funded. Parks and Recreation Department (SPR) used CDBG funding to

complete capital improvements and renovations, including ADA improvements, at nine (3) neighborhood parks serving low-moderate-income neighborhoods.

- The Office of Economic Development (OED) CDBG funded activities supported approximately 200 businesses in 9 neighborhood districts, with about 85 low income microenterprises receiving direct technical support. Outside of neighborhood centric work, an additional 200 businesses were assisted in 2019.
- The Office of Immigrant and Refugee Affairs (OIRA) Ready to Work Program (RTW) continues to meet client demographic goals. In 2019, of 130 unduplicated clients served 13 were extremely low income and 117 were low income. All were immigrants (68) Asian American; (55) Black/African American/Other African, and 7 Hispanic. The Ready to Work (RTW) program is recognized by the US Department of Labor, National Skills Coalition, and the Research Triangle institute as a best practice community anti-poverty, employment program.
- In 2020, the Office of Planning and Community Development's (OPCD), Equitable Development Initiative awarded \$5.89 million to 10 community-initiated projects one of which received an award of \$890,000 of CDBG dollars to support LMI communities. The projects are intended to serve high-risk of displacement communities throughout Seattle.

4. Summary of Citizen Participation Process and consultation process

The Consolidated Plan relies on multiple planning efforts from a variety of sources to inform the allocations of the Consolidated Plan funds. The consultation process illustrates how HUD funds are part of a much larger funding picture for housing, human services, and community development in the City of Seattle.

The City's conduct of planning efforts through the Area Agency on Aging, the Seattle / King County Committee to End Homelessness, the Mayor's Emergency Task Force on Unsheltered Homelessness and the City's Housing Affordability and Livability Advisory (HALA) Committee, Seattle 2035 Comprehensive Plan Update, the Mayor's Commercial Affordability Advisory Committee, the Human Services Department's Pathways Home plan development to evolve our homeless prevention and service system each provided key opportunities for consultation and public input. In addition, the City's 2020 Adopted (second year of biennial budget) and 2021 Proposed Budget will include significant general public input and discussion to shape budget priorities. The budget is passed by City Council in November each year.

A draft of the 2021 Annual Action Plan was publicized and made available for public comment for a 30-day public comment period beginning November 5, 2020. After confirmation of the City's final HUD allocation a second round of public comment began on March 29, 2021.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

6. Summary of comments or views not accepted and the reasons for not accepting them

7. Summary

The City of Seattle coordinates HUD’s Consolidated Plan funds with other local resources including General Fund; Families and Education Levy, Housing Levy; federal McKinney-Vento funds; and state Real Estate Excise Tax (REET) to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds, particularly those activities that support Assessment of Fair Housing work plan items. **How each fund source is used depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds.**

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	SEATTLE	
CDBG Administrator	SEATTLE	Human Services Department, Fed. Grants Mgt. Unit
HOPWA Administrator	SEATTLE	Human Services Department, FGMU
HOME Administrator	SEATTLE	Office of Housing (OH)
ESG Administrator	SEATTLE	Human Services Department, FGMU

Table 1 – Responsible Agencies

Narrative (optional)

The City's Federal Grants Administration Unit (FGMU), housed in the City's Human Services Department, coordinates the development of the Consolidated Plan, the annual action plans, the CAPER, and the Assessment of Fair Housing. Consolidated Plan funds are used by several City departments: the Human Services Department, the Office of Housing, the Office of Economic Development, the Office of Immigrant and Refugee Affairs, the Office of Planning and Community Development and the Parks and Recreation Department. All concerns or questions about the Consolidated Plan should be directed to the Federal Grants Administration Unit.

As noted above, the City and King County are transitioning to a new regional model of governance to ensure coordinated, effective coverage for a range services to people experiencing homelessness. It is anticipated that the City and King County planning and contracting work will sunset in late 2021 when KCRHA becomes operational. King County Regional Homelessness Authority (KCRHA) will administer homelessness diversion, prevention and intervention services through eventual consolidation of city and King county contracts. The City anticipates that federal CDBG and ESG public services funding will continue through 2021 and will be included in the Master Agreement from HSD to the KCRHA once operational. A Memorandum of Agreement regarding priorities for City federal grant funds by the KCRHA in accord with the City’s 2018-2022 Consolidated Plan and in compliance with all HUD certifications and requirements for use of these grant funds will be executed.

Consolidated Plan Public Contact Information

The Federal Grant's Management Unit is housed in the City's Human Services Department. Our mailing address is P.O. Box 34215, Seattle, Washington 98124-4215. The Manager of the FGMU Administration Unit is Dan Burton and may be reached by calling 206-256-5415.

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

The AAP relies on *multiple planning efforts* conducted by partners such as the Area Agency on Aging, Human Services Department, Committee to End Homelessness, Office of Housing, Office of Economic Development, Seattle Housing Authority, and Office of Planning and Community Development.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

Seattle 2035 Comprehensive Plan is a 20-year vision and broad roadmap for Seattle’s future that guides City decisions, and processes for working with others, to manage growth and provide services. This includes the City’s Growth Strategy to focus growth in jobs and housing in urban centers and urban villages, along with long-range policies for improving our transportation system; making capital investments such as utilities, sidewalks, and libraries; and enhancing community wellbeing. The Comprehensive Plan also includes broad policies to guide the types of housing the City aims for and the tools the City uses to fund and incentivize housing for low-income households. New to the plan was a Growth and Equity Analysis which resulted in an Equitable Development Implementation Plan. Federal grant funding for the Equitable Development Initiatives noted in this AAP grew out of this community engagement and planning.

Seattle's Office of Housing continues to coordinate with Seattle Housing Authority (SHA) particularly for:

Coordinated acquisitions: The City and SHA partnered on acquisitions of existing HUD Multifamily rental housing at risk of being converted to market-rate housing. One transaction included the preservation of three buildings, and over 260 units; OH invested \$15 million dollars to preserve them for another 20 years. The City and SHA also collaborated to acquire eight acres of “naturally affordable” housing near the Northgate light rail station. This preserved over 200 units of “naturally affordable” housing, while also creating an opportunity for future redevelopment and upwards of 1,600 units of affordable housing.

Yesler Terrace Cooperative Agreement: Per a Cooperative Agreement signed by the City and SHA in 2012, the two parties continue to coordinate on the execution of housing covenants between the City, SHA, and private developers, in conjunction with sales of SHA-owned land in the Master Planned Community Yesler Terrace (MPC-YT) zone. Additionally, the City continues to track SHA’s progress toward development and affordability goals, as stated in the Cooperative Agreement and its subsequent amendments.

Tenant-based vouchers in Multifamily Tax Exemption (MFTE) units: The City and SHA continue to coordinate on affirmative marketing of MFTE units to SHA’s list of Housing Choice Voucher (HCV)

shoppers. This coordination helps SHA staff place HCV holders in MFTE units in newly constructed multifamily properties.

Section 18 conversion of scattered sites: As allowed by Section 18 of the U.S. Housing Act of 1937, SHA is applying to HUD to convert funding for 228 Scattered Site units from low-income public housing to project-based vouchers. City staff coordinated with SHA on its application and outreach to City elected officials.

City supported housing projects coordinate with mental health services programs:

Harborview Medical Center – Non-profit affordable housing developers supported by the City receive referrals, mental health, and medical services from Harborview Medical Center. These relationships and coordination with the behavioral health unit at Harborview include, but are not limited to, Plymouth Healing Communities, DESC, Plymouth Housing Group, YWCA, and other nonprofit housing developers.

Western State Hospital – OH supports projects that provide affordable housing for people with severe and persistent mental illness, like Community House and Transitional Resources, which coordinate with Western State Hospital for referrals and mental health services.

The Human Services Department coordinates with health, mental health and services systems and housing in multiple ways:

Area Agency on Aging coordinated the Mayor's Age Friendly initiatives to address environmental, economic, and social factors influencing the health and well-being of older adults. Programs such as utility discounts for seniors and people with disabilities, regional reduced transit fares, senior/disabled enrollment in property tax exemption program to help older households to maintain their housing will benefit from this initiative.

Homeless Strategy & Investment (HSI) - The City has a strong, collaborative, ongoing relationship with Public Health Seattle & King County (PHSKC) and King County's Department of Community and Human Services (DCHS), which includes regular meetings and shared priorities. Coordination increased in 2019 during a severe extended winter weather event and Hep A outbreak, bringing together housing providers, health and mental health providers, and government partners to respond together and establishing a deeper foundation for further collaboration. In December 2019 PHSKC published a [Sanitation and Hygiene Guide for Homeless Service Providers](#) to support the healthy day-to-day operations of shelters, tiny home villages, day centers, and other communities that serve people experiencing homelessness. In 2020, the partnership expanded to support the regions efforts to address the COVID-19 pandemic.

Housing Connector developed in 2019, and supported by public funding, this program incentivizes private and non-profit property owners and managers to open their units to individuals in need of a home, while ensuring they have a steady revenue stream and protecting their bottom line. This results in . In the process, Housing Connector streamlines how households looking for a home are

connected to available units and reduces the time spent searching for housing. We also anticipate a higher utilization of this service in 2021 due to an increase in onetime ESG CV dollars that will be used toward RRH in 2021 both from city and King County.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The current Seattle/King County Continuum of Care (CoC) includes King County plus cities such as Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC will be the King County Regional Homeless Authority (KCRHA), which convenes government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to implement the Continuum of Care in King County. City will continue to align its work with King County through the new King County Regional Homelessness Authority. The Continuum of Care will be integrated into the structure of the new authority. including coordinating its ESG and CoC Program funding decisions. For more information about KCRHA please visit <http://regionalhomelessnessystem.org>.

The CoC's work benefits persons experiencing homelessness or at risk of homelessness across all populations (single adults, young adults, couples, families, and veterans). Examples of coordination include co-developing service delivery standards, identifying training needs and delivering training, contributing resources to support HMIS and coordinated entry, serving on the various Boards and other CoC policy committees, and engaging with people with lived experience of homelessness. In addition, the City recently partnered with All Home and King County on restructured homelessness governance, outlined elsewhere in this report. As the King County Regional Homelessness Authority begins to form, the CoC work will be integrated into the new regional authority. Additional information about the KCRHA can be found here <https://regionalhomelessnessystem.org/>.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City of Seattle's federal grants team assists in determining ESG allocations. The City worked in partnership with the CoC (All Home), King County, and United Way of King County to develop shared system-wide performance standards used in all contracts. These standards were included in the City's 2017 RFP and performance against the measures are monitored quarterly. The City's data team provides management reports and supports programs with as-needed technical assistance. It also works collaboratively with the King County System Performance Committee to review system trends and modeling. Examples of performance requirements include Exit Rate to Permanent Housing, Length of Stay (days), Return Rates to Homelessness, and Entries from Literal Homelessness.

King County is the Homeless Management Information System (HMIS) lead and Bitfocus is the system administrator. The City of Seattle works collaboratively with King County and Bitfocus to ensure the HMIS policies and procedures address the needs of its users and are effectively communicated in writing or through virtual on-line trainings. The three stakeholders meet monthly to discuss upcoming changes, policy and procedures. The City of Seattle provides as needed technical and more specifically the Seattle Data Team creates and analyzes reports around performance and provides recommendations for improvement, as needed.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities

See table below.

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	KCHRA (Formerly All Home)
	Agency/Group/Organization Type	Planning organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Seattle / King County Continuum of Care (CoC) includes King County plus the cities of Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is the newly formed King County Regional Homeless Authority (KCRHA), a broad coalition of government, faith communities, non-profits, the business community and homeless and formerly homeless people. ESG funding decisions are coordinated through KCRHA, as lead CoC agency. For more information about KCRHA please visit: regionalhomelessnessystem.org .
2	Agency/Group/Organization	Ready to Work Steering Committee
	Agency/Group/Organization Type	Services-Education Services-Employment Other government - State Other government - County Regional organization Civic Leaders Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	RTW steering committee sets program priorities which informed which services would be submitted for CDBG fund consideration.
3	Agency/Group/Organization	Housing Development Consortium of Seattle-King County
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Housing Development Consortium (HDC) is a membership organization representing the many agencies and businesses involved in the nonprofit housing industry in Seattle and King County. Its members include nonprofit housing providers, homelessness services organizations, lenders, builders, architects, investors, local government, and housing authorities. During the development of the 2016 Housing Levy, HDC convened members including organizations serving the array of populations such as homeless, low-wage workers, seniors, people with disabilities, families, immigrant and refugee households -- served by the levy. The City of Seattle Office of Housing met regularly with these HDC members to get input on needs and market conditions related to rental development and operations, homebuyer assistance and development, and homeowner foreclosure prevention. HDC members were also actively involved in reviewing funding policies for the Housing Levy Administrative and Financial Plan after the levy was approved by voters. Consultation for the Housing Levy is incorporated into the Consolidated Plan because a project from the City of Seattle Office of Housing may use HUD funds as well as Housing Levy funds.</p>
4	<p>Agency/Group/Organization</p>	<p>Housing Levy Technical Advisory Committee</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Strategy Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Technical Advisory Committee was convened by the Office of Housing to advise the City on programs and goals for the proposed 2016 Seattle Housing Levy. It was comprised of 28 members with a broad range of expertise, including assisted and market rate rental housing, home ownership development, land use and environmental planning, homelessness prevention and stability programs, and housing finance. The committee met four times during the fall of 2015. It reviewed the performance of existing levy programs, existing and projected housing and homelessness needs, and existing and projected housing market conditions. The committee helped shape the program elements of the new levy, both its broad policy priorities, and its underlying financial assumptions and administrative structure. This work established the parameters for Housing Levy funding over seven years, 2017 to 2023.</p>
5	<p>Agency/Group/Organization</p>	<p>Housing Levy Oversight Committee</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Housing Levy Oversight Committee is the citizen body responsible for monitoring and reporting on performance of Seattle Housing Levy to City officials and the public. The Oversight Committee also recommends funding policies for levy programs to the Mayor and Council. The current Oversight Committee was convened in January 2016, with seven members appointed by the Mayor and six by the City Council. In first quarter 2016 the committee reviewed funding policies for the new 2016 Housing Levy, including public and stakeholder input compiled over the prior six months. These policies address population and geographic priorities, funding allocation, contracting requirements, and ongoing compliance. The policies were subsequently adopted by City Council as the Housing Levy Administrative and Financial Plan, with attached Housing Funding Policies. The Housing Funding Policies also govern Consolidated Plan funds administered by OH, consistent with federal requirements for HOME, CDBG and other City-administered sources.</p>
6	<p>Agency/Group/Organization</p>	<p>SEATTLE HOUSING AUTHORITY</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing PHA Services - Housing</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Public Housing Needs</p>
	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>SHA is a full partner with the City of Seattle in housing development, identifying gaps in service needs and coordination between private, subsidized and public housing services.</p>

7	Agency/Group/Organization	Workforce Development Council of Seattle and King County: ABE-ESL Planning Committee
	Agency/Group/Organization Type	Job Training Economic Development
	What section of the Plan was addressed by Consultation?	Non-housing Community Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The WDC is considering in their strategic plan investing in models like RTW in other geographic areas in Seattle and King County not being served by the City's RTW program as a result of our participation in their planning process.
8	Agency/Group/Organization	Seattle, King County and KCHRA (formerly All Home)
	Agency/Group/Organization Type	Services - homeless
	What section of the Plan was addressed by Consultation?	Homeless Need – Chronically Homeless Homeless Needs – Families with Children Homeless Needs – Veterans Homeless Needs Unaccompanied Youth Homeless Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	In consultation with National Innovation Service (NIS) all parties assessed potential for regional model of coordinated services to all categories of people experiencing homelessness. Addressing the needs of persons experiencing homelessness is called out specifically in the goals of the 2018-2022 Consolidated Plan. Recommends 10 actions including creation of a new regional homelessness authority.

Agency/Group/Organization	Seattle, King County and KCHRA (formerly All Home)
Agency/Group/Organization Type	Services - homeless
What section of the Plan was addressed by Consultation?	Homeless Need – Chronically Homeless Homeless Needs – Families with Children Homeless Needs – Veterans Homeless Needs Unaccompanied Youth Homeless Strategy
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	In consultation with the Corporation for Supportive Housing (CSH), all parties developed elements of a Regional Action Plan to address the needs of all categories of people experiencing homelessness. Addressing the needs of persons experiencing homelessness is called out specifically in the goals of the 2018-2022 Consolidated Plan. New King County Regional Homelessness Authority will be tasked with writing and implementation of this plan based on recommendations of this group.

Identify any Agency Types not consulted and provide rationale for not consulting

Finite time, staff capacity and other resources always impose a practical limit on how many entities and possible interested parties are consulted in any given planning process. However, please refer below to the extensive list of consulted entities involved in the key plans relied upon to develop the Consolidated Plan that informs each Annual Action Plan (e.g. the Housing Affordability and Livability, an initiative to renew the City’s Housing Levy, the Positive Aging Initiative, the Equitable Development Initiative, the Seattle Housing Authority’s Strategic Plan, etc.)

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	KCHRA (formerly All Home)	Addressing the needs of persons experience homelessness is called out specifically in the goals of the 2018-2022 Consolidated Plan. Seattle/King County Strategic Plan to End Homelessness was formerly managed by All Home, the Continuum of Care (CoC) Lead agency, and has served as a guiding effort to coordinate a system of services across the City and King County that focuses on ending rather than institutionalizing homelessness. www.allhomekc.org/the-plan . The CoC will be led by the KCHRA see https://regionalhomelessnessystem.org/
2017 City and SHA Assessment of Fair Housing	Human Services Dept. - FG MU	The AFH Work Plan is fully integrated into the 2018-2022 Consolidated Plan as required by HUD. See http://www.seattle.gov/Documents/Departments/HumanServices/CDBG/2017%20AFH%20Final.4.25.17V2.pdf
23rd Avenue Action Plan	Office of Planning and Comm. Dev.	Creates strong communities in the face of displacement pressures through the Healthy Living Framework, increase affordable Housing Options (Multiple Goals), promote economic mobility for low-income residents, Implements the City's Comprehensive Plan. http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/CentralArea/23rdAvenueUDF.pdf
Central Area Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/central-area
Breaking Barriers and Building Bridges	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low income communities to create shared prosperity; advancing economic mobility for the immigrant and refugee workforce and combatting institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/Documents/Departments/OIRA/BreakingBarriersandBuildingBridges.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Internet for All - 2020	City of Seattle	Complements Consolidated Plan goals by promoting strategies to decrease the digital divide. The City continues its steadfast commitment to internet adoption and digital equity by striving to close the remaining gap, particularly for residents who are low-income, seniors, living with disabilities, BIPOC (Black, Indigenous, and People of Color), or for whom English is not their primary language. The Ready to Work program incorporates digital literacy skill building in all the classes. https://durkan.seattle.gov/wp-content/uploads/sites/9/2020/09/Internet-for-All-Seattle-Report-FINAL.pdf
Ready To Work	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low income communities to create shared prosperity; advancing economic mobility for the immigrant and refugee workforce and combating institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/iandrraffairs/RTW
Racial and Social Justice Initiative	Office of Civil Rights	Combat institutional racism and barriers faced by low income people, people with disabilities, families with children, veterans and other groups. Pursue best practices to eliminate structural and individual bias (related to racism, homophobia, transphobia, ableism, ageism and other forms of bias) http://www.seattle.gov/rsji/resources
Seattle 2035 Comprehensive Plan	Office of Planning and Comm. Dev.	The Comprehensive Plan guides City decisions on where to focus growth in jobs and houses, how to improve our transportation system, and where to make capital investments such as utilities, sidewalks, and libraries. The Plan also includes broad policies to guide the types of housing the City aims for and the tools the City uses to fund and incentivize housing for low-income households. It was last updated in 2016. Analysis and community involvement to inform the next update of the Comprehensive Plan, due in 2024, has begun. The Comprehensive Plan responds to direction in the state Growth Management Act and is consistent with frameworks provided by the King County Countywide Planning Policies and the multicounty planning policies in the regional plan, VISION 2050. http://www.seattle.gov/opcd/ongoing-initiatives/seattles-comprehensive-plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Countywide Planning Policies	King County Growth Management Planning Council	<p>Along with the regional VISION 2050 plan, the Countywide Planning Policies provide the county-level policy framework and city-level housing- and job-growth targets addressed in Seattle’s Comprehensive Plan.</p> <p>https://www.kingcounty.gov/depts/executive/performance-strategy-budget/regional-planning/CPPs.aspx</p> <p>An update of the Countywide Planning Policies is anticipated to be adopted in 2022. This will include housing policies geared to support the Five-Year Action Plan, completed by the Regional Affordable Housing Task Force in 2018, and to advance long-range equity-focused outcomes including planning for meeting the needs of very low-income households, reducing racially disparate outcomes through increasing housing choice, promoting homeownership opportunities, addressing and mitigating displacement, affirmatively ensuring fair housing.</p> <p>https://www.kingcounty.gov/depts/executive/performance-strategy-budget/regional-planning/Growth-Management/GMPC/Affordable-Housing.aspx</p> <p>The Countywide Planning Policies also include the allocation of new growth targets to be addressed in the next update of Seattle’s Comprehensive Plan.</p>
VISION 2050	Puget Sound Regional Council	<p>VISION 2050 is the current long-range regional plan for guiding growth while sustaining a healthy environment, thriving communities, and a strong economy. In addition to planning for how and where expected regional growth of 1.8 million people and 1.2 million jobs should occur, priorities addressed in VISION 2050 include promoting housing choice and affordability, and equitable access to high opportunity areas. As the largest metropolitan city designated in the plan, Seattle is an economic and cultural hub for the region.</p> <p>https://www.psrc.org/vision.</p>

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Housing Analysis and Strategies report (E2SHB 1923 Grant – Increasing Residential Building Capacity	Office of Planning and Community Dev.	The City is drafting a Housing Analysis and Strategies report funded with a state grant for development of a “Housing Action Plan” awarded to the City under the grant program created under Engrossed Second Substitute House Bill (E2SHB) 1923. The focus of the City’s work is understanding—and better aligning—the market rate supply with the needs of households, including moderate and middle-income households. Analysis addresses a range of issues including current and expected gaps in availability of units in the range of types, sizes, and affordability levels needed. This work, which will include recommendations for tools and actions to address gaps in current and future supply, types, and affordability of housing, is being done in close collaboration the Office of Housing and other city stakeholders and is due in 2021. http://lawfilesexternal.wa.gov/biennium/2019-20/Pdf/Bill%20Reports/House/1923-S2.E%20HBR%20FBR%2019.pdf
Waterfront Seattle	Office of the Waterfront and Civic Projects	Supports goals directed towards equitable access to a healthy environment in the downtown waterfront area of Seattle. https://waterfrontseattle.org/overview
Capitol Hill Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/capitol-hill-design-guidelines-update

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Chinatown International District (CID) Framework and Implementation Plan	Office of Planning and Comm. Dev. and Department of Neighborhoods	<p>This planning effort was initiated in 2016 with a number of goals including guiding public investments in high quality infrastructure in the CID based on a culturally relevant and responsive community involvement process. The effort produced preliminary recommendations related to a number of aspects including affordable housing and commercial spaces and developed draft design guidelines.</p> <p>The Department of Neighborhoods is leading additional community engagement activities with the CID and OPCD is supporting a Racial Equity Toolkit pending further input and direction from community members.</p> <p>https://www.seattle.gov/opcd/ongoing-initiatives/chinatown-international-district</p>
Community Planning for Transit Station Areas	Office of Planning and Comm. Dev.	<p>This effort is engaging residents and other stakeholders in developing a vision for future development and investment within a 10-minute walk of Sound Transit's 130th and 145th station areas. These areas will soon be served by light rail and bus rapid transit operated by Sound Transit.</p> <p>Topics include zoning and transit-oriented development, mobility, childcare, and affordable housing. Community engagement is focusing especially on assisting underrepresented groups and those at-risk of displacement advocate for their needs.</p> <p>https://www.seattle.gov/opcd/ongoing-initiatives/130th-and-145th-station-area-planning</p>
Delridge Action Plan	Office of Planning and Comm. Dev.	<p>Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/delridge-action-plan</p>
Little Saigon Business District	Office of Planning and Comm. Dev.	<p>Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/little-saigon-business-district</p>

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Rainier Beach Action Plan	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/rainier-beach
University District Rezone and Urban Design	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/u-district-urban-design
Uptown Rezone	Office of Planning and Comm. Dev.	Contributes to most of the goals in the Consolidated Plan as related to this geographic area in context of HALA and Mandatory Housing Affordability (MHA) ordinance. https://www.seattle.gov/opcd/ongoing-initiatives/uptown-framework-for-the-future
Westwood-Highland Park Community Planning (in process)	OPCD	<p>This community planning process for Westwood-Highland Park Residential Urban Village has begun and will continue in 2021. This place-based effort is focused on equitable development. It will address racial equity, promote livability, mitigate displacement risk, and respond to community needs identified during the Mandatory Housing Affordability legislative process.</p> <p>Community planning for this area was among the work requested of departments in the City Council's Citywide MHA Companion Resolution (Council Resolution 31870) adopted in 2019 : https://seattle.legistar.com/LegislationDetail.aspx?ID=3881345&GUID=3FB1D1A4-A9D9-4739-A789-EC7DB5621491&Options=Advanced&Search=</p>

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Equitable Development Implementation Plan	OPCD	<p>Guides investments and policy around equitable development and anti-displacement goals</p> <p>https://www.seattle.gov/documents/Departments/OPCD/OngoingInitiatives/SeattlesComprehensivePlan/EDIImpPlan042916final.pdf</p>
Equitable Development Initiative	Office of Planning and Comm. Dev.	<p>Contributes to most goals of Consolidated Plan for housing, economic and community development, and equity issues targeting areas of the City represented by high percentages of people of color.</p> <p>http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/EquitableDevelopmentInitiative/EDIImpPlan042916final.pdf</p>
Housing Affordability & Livability Agenda (HALA)	Office of Planning and Community Development and Office of Housing	<p>Completed in 2015, the agenda advances all Consolidated Plan Housing Goals, specifically the HALA goal.</p> <p>http://www.seattle.gov/hala . Numerous initiatives identified by the agenda have been implemented in subsequent years.</p>
Affordable Housing on Religious Organization Property	Office of Planning and Community Dev.	<p>The City is developing land use policies to make it easier for religious organizations to redevelop their land to add income-restricted housing for low-income residents. This is in response to a recently adopted state legislation requiring cities to allow additional density for affordable housing developed on property owned or controlled by a religious organization.</p>

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Housing Choices	Office of Planning and Community Devel.	<p>Housing Choices is an initiative to understand the housing needs of people who live and/or work in Seattle and to identify opportunities to shape market-rate housing development to serve these needs. Includes the Housing Choices Background Report (published in 2019), which summarized data on the housing market and a public engagement summary (completed in 2020) documenting findings about the types of housing they would like to see more of in the city.</p> <p>http://www.seattle.gov/opcd/ongoing-initiatives/housing-choices</p>
Encouraging Backyard Cottages	Office of Planning and Community Devel.	<p>Includes legislation passed in 2019 to remove regulatory barriers and make it easier for property owners to create accessory dwelling units (ADUs) in Seattle's single-family zones. Also include piloting various strategies to support equitable ADU development and affordability for homeowners and tenants, including pre-approved plans http://www.seattle.gov/opcd/ongoing-initiatives/encouraging-backyard-cottages</p> <p>https://aduniverse-seattlecitygis.hub.arcgis.com/pages/guide</p>
Under One Roof	Office of Housing	<p>Describes need for affordable housing and the impact of the local Housing Levy for Seattle subsidized housing development. http://www.seattle.gov/housing/levy/</p>
Seattle Housing Levy Administrative and Financial	Office of Housing	<p>Referenced in Consolidated Plan because of direct connection to Housing Funding Policies contained in the Levy Administrative & Financial plan.</p> <p>https://www.seattle.gov/Documents/Departments/Housing/Footer%20Pages/HousingLevy_A-F-Plan_2017-18.pdf</p>

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Seattle Housing Authority Strategic Plan	Seattle Housing Authority	The goals of SHA's Strategic Plan and the Consolidated Plan align well. Specifically, the Strategic Plan calls for SHA to expand public housing opportunities for low-income households, promote quality communities, and improve quality of life for its participants. It also commits to partnership and coordinated action and race and social justice as organizational cornerstones. https://www.seattlehousing.org/sites/default/files/SHA_2016_2020_Strategic_Plan.pdf
Pathways Home	Human Services Department	Background and analysis of Seattle's homeless strategies and planned investments. Overlaps with Consolidated Plan Annual Action Plans. http://www.seattle.gov/Documents/Departments/HumanServices/Reports/Final_PH_1_Year.pdf
Open Space Plan	Parks	Includes plans for park improvements in economically distressed neighborhoods or sites. http://www.seattle.gov/parks/about-us/policies-and-plans/2017-parks-and-open-space-plan
Community Center Strategic Plan	Parks	Includes plans for Community Center improvements in economically distressed neighborhoods or sites needing ADA improvements. http://www.seattle.gov/parks/about-us/policies-and-plans/community-center-strategic-plan
Parks Asset Management Plan	Parks	Includes buildings and facilities in economically distressed neighborhoods or sites needing ADA improvements. See Complete Parks ADA Priority Facility List in attachments for Consolidated Plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Seattle Parks and Recreation ADA Transition Plan	Parks	Includes plans and prioritization for park accessibility and ADA improvements, including in economically distressed neighborhoods. See Parks ADA Priority list attached in attachments. http://www.seattle.gov/Documents/Departments/ParksAndRecreation/PoliciesPlanning/ADA/SPR_ADA_Transition_Plan_2017_Update.pdf
Designation process for low income parks	Parks	Park Upgrade Program projects are in parks that have been designated by this process. See attached .pdf in attachments to Consolidated Plan.
2018-2023 Adopted Capital Improvement Program	[NOT OPCD; NEED TO REVISE ORGANIZATION]	Assessment of City owned capital facilities needs and fund sources in context of City budget. Link to leveraged facilities improvements prioritized in Consolidated Plan. http://www.seattle.gov/financedepartment/1823adoptedcip/default.htm
2017-2018 City Families and Education Levy	Department of Education and Early Learning	Seattle voters approved the \$231 million levy renewal (the 2011 Families and Education Levy) for the period of 2012-2018. The Families and Education Levy invests in early learning, elementary, middle school, high school, and health programs to achieve three goals: 1) Improve children's readiness for school; 2) Enhance students' academic achievement and reduce the academic achievement gap; and 3) decrease students' dropout rate and increase graduation from high school and prepare students for college and/or careers after high school. http://www.seattle.gov/education/about-us/about-the-levy

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
City American with Disabilities Act survey	Finance and Administrative Services	The City's ADA Compliance Team (ACT) is responsible for reviewing all City-owned and leased construction projects to ensure they comply with all ADA and accessibility requirements. http://www.seattle.gov/city-purchasing-and-contracting/social-equity/ada-and-accessibility-compliance
Seattle/King County Area Agency on Aging State Plan	Human Services Department	http://www.agingkingcounty.org/wp-content/uploads/sites/185/2017/12/Area-Plan_2016-2019_MASTER-new.pdf
2016 Homeless Needs Survey	Human Services Department	http://coshumaninterests.wpengine.netdna-cdn.com/wp-content/uploads/2017/04/City-of-Seattle-Report-FINAL-with-4.11.17-additions.pdf
2018 Move To Work Plan	Seattle Housing Authority	https://www.seattlehousing.org/sites/default/files/2018%20SHA%20MTW%20Plan.pdf
2020 Seattle/King County Homeless Point in Time Count	All Home	https://regionalhomelesssystem.org/wp-content/uploads/2020/07/Count-Us-In-2020-Final_7.29.2020.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Behavioral Risk Factor Surveillance data	Federal-Centers for Disease Control	https://www.cdc.gov/brfss/index.html
2017 HIV/AIDS Quarterly Reports	King County Epidemiology for People Living with HIV/AIDS	https://www.kingcounty.gov/depts/health/communicable-diseases/hiv-std/patients/epidemiology/~media/depts/health/communicable-diseases/documents/hivstd/hiv-surveillance-report.ashx
Monitoring Report: Affordability of Unsubsidized	Office of Housing	<p>http://www.seattle.gov/housing/data-and-reports YFE, CJ-62-C-1 - Youth diversion, community building, and education programs, 300,000</p> <p>http://www.seattle.gov/Documents/Departments/OPCD/Demographics/AboutSeattle/2016UnsubsidizedHousingMonitoringReport.pdf</p>
2017 Homeless Inventory Count	HUD; filed by Human Services Department	<p>2019 inventory of facilities serving homeless individuals, families and youth/young adults. See attached spreadsheet in the attachments to Consolidated Plan.</p> <p>https://files.hudexchange.info/reports/published/CoC_HIC_CoC_WA-500-2019_WA_2019.pdf</p>
Levy to Move Seattle Work Plan	Seattle Dept. of Transportation	http://www.seattle.gov/Documents/Departments/SDOT/About/Funding/2018_0423_MSLevy_Eval_Council_report_FINAL_Printable.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
KC Metro 2011-21 Plan for Public Transit	King County Metro	https://metro.kingcounty.gov/planning/pdf/MetroStrategicPlan_Summary_final.pdf
ESMI Workforce Development data	Office of Economic Development	Use of private database for workforce projection and labor industry trends at http://www.economicmodeling.com/workforce-development/
Fixed Broadband Deployment	Federal Communications Commission	Database and maps to help determine gaps in access to broadband services; https://broadbandmap.fcc.gov/#/
Flood Service Map Center	Federal Emergency Management Agency	Database and maps to help determine flood prone areas of Seattle; https://map1.msc.fema.gov/idms/IntraView.cgi?KEY=67226133&IFIT=1
2016 Race & Social Justice Comm. Survey	Seattle Office of Civil Rights	http://www.seattle.gov/rsjj/community/survey

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2020 Moving to Work	Seattle Housing Authority	Annual Plan found at: https://www.seattlehousing.org/sites/default/files/2020_MTW_Plan_0.pdf
2020 Annual Budget	Seattle Housing Authority	https://www.seattlehousing.org/sites/default/files/Budget%20Book%20to%20Printer-reduced%20final-final.pdf
Seattle Conservation Corps Needs Assessment	Parks	The Seattle Conservation Corps is a work program for homeless adults. SCC provides up to one year paid full time employment doing public works projects around the city. Corps Members receive wrap around services, housing support and job search assistance. SCC has been providing these services to homeless individuals since 1986. Every three years the SCC conducts a Community Needs Assessment. This includes surveys of people in Seattle experiencing homelessness, other service providers and SCC program alumni.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

The City of Seattle, Human Services Department, Federal Grants Management Unit (FGMU), is the lead agency for the development of the Consolidated Plan and the administration of Community Development Block Grant, Emergency Solutions Grant, and Housing Opportunities for Persons with AIDS funding. The City's Office of Housing is the lead agency for the administration of the HOME Investment Partnership program.

Consolidated Plan funds are allocated to several City departments for implementation of programs benefitting low- and moderate-income clients and other eligible populations. The Human Services Department utilizes CDBG, ESG, and HOPWA funds to provide public services for homeless and low- and moderate-income persons and for minor home repair services to low- and moderate-income homeowners. The Office of Housing (OH) uses CDBG and HOME funds to provide for the preservation and development of affordable housing and assistance to qualifying

homeowners in need of home repairs. CDBG funds used by many City departments address a variety of community needs, including business development, revitalization, workforce development, community and neighborhood facilities, infrastructure and park improvements as well as improved accessibility for those with mobility impairments. All CDBG-funded projects are reviewed by the FGMU for compliance with applicable federal rules and regulations.

Changes coming for Seattle homeless service system: In May 2018, the Mayor of Seattle and the Executive of King County signed an MOU committing to deeper partnership and stronger regional coordination. As a result of the MOU, the City and County contracted with a national consultant (National Innovation Service, or NIS) who recommended creation of a new regional authority—a stand-alone entity that would be responsible for homelessness planning and investments. In 2019, NIS worked with the City and County to design the legal framework for what will become the new King County Regional Homelessness Authority. Another consultant, CSH, is in the final stages of developing a Regional Action Plan to lay out a strategic workplan for the work ahead.

The King County Regional Homelessness Authority is expected to become operational in 2021. The process will occur in segments, where transitioning bodies of work from two distinct entities into one Inter Local Agreement governed by a governing board, an implementation board, an advisory board and an Chief Executive Officer. The Continuum of Care will be integrated into the structure of the new authority.

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

As illustrated by AP-10 and AP-12 tables included in this report, the City and Seattle Housing Authority commits significant time and resources to on-going citizen participation and outreach efforts for its multiple planning and initiative processes to increase the scope and potential impact of activities funded with federal, state and local funds. The City' Race and Social Justice Initiatives requires all City actions to be filtered through the process of determining how the action (or lack thereof) might impact people and communities of color. The Department of Neighborhood's Community Liaison program hires people from underrepresented communities of color, national origin, religious and language minorities for the express intent of connecting City programs and services more effectively. Like most grantees, we rely on digital forms of communication to support broader participation of all citizens without having to come to meetings during the workday or at night during off hours for other priorities. We are also working to increase the accessibility of our webpages, written materials and presentations to be inclusive of those who have sight, hearing and/or mobility limitations. Additionally, City departments work hard to ensure inclusion of LMI people and those with lived experience of homelessness on advisory groups and planning committees.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Focus Group	Residents of Public and Assisted Housing	From November 2016 through March 2017, SHA staff attended a number of resident events to discuss issues related to the Assessment of Fair Housing. Overall, staff attended 24 events reaching at least 390 residents and voucher holders.	Seattle's biggest fair housing challenge is the cost of living. High rents and home prices are displacing low- and middle-income households; impacting the ability of voucher holders to successfully find a unit. Lengthy wait times for SHA units and the homeless population are evidence that the demand for affordable housing surpasses the stock. A number of residents and voucher holders discussed instances of housing discrimination against individuals due to their participation in the Housing Choice Vouchers program. Historic redlining and mortgage practices have shaped the racial and ethnic characteristics of Seattle's neighborhoods.		See summary of public comments in Executive Summary of the Assessment of Fair Housing at http://www.seattle.gov/Documents/Departments/HumanServices/CD

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Focus Group	Minorities Non-English Speaking Specify other language 10 different languages Residents of Public and Assisted Housing Agencies providing services to English Language learners	83 participated in the focus groups. Focus group participants confirmed the need for a community-based program to help Level 1-3 English Language Learners improve English Skills and Obtain Employment. The focus groups were attended by a cross section of English Language Learners representing 10 languages	Participants addressed a wide range of needs that directly informed the design of the Ready to Work Program	All of the major recommendations were built into the program design	

3	Focus Group	Minorities Non-targeted/ broad community Neighborhood based Comm Orgs	<p>The Office of Housing sought public input throughout the development of the Housing Levy Administrative and Financial Plan (A&F Plan) and OH Funding Policies. In Fall 2016 OH published eleven white papers discussing potential changes to funding policies and convened a meeting with stakeholders and the public. In early 2017 OH published draft policy language and sought additional comments and presented to the Seattle Planning Commissions Housing and Neighborhoods Committee; recommending the A&F Plan and Funding Policy to the Mayor and Council. The City Council received additional comment</p>	<p>To successfully address Levy priorities for housing in higher cost areas of opportunity, there were several recommendations for policies acknowledging higher costs. Similarly, higher costs were acknowledged as necessary to produce family-sized units. There was strong support for reduced leveraging requirements for homeless housing seeking rehabilitation funding.</p>	<p>There was discussion of making Home Repair funds available to community organizations, but these funds were determined to be more efficiently allocated via OHs existing Home Repair Program.</p>	<p>www.seattle.gov/housing/levy</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
			during its review and approval of the legislation.			

4	Focus Group	<p>Non-targeted broad community</p> <p>Neighborhood based Comm Org</p>	<p>The Office of Housing sought public input for the Housing Levy renewal. Two focus groups provided early input; an open house introduced the history of the housing levy, current programs and the renewal planning process, and solicited public comments; an on-line survey provided another option. A 28-member Technical Advisory Committee provided comments on recommendations. OH presented the proposal at 8 community meetings and to the Seattle Planning Commissions Housing and Neighborhoods committee. City Council convened a Committee of the Whole met 7 times and held a public hearing.</p>	<p>Strong support to retain and expand each of the housing levy programs; rental housing, homeownership, and homelessness prevention. During City Council review, there was emphasis on equitable development and preventing displacement. Commitment to align levy homelessness investments with Continuum of Care priorities and the Pathways Home Initiative. There was a request for a foreclosure prevention pilot program, which was added to eligible activities in the Homeownership program.</p>	<p>The City received several broad responses that will inform housing planning and program activities in the future but were not applicable to the levy funding proposal.</p>	<p>www.seattle.gov/housing/levy</p>
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5	Focus Group	Non-targeted/broad community outreach	<p>The Office of Housing sought stakeholder input for the 2019-2020 update to the Housing Levy Administrative & Financial Plan and Housing Funding Policies. Affordable housing developers and other stakeholder’s forum to share ideas for potential policy or technical changes. Staff drafted updates, which were posted online and public comments solicited. Written comments were received from various affordable housing developers and advocacy organizations integrated into a draft 2019-2020 A&F Plan. Housing Levy Oversight Committee reviewed prior to City Council’s</p>	<p>Permanent supportive housing providers requested clarifying language be added to the Affirmative Marketing and Community Preference policies to acknowledge their tenant referral requirements through the homeless Coordinated Entry for All (CEA) system. Affordable housing and community development advocacy organizations requested language be added throughout to emphasize coordination between the Office of Housing’s funding allocations and funds provided through the Equitable Development Initiative. All requested additions were considered and addressed in the final draft submitted to Council.</p>		<p>https://www.seattle.gov/Documents/Departments/Housing/Footer%20Pages/Data%20and%20Reports/Administrative-Financial%20Plan%20with%20Funding%20Policies.pdf</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
			Housing, Energy, and Workers' Rights Committee review and approval by City Council.			

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
6	Stakeholder groups	Non-targeted/broad community outreach	The Office of Housing sought feedback on the development of a new community preference guideline in stakeholder forums. Issues included implementation, (e.g. technical assistance, funding).	<p>Permanent supportive housing providers requested clarifying language acknowledging their tenant referral requirements through the Coordinated Entry for All system. Organizations requested clear step-by-step guidelines, similar to existing affirmative marketing guidelines and additional funding to support enhanced affirmative marketing efforts to accompany community preference implementation.</p> <p>In July 2020, the City issued the Community Preference Guideline that outlines recommended practices for sponsors who implement community preference policies. It also published on its website tools to assist in implementation of the program and a map of eligible census tracts.</p>	Funding options to support staff capacity for enhanced affirmative marketing and community preference implementation are being considered by the City but may be addressed separately from the final guideline document to be published by the end of 2019.	https://www.seattle.gov/housing/programs-and-initiatives/community-preference

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
7	Applicant Outreach Meetings	Non-targeted broad community Non-English speaking	30-40 potential applicants for EDI funding	Opportunity to learn about Equitable Development Initiatives and funding consideration requirements	N/A	
8	EDI Focus Groups	Minorities Non-English speaking Target LMI communities	50+ stakeholders			

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
9	Neighborhood business district focus groups	Minorities LMI business owners	Consult to address commercial affordability challenges in high displacement risk areas of Seattle. On June 21, 2019, OED also led a focus group discussion on commercial affordability and tenant improvement financing. Twenty-four individuals representing neighborhood business district organizations participated in the discussion.	Through these 1-on-1 and focus group discussions, OED identified a significant need for gap financing that would help make it make it affordable for small businesses to complete tenant improvement projects in newly constructed or renovated spaces. Confirmed need to prioritize our outreach efforts to small businesses in high displacement risk areas, particularly small businesses with minority owners and low- and moderate-income owners.	None	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
10	OIS Peer Networks	Community leaders, businesses volunteers, staff implementing business district work	25-45 people per session, representing 6-12 neighborhoods Plus 12 interviews and focus groups regarding OIS Racial Equity Toolkit.	Racial equity trainings (4 sessions), public safety, commercial affordability. Shared strategies and problem solved challenges to do work, topics respond to community requests. Groups indicted priority investment in context of framework for business district revitalization-concerns about limiting CDBG to business technical assistance.	Engagement ongoing	
11	Business District action plan meetings	Community leader, stakeholders for neighborhood businesses	Funded neighborhoods get input from stakeholders to guide their district action plans	Business support services to prioritize, public safety concerns, impacts from development	N/A	
12	Workshops, site visits and ride-along with outreach teams	People with lived experience of homelessness, and service providers	National Innovation Service (a consultant of the City of Seattle, All Home, and King County) engaged with 123 customers and 85 providers.	Participants shared experiences with the homeless response system, which networks they felt connected to, and perceptions of service barriers and delivery challenges, as well as proposed solutions to those challenges.		See methodology and details of customer feedback from NIS community engagement at https://hrs.kc.nis.us/methods

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
13	Community meeting	Community members advising on permitted encampments	Monthly meetings in seven neighborhoods, attended by 6-9 members per group, for a total of approximately 40-50 attendees/month.	Participants commented on the successes/outcomes and challenges of the permitted encampments and made recommendations.		Comments from Community Advisory Committees are located in meeting minutes for each City-permitted encampment at https://www.seattle.gov/homelessness/city-permitted-villages
14	Community meeting	General community, business groups and faith groups	Various community meetings and listening sessions with stakeholders on a range of issues including proposed safe parking lots, permitted encampments, shelters, and outreach to unsheltered homeless.	Participants provided feedback around siting of programs, cleanliness of neighborhoods, resources needed, services, safety, and more.		

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Overall resources in 2020 from the Consolidated Plan funds are expected to remain similar to recent years. The City of Seattle coordinates HUD's Consolidated Plan funds with other City resources such as our General Fund, Families and Education Levy, Housing Levy, federal McKinney-Vento funds, and Real Estate Excise Tax (REET) to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds. How each fund source is used depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds.

Additionally, CARES Act CDBG-CV and ESG-CV funding has been or will be reflected in amendments to the 2019 AAP depending on when the City receives these funds and according to instructions from HUD and/or CARES Act waiver instructions as released.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$9,395,488	\$827,462	\$0	\$10,222,950	\$9,795,488	Revenue projections for remainder of Con Plan assume steady allocation plus \$400,000 in PI receipts via Revolving Loan programs.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	Public federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	\$3,371,865	\$1,000,000	\$0	\$4,371,865	\$4,371,865	Revenue projections for remainder of Con Plan assume steady allocation
HOPWA	Public federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	\$3,150,304	\$0	\$0	\$3,150,304	\$3,150,304	2021 HOPWA funding process will inform how allocation is spent. Revenue projections assume steady allocation.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	Public federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assist Services Transitional housing	\$817,674	\$0	\$0	\$817,674	\$817,674	Revenue projections for remainder of ConPlan, assume steady allocation.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	Public Local	Acquisition Economic Dev. Homeowner rehab Housing Multifamily rental new construction rehab Overnight shelter Permanent housing placement Public Improvements Public Services Rapid re-housing Rental Assist. transitional hsg facilities Supportive svc						Seattle and King County funds including General Funds; e.g. Seattle Housing Levy, Move Seattle Levy, Seattle Families Education Preschool and Promise Levy, Seattle Mandatory Housing Affordability Revenue, Seattle Park and Recreation

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

OH: federal funds are leveraged in multiple ways:

- City of Seattle Housing Levy (2017-2023): Authorized in 2016, the Seattle Housing Levy (Levy) authorizes an estimated \$2290 million to provide, produce, and/or preserve affordable housing and assist low-income Seattle residents. The Levy funds five programs: 1) Rental Production and Preservation, 2) Operating and Maintenance, 3) Homeownership, 4) Acquisition and Preservation, and 5) Homeless Prevention and Housing Stability Services. In total, approximately \$41 million in annual funding is available to implement these programs.
- MF Rental and Home Repair Programs leverages other local funding including the City's Incentive Zoning Program, Mandatory Housing Affordability Program, repaid loans from investments of prior City levies, investment earnings, and City surplus property sales. Beginning in 2020, local City revenue for housing will also include the Real Estate Excise Tax, which is available for housing purposes between the years of 2020 and 2025, and the Local Option Bond, which is allowable beginning in 2020 due to a State legislative change.
- Some HOME and CDBG funds leverage King County DCHS funding, estimated at approximately \$1.5 million in Vets and Human Services Levy and Document Recording Fee funding, in addition to approximately \$6 million in Transit Oriented Development bonding authority. In addition, State Housing Trust Fund, with approximately \$10 million towards Seattle projects and the Low-Income Housing Tax Credits and private debt will be used.
- To meet match requirements for HOME, the City of Seattle tracks and reports on Yield Foregone.

HSD: allocation of \$3.9 million in Consolidated Plan funds for services supporting homeless and low-income persons and families and approximately \$16.6 million in federal McKinney funding is leveraged with nearly \$55.1 million in local General Fund resources for the Addressing Homelessness Budget Control Level.

OPCD: CDBG funds designated for the EDI are leveraged with \$5 million in local government funding. Projects frequently have significant amounts of both private and public dollars from additional sources.

OIRA: The high community interest and demand for this service, and the continuing success of the Return to Work model has led to consolidating the two additional classes in economic distressed zip codes under CDBG funding. In 2021 four RTW classes will be funded with \$650,200 in CDBG, greatly increasing the number of individuals served.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City of Seattle considers many strategies to address homelessness, including considering public land. Previous strategies used include siting emergency shelters or sanctioned encampments on public land/buildings. Examples in the Human Services Department include the Seattle Navigation Center and permitted encampments known locally as “villages.” The City has also used strategies of selling land/buildings to finance new shelter beds or housing.

The Office of Housing is working on several projects using publicly owned land:

- **K-Site:** In June of 2018, the City issued a Request for Proposal for an 11,000 square foot surplus property in the Uptown neighborhood of Seattle. The city prioritized homeless housing and awarded the property and \$8 million dollars to Plymouth Housing. Plymouth proposes to develop 72 units of “graduation” housing for formerly homeless individuals and 19 permanent supportive housing units. The project includes an arts component on the ground floor, housing “Path with Arts”, a nonprofit who transforms lives of people recovering from homelessness addiction and other trauma, by harnessing the power of creative engagement as a bridge and path to stability.
- **Yesler Terrace:** Per a Cooperative Agreement signed by the City and SHA in 2012, the two parties continue to coordinate on the execution of housing covenants between the City, SHA, and private developers, in conjunction with sales of SHA-owned land in the Master Planned Community Yesler Terrace (MPC-YT) zone. Additionally, the City continues to track SHA’s progress toward development and affordability goals, as stated in the Cooperative Agreement and its subsequent amendments.
- **SCL properties: Seattle City Light** has transferred two City-light owned properties at no cost to non-profit developers for the creation of permanently affordable homes. All homes created will be available to first-time, low-income homebuyers at or below 80% AMI. One site will be transferred to Habitat for Humanity for the creation of 7 townhomes along with a \$720,000 funding award from the Office of Housing. The other site will be transferred to Homestead Community Land Trust along with a \$1.5 million funding award from the Office of Housing.
- **Yakima:** The City will transfer this site to Homestead Community Land Trust at no cost for the development of 10 permanently affordable homes for low-income, first-time homebuyers at or below 80% AMI. The Office of Housing is also providing a \$900,000 funding award. Construction will begin this spring.

Discussion

The City’s use of the Consolidated Plan funds is based on the purpose of the funds, eligible activities, and those of other financial resources available to the City, such as our housing levy, families and education levy, and general fund. We try to match the fund source to its best use in the context of all the other funds. Our contingency plan is found in Section AP-35. If necessary due to unanticipated revenue changes (either in the allocation or in program income) that necessitate a substantial amendment, formal City budget action will take place to adjust affected budget authorizations to departments.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	CPD: Increase homeless services	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes	CDBG: \$3,090,127 ESG: \$817,674	Homeless Person 3,800 Persons Assisted
2	CPD: Increase Small Business Assistance	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI	CDBG: \$2,364,000	Businesses assisted: 667

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	CPD: Access to Nature and Physical Activities	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Inaccessible Infrastructure	CDBG: \$808,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 20000
4	AFH/CPD:Resources for at-risk renters/owners	2018	2022	Affordable Housing Non-Homeless Special Needs		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Access to financial services AFH:Access publicly supprted hsg for ppl w/disabil AFH: Impediments to mobility AFH: Private Discrimination AFH: Access to Medical Services	CDBG PI: \$605,462 HOPWA: \$3,150,304	Homeowner Housing Rehabilitated: 30 Housing Assistance Households: 306

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	AFH/CPD: Preserve and increase affordable housing	2018	2022	Affordable Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land	HOME: \$3,371,865 CDBG PI: \$122,000	Rental units constructed: 22 Household Housing Unit Direct Financial Assistance to Homebuyers 6

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	AFH/CPD: Initiatives support marginalized groups	2018	2022	Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land	CDBG: \$995,702	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit 220 Persons Assisted
8	AFH/CPD: Equitable investment across communities	2018	2022	Public Housing Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land AFH: Historic Siting of Publicly Supported Housing AFH:Historic Disinvestment in Public Hsg Community	CDBG: \$430,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 350

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	AFH/CPD: Provide housing/services to seniors	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Lack Private Investment in Specific Neighbhds	CDBG: \$449,917	Homeowner Housing Rehabilitated: 500 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
10	CPD: Increase Disaster Readiness	2018	2022	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	AFH: Engage communities in civic participation	2018	2022	Outreach		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Marketing/Screening Practices in Private Hsg AFH: Historic Siting of Publicly Supported Housing		Other: 5

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12	AFH: Services to those with different abilities	2018	2022	Affordable Housing Public Housing Non-Homeless Special Needs		AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access publicly supported hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Private Discrimination AFH: Access to Medical Services		Other: 4

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	AFH: Provide more housing choices for families	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures AFH: Lack Private Investment in Specific Neighbhds		Other: 5

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	AFH: Increase housing options for homeless families	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
15	AFH: Promote equitable growth in new development	2018	2022	Affordable Housing Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Scarcity/High Costs of Land		Other: 2

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
16	AFH:Strong community despite displacement pressure	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Scarcity/High Costs of Land		Other: 4

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
17	AFH: Stay accountable to Comprehensive GM Plan	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land		Other: 3

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
18	AFH: All communities are environmentally sound	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack Private Investment in Specific Neighbhds AFH: Location of Environmental Health Hazards		Other: 3
19	AFH: Pursue best practices to end biases	2018	2022	Non-Housing Community Development		AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Private Discrimination AFH: Source of Income Discrimination AFH: Marketing/Screening Practices in Private Hsg		Other: 4

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
20	AFH: Combat institutional racism and barriers	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Insufficient Investment in Affordable Housing AFH: Lack of State/Local Fair Housing Laws AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
21	AFH: Create supp hsg, reduce barriers for homeless	2018	2022	Affordable Housing Public Housing Homeless		AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH:Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv		Other: 4
22	AFH/CPD: Increase access to government facilities	2018	2022	Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
23	AFH: Equitable access and amenities throughout city	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing		Other: 1
24	AFH: Partnerships to imp public health outcomes	2018	2022	Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Location of Environmental Health Hazards AFH: Access to Medical Services		

Table 6 – Goals Summary

Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b)

In 2021, the Office of Housing estimates it will use HOME funds to provide affordable housing to 22 extremely low-income, low-income, or moderate-income families through the Multifamily Rental Housing Program.

Projects

AP-35 Projects – 91.220(d)

Introduction

This annual action plan is developed in the context of the City of Seattle’s overall budget of \$6.5 billion (Mayor’s 2021 Proposed Budget). Given all available resources and needs, the City has determined that these proposed uses of Consolidated Plan funds give us the greatest opportunity to achieve the City’s goals, meet its responsibilities, and address the needs of low- and moderate-income residents. CDBG-funded public services projects, and projects funded with ESG and HOPWA, have been or will be reviewed and selected via competitive "requests for investments" processes to ensure that the proposed services lead to the positive client outcomes.

Projects

Project Name
HSD 2021 CDBG Administration and Planning
HSD 2021 Homeless Services
HSD 2021 Mt. Baker Family Resources Center
ESG21 Seattle
2020 - 2023 City of Seattle WAH20-F001 (SEA) HOPWA
HSD 2021 Minor Home Repair
OH 2021 Home Repair Revolving Loan Program
OH 2021 Admin & Planning
OH 2021 Homebuyer Assistance Revolving Loan Program
OH 2021 Rental Housing Preservation & Development
OED 2021 Small Business Support
OED 2021 CDBG Small Business Grants (Round 3)
OIRA 2021 Ready To Work (ESL program)
OPCD 2021 Equitable Development Initiative
Parks 2021 Seattle Conservation Corps Park Upgrades

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

These allocations are based on needs analyses, the availability of other funds targeted to various needs, the purpose of the Consolidated Plan funds, and the availability of City General Funds to meet a wide variety of needs.

Should HUD revenues (either annual allocation or program income) exceed the planned amount, the additional resources shall be allocated in accordance with these funding guidelines.

- Mitigate the funding reductions applied to various CDBG programs, grant administration, and

planning efforts over the past several years in response to diminishing resources;

- Maximize use of funds for public services to the extent prudent to address gaps in funding for services for homeless persons (such as emergency shelter and day / hygiene services) and other low- and moderate-income households;
- Increase funding for those physical development activities (housing, community facilities, parks, economic development) that do not require on-going annual funding. To the extent possible, the City shall avoid development of a CDBG operating expense base that cannot be sustained if the federal government fails to maintain future CDBG funding at the current levels.

CARES Act CDBG-CV ad ESG-CV funding has been or will be reflected in amendments to the 2019AAP

Should HUD revenues come in lower than planned, the City will continue its policy that the priority for managing decreases in CDBG resources will, to the extent possible, be to reduce funding allocations in physical development and/or administrative activities and not in public services.

- The HUD funding reductions shall be made in planning, administration, and/or physical development programs, including program delivery costs. One-time-only capital projects are most likely to experience reduced allocations of any HUD revenue decrease. Funding reductions may be applied across-the-board among physical development programs. Reductions in administration and planning will be done to the extent that they will not substantially impair the City's ability to manage the Consolidated Plan funds in an accountable manner.
- Comply with expenditure cap limitations on public services and planning and administration.
- The City will explore any other possible areas of savings or reductions that have a minimal impact on sustaining current levels of program operations and services. The Federal Grants Manager shall work with affected City programs in identifying and capturing prior year CDBG under-expenditures.

If increases are not substantial or significant enough to enhance or fund an activity, funds may be placed in contingency for programming late in the year or in the next program year.

If a local "urgent needs" event and/or a state or federally declared disaster occurs, federal grant funds which are allocated but not yet distributed and expended may be reprogrammed to address otherwise HUD eligible activities that address the disaster conditions. Such a response would not be treated as a Substantial Amendment to this Plan but would be handled according to the Citizen Participation Plan adopted as part of this Consolidated Plan (see attachments). See AP-90 for applicability of the Residential Anti-displacement and Relocation Assistance Plan (RARAP).

AP-38 Project Summary

Project Summary Information

Project	Goals Supported	Geographic Areas	Needs Addressed	Funding
HSD 2021 CDBG Administration and Planning	AFH: Equitable access and amenities throughout city			\$\$1,096,770
Description	<p>The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts.</p>			
Target Date for Completion	12/31/2021			
Estimate the number and type of families that will benefit from the proposed activities	<p>The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts</p>			
Location Description	City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104			

Planned Activities	Provide internal staffing capacity to adequately and effectively manage and administer the CDBG program and oversight of all Consolidated Plan funds, and to review eligibility and monitor labor standards, and environmental compliance. Ensure programmatic compliance with applicable federal regulation. Maintain data integrity of IDIS data. Development annual action plans, CAPER and updates; research into related issues, including fair housing, homeless response, and other topics related to homeless and low- and moderate-income persons and families. Provide CDBG program for indirect administration support of program operations, including executive leadership, communications, payroll / human resources, information technology, and accounts payable / budget management services. Charges consistent with approved indirect cost allocation plan.		
HSD 2021 Homeless Services	CPD: Increase homeless services	AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures	\$3,090,127
Description	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from		

	communities of color. Approximately 4,802 individuals will benefit from the CDBG funding.		
Location Description	City-wide		
Planned Activities	Provide emergency shelter operations and case management to move people to permanent housing.		
Goals			
HSD 2021 Mt. Baker Family Resource Center			\$345,502
Description	The Paul G. Allen Foundation has provided \$30 million dollars capital support for the development of affordable housing for families. Mercy Housing is developing and managing the building which will include 90 units of housing. 45 units are set aside for families exiting homelessness, including 30 units of Permanent Supportive Housing. On the ground floor of the building will be a Family Resource Center (FRC).		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	Mercy Housing, Mary's Place, Childcare Resources and Refugee Women's Alliance will partner to provide services in the Family Resource Center. While the families in the building will be able to access the services, the FRC is intended to provide services to the surrounding community more than the families living in the building.		
Location Description	Located in Southeast Seattle at 2870 South Hanford Street.		
Planned Activities	A wide variety of family support services will be offered at the FRC including, health education, housing stability services, diversion referrals for families experiencing homelessness, childcare placement services, and play and earn groups for kids.		

Goals	2000 duplicated adults will participate in diversion, stabilization, or resiliency program services. 500 duplicated adults will receive basic needs items from the Resource Room.		
ESG21 Seattle	CPD: Increase homeless services	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility	\$817,674
Description	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 4,802 individuals will benefit from the ESG funding in combination with CDBG entitlement funds.		
Location Description			
Planned Activities	The 2021 ESG allocation will be used to fund operations at two shelter sites and also fund a Rapid Re-Housing program for families. The amount of funds going to emergency shelter will not exceed the amount spent on emergency services in 2010 and no more than 7.5% of the 2019 allocation will be used for administration		

Goals	Homeless Person Overnight Shelter: 500 persons assisted
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2020 - 2023 City of Seattle WAH20-F001 (SEA) HOPWA	AFH/CPD:Resources for at-risk renters/owners	AFH: Displacement due to economic pressure AFH:Historic Disinvestment in Public Hsg Community AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility	\$3,150,304
Description	Allocate funds to project sponsors to provide the most effective mix of activities to serve persons living with AIDS and their families.		
Target Date for Completion	9/30/2023		
Estimate the number and type of families that will benefit from the proposed activities	Low and moderate-income and persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 306 households will benefit from the HOPWA housing assistance funding including HOPWA-CV as allocated in the substantial amendment to the 2019 AAP		
Location Description			
Planned activities	Provide funding housing assistance including Tenant Based Rent Assistance (TBRA), STRMU utilities and mortgage help and permanent housing placement along with supportive services for employment.		
Goals	Tenant-based rental assistance: 191 STRMU to prevent homelessness: 115 Total served: 306		

HSD 2021 Minor Home Repair	AFH/CPD: Resources for at-risk renters/owners	AFH: Displacement due to economic pressure AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Hsg Accessibility Modification Assist	\$449,917
Description	Provide minor home repairs to qualifying low- and moderate-income homeowners for safety and health-related repairs to their homes via sub-recipient service provider.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	<p>Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income seniors and younger disabled adults. These persons are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts. It is estimated 550 homeowners in 2019 will be assisted with this minor home repair program, enabling the homeowner to stay in their home longer, as well as preserve older housing stock in Seattle. This program has been funded at the same level since 2014 with CDBG funding and historically assisted a majority of households of color throughout Seattle. Specifically, 67% of 556 households assisted in 2016 identified as households of color; 65% of 623 for 2015, 64% of 673 in 2014, and 65% of 682 in 2013, and 66% of 709 households in 2012. It is anticipated that a similar percentage of households assisted will also identify as households of</p>		

	color in 2021. Historically this program has assisted homeowners of which 85% identify as senior and of which over 60% are Female Heads of Household. Additionally, over 80% of the households have incomes that are half (50%) of Area Median Income.;
Location Description	
Planned Activities	The Minor Home Repair program serves younger disabled homeowners, low-income family homeowners, and older adult homeowners who are faced with the challenge of affording home repairs. Subrecipient staff provide parts and labor to make minor home repairs for homeowners who are on limited incomes. Subrecipient staff conduct an assessment and implementation of minor repairs on owner-occupied housing. Repairs include, but are not limited to, fixing leaking pipes, replacing broken sinks, rebuilding broken steps, replacing broken doors and windowpanes, building wheelchair ramps, and installing grab bars.
Goals	Homeowner Housing Rehabilitated: 500

OH 2021 Home Repair Revolving Loan Program	AFH/CPD:Resources for at-risk renters/owners	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility	\$605,462
Description	Provide major home repair financial assistance to qualifying low- and moderate-income homeowners, to help them maintain their homes so that they can continue to live there. *Funding will be provided from Home Repair Revolving Loan Program, including activity delivery costs (staffing) rather than entitlement funding in 2021.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	Approximately homeowners will receive financial assistance for major home repair. Assisted households typically include seniors and others on low, fixed incomes. The Home Repair Loan Program helps prevent displacement of low-income homeowners by helping them remain safely in their homes. Homeowners of color are more likely than their white counterparts to be severely cost burdened, meaning that they pay more than 50% of their income towards housing. Therefore, homeowners of color may be more likely to not have access to resources needed for critical home repairs like roof replacements or side sewers.		
Location Description	City-wide		
Planned Activities	Financial assistance in the form of loans to qualifying homeowners. Program development, financial management, and data reporting activities in support of the Home Repair Program.		
Goals	Homeowner Housing rehabilitated: 30		

OH 2021 Admin & Planning				\$ \$260,972
Description	Support OH staff costs associated with CDBG and HOME program planning administration, and contracted services.			
Target Date for Completion	12/31/2021			
Estimate the number and type of families that will benefit from the proposed activities	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey).			
	Programs and activities supported by these funds in the Office of Housing are specifically intended to address affordable housing needs that benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.			
Location Description				
Planned Activities				

	OH 2021 Homebuyer Assistance Revolving Loan Program	AFH/CPD: Promote financial security for LMI HHS	AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services	\$122,000
	Description	This project will continue to provide direct assistance to low- and moderate-income (LMI) households to purchase existing homes, to the extent there are funds available in this Revolving Loan Fund (RLF) It is the goal of the City's Homebuyer Assistance Program to create access to housing stability and wealth building through provide access to affordable homeownership for LMI households in Seattle.		
	Target Date for Completion	12/31/2021		
	Estimate the number and type of families that will benefit from the proposed activities	Six households of color, or other historically disadvantaged Seattle residents will benefit from the proposed activities.		
	Location Description	City-wide		
	Planned Activities	Six loans will be issued to support the purchase of homes.		
	Goals	Direct Financial Assistance to Homebuyers: 6		

<p>OH 2021 Rental Housing Preservation & Development</p>	<p>AFH/CPD: Preserve and increase affordable housing</p>	<p>AFH: Displacement due to economic pressure AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Access to Medical Services AFH: Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist</p>	<p>\$4,371,865</p>
<p>Description</p>	<p>*To the extent that services are provided; the balance remaining in the Revolving Loan Fund (RLF) rather than entitlement funds will provide financial assistance for the preservation and development of multifamily rental affordable housing. The Seattle Office of Housing will use the 2021 HOME allocation solely for the production of rental housing.</p>		
<p>Target Date for Completion</p>	<p>12/31/2021</p>		

Estimate the number and type of families that will benefit from the proposed activities

Funding will be awarded to housing development and preservation projects through a competitive Notice of Funds Available (NOFA) process in December 2020. An estimated 47 households will be assisted.

Funded projects will serve low-income households, including formerly homeless households, for 50 years or more. These are households with incomes at or below 60% of AMI who are disproportionately people of color and disproportionately cost burdened. These households also include other protected classes, such as seniors and people with disabilities who are living on low, fixed incomes. Housing will be affirmatively marketed to ensure access by disadvantaged groups. Homeless housing will serve households assessed and referred through in the Continuum of Care's coordinated entry system.

Location Description

City-wide

This year's allocation of HOME funds will likely go towards the production of approximately 20+ units of rental housing, some of which may be developed by a CHDO. The CDBG funds will be used, with other funds, for capital financing related to construction, acquisition and rehabilitation of affordable rental housing for low-income households.

OED 2021 Small Business Support	CPD: Increase Small Business Assistance	CPD: Increase Small Business Assistance	AFH: Displacement due to economic pressure	\$1,114,000
Description	This project flexibly responds to emergent business needs multiple ways: by providing technical assistance on the stabilization and financial aspects of maintaining a business, providing working capital grants for businesses after a destabilizing event (for example, disruption of customers caused by nearby construction) and by financing necessary tenant improvements. This includes \$172,000 for planning related to the Only in Seattle project, which is otherwise funded by non-Federal funds			
Target Date for Completion	12/31/2021			
Estimate the number and type of families that will benefit from the proposed activities	The program prioritizes outreach for business technical assistance to women, minority and immigrant owned businesses.			
Location Description	City-wide			
Planned Activities	<p>Approximately 100 small businesses will be supported with technical assistance.</p> <p>Approximately 3 small businesses will be supported with financing for tenant improvements</p> <p>Approximately 30 small businesses will be supported with working capital grants.</p> <p>Support 8 business district organizations establish and implement plans and strategies to provide resources and technical assistance to small businesses in their neighborhoods.</p>			
Goals	133 businesses			

OED 2021 CDBG- Small Business Grants (Round 3)	CPD: Increase Small Business Assistance	CPD: Increase Small Business Assistance	AFH: Displacement due to economic pressure	\$1,250,000
Description	In response to the impact of the coronavirus on small businesses, particularly in areas of the City already at risk of economic displacement, the City will provide grants for eligible operations costs to qualifying small businesses who have not received other sources of direct assistance. 2021 activities will be supported by the third tranche of CDBG-CV funding allocated in the substantial amendment to the 2020 AAP Of the total amount, 95% of this funding supports \$10,000 grants and remaining 5% supports the program's administration.			
Target Date for Completion	12/31/2021			
Estimate the number and type of families that will benefit from the proposed activities				
Location Description	City-wide			
Planned Activities				
Goals				

OIRA 2021 Ready To Work (ESL program)	AFH/CPD: Initiatives support marginalized groups	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Educational/Employment Support for LMI AFH: Lack Private Investment in Specific Neighbhds	\$650,200
Description	Provide ESL, job skills training and placement for persons with limited English proficiency via a CBDO.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	The total number of families served is estimated to be 220. Participants will be English language learners in need of stable employment and ongoing access to English language learning and digital literacy programs. Currently immigrant and refugee jobseekers who have low levels of English language proficiency succeed in college certificate, job training, and basic skills programs at a significantly lower rate than native -born English proficient individuals. The outcomes of this program will demonstrate course completion and educational advancement rates that exceed those of traditional college-based ESL programs.		
Location Description	City-wide		
Planned Activities	Via a CBDO, and subcontracted CBOs, provide English language learning and digital literacy classes and employment services including outreach, learning assessments, classroom instruction, case management, educational and career planning, job placement and employer engagement to support the program.		

Goals	
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OPCD 2021 Equitable Development Initiative	AFH: Promote equitable growth in new development	AFH: Lack Public Investment in Specific Neighbhds.	\$430,000
Description	Provide support for community-based organizations pursuing investment strategies that will mitigate displacement within high-risk neighborhoods.		
Target Date for Completion	12/31/2021		
Estimate the number and type of families that will benefit from the proposed activities	<p>Funding will be awarded to eligible organizations through a competitive Notice of Funds Availability (NOFA) process in early 2019. CDBG funds will support at least 2 neighborhoods pursuing an anti-displacement strategy.</p> <p>The EDI Fund addresses displacement and the unequal distribution of opportunities to sustain a diverse Seattle. The EDI fosters community leadership and supports organizations to promote equitable access to housing, jobs, education, parks, cultural expression, healthy food and other community needs and amenities. The EDI Framework integrates people and place to create strong communities and people, as well as great places with equitable access. The Framework, with its equity drivers and outcomes, functions as an analytical tool to guide implementation to reduce disparities and achieve equitable outcomes for marginalized populations. The following are the indicators that inform the displacement Risk Index that EDI projects are focusing on:</p> <ol style="list-style-type: none"> 1. People of color: Percentage of population that is not non-Hispanic White 2. Linguistic isolation: Percentage of households in which no one 14 and over speaks English only or no one 14 and over speaks both a language other than English and English "very well" 3. Low educational attainment: Percentage of population 25 years or older who lack a Bachelor's degree 		

	<p>4. Rental tenancy: Percentage of population in occupied housing units that are renters</p> <p>5. Housing cost-burdened households: Percentage of households with income below 80% of AMI that are cost burdened (> 30% of income on housing) and Percentage of households with income below 80% of AMI that are severely cost burdened (> 50% of income on housing)</p> <p>6. Household income: Percentage of population with income below 200% of poverty level</p> <p>7. Proximity to transit: Number of unique transit trips within 0.25-mile walking distance of a location</p>
Location Description	To be determined in 2021
Planned Activities	<p>Equitable Development Projects are community-driven strategies created through an inclusive community engagement process and are prioritized in neighborhoods with high levels of chronic and recent displacement risk, history of disinvestment and community driven priorities to mitigate further displacement and increase access to opportunity. Funds will be awarded to eligible organizations through a request for proposal process in 2020. Anticipate that two projects in two different neighborhoods will begin in 2021.</p>

Parks 2021 Seattle Conservation Corps Park Upgrades	CPD: Access to Nature and Physical Activities			\$808,000
Description	Provide capital improvements, renovation and ADA improvements in neighborhood parks serving qualifying low- and moderate-income neighborhoods.			
Target Date for Completion	12/31/2021			
Estimate the number and type of families that will benefit from the proposed activities	Park improvements occur in parks that serve low income neighborhoods. The neighborhoods disproportionately serve people of color and other historically disadvantaged people. The residents within an approximate 1.5-mile radius of each park benefit from the improvements.			
Location Description	City-wide			
Planned Activities	Installation of up to 6 park improvements including but not limited to safety fencing, paths, ADA compliance, and improved landscaping.			
Goals	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 35,000			

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

At present, the City is not implementing HUD designated geographic based priority areas such as NRSAs, Empowerment Zone or Brownfields. Allocations and program activities are funded City-wide in accordance with eligibility and program priorities set through sub-recipient departments policies. Going forward, however, there will be intentional application of the following principles to help address the disparities of access to services, housing and community infrastructure identified through:

1. Disparities identified through the 2017 City and Seattle Housing Authority's Assessment of Fair Housing analysis in terms of geographic equity in access to private and publicly supported housing, services and community assets. In many cases this will be based on the need to balance City-wide access; but it will also prioritize those investments that address the current and future boundaries that HUD maps and data determine fall into Racial/Ethnically Concentrated Areas of Poverty. Other issues, such as improving access and reducing impact on people with different abilities could focus on system-level improvements without being tied to specific geographic locales such as Transit Improvement that are primarily driven by urban planning and growth management principles but need to address disparate impact on people with different abilities, *regardless* of location.

2. The City's Equitable Development Initiative (EDI); part of the AFH work plan, focuses on areas with a high potential for gentrification and displacement, particularly areas that have been high minority concentrations as a result of racially restrictive covenants and/or redlining. Organizations prioritized for funding from EDI are expressly rooted in impacted communities and geographies.

3. Mandatory Housing Affordability (MHA) requires new development to include affordable homes or contribute to a City fund for affordable housing. The City adopted citywide MHA legislation in spring of 2019, expanding MHA affordable housing requirements in 27 urban villages. The series of upzones needed to expand MHA took effect on April 19, 2019.

The MHA legislation was the product of over two years of consultation and engagement with other City departments, the Seattle Housing Authority, regional agencies, residents, and other community stakeholders. The expansion of MHA added capacity for an additional 72,000 homes and addresses needs heard from community stakeholders, including creating more affordable income-restricted housing for low-income people; minimizing displacement of existing residents; supporting more housing choices, including home ownership and family-size housing; and developing more opportunities for people to live near parks, schools, and transit. The rezones allow for new areas for townhouse and multi-family development in high-opportunity amenity-rich areas of the city. With the expansion of MHA, all multifamily and commercial development now contributes to rent- and income-restricted housing, making MHA the largest new contributor to affordable housing since the establishment of the

voter-approved Seattle Housing Levy in 1981.

Areas upzoned through MHA legislation [may rise in priorities for investment of CDBG/HOME, State trust fund or local Levy funding. The HUD federal grants may be used for eligible high priority developments that directly benefit LMI households. EDI projects are active in most MHA areas that have high percentages of people of color who are most likely to be affected by displacement due to upzones.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

See answer to question one above. In addition, where activities might impact HUD identified Racial/Ethnically concentrated area of Poverty (R/ECAPS) we want to suggest a broader approach to those neighborhoods. The [2017 Assessment of Fair Housing](#) suggested that it's good to pay attention not only to areas currently meeting R/ECAP criteria, but also areas of the city that are close to meeting the R/ECAP criteria **and** to areas that have come out of R/ECAP status.

- Areas of micro-segregation and economic disadvantage can be masked with data at the Census Tract level.
- A Census Tract can land inside or outside of the criteria for R/ECAPs as an artifact of the high margins of error in the ACS estimates used to test for R/ECAP status. (The tract-level margins of error for poverty rate HUD used to identify R/ECAPs averages +/- 9 to 10 percentage points.)

Additionally, it's helpful to keep in mind that former R/ECAPs may be rapidly gentrifying areas with high displacement risk. Example: in 1990, Census Tract 87 in the Central Area/Squire Park area was a R/ECAP; as of the 2009-2013 5-year ACS, this Census Tracts was no longer a R/ECAP.

Another tool that City departments commonly use to help inform geographic prioritization is the City's Race and Social Equity Index, which combines data on race, ethnicity, and related demographics with data on socioeconomic disadvantage, disability, and health disadvantages to identify neighborhoods where marginalized populations are a relatively large share of residents. Responding to guidance in the Comprehensive Plan and Equitable Development Implementation Plan, the Office of Planning and Community Development launched an Equitable Development Monitoring Program (EDMP) in 2020 to aid City leaders and partners in making policy, planning, and investment decisions to advance equitable development and address displacement. The monitoring program includes analysis of community indicators of wellbeing and livability by neighborhood, with a special focus on how priority areas in the Race and Social Equity Index are faring on the indicators relative to other neighborhoods in the city.

Insights from tracking of Heightened Displacement Risk Indicators, which comprise another part of the EDMP, will supplement the City's existing, longer-range Displacement Risk Displacement Index in informing investments.

Discussion

Regardless of focus on a particular geographic area which is an official HUD designation like an empowerment zone, or Brownfield urban renewal area, this Consolidated Plan will prioritize projects that meet the following criteria:

- Meet one or more of the established Consolidated Plan Goals for 2018-2022;
- Address and/or mitigate issues identified in the 2017 Assessment of Fair Housing;
- Proactively address the Race and Social Justice impact questions included in SP- 25 and SP-25;
- Address the needs of a City R/ECAP (geographic area that is disproportionately represented by people of color who are in poverty);
- Leverage the work of other City and/or SHA adopted plans or initiatives.

AP-55 Affordable Housing – 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	254
Non-Homeless	608
Special-Needs	109
Total	971

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	340
The Production of New Units	47
Rehab of Existing Units	30
Acquisition of Existing units	417
Total	971

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

The Office of Housing’s 2020 Notice of Funding Availability (NOFA) for the Multifamily Rental Housing Program was announced on July 16, 2020 and included approximately \$20 million for multifamily rental projects, which includes funds from the Housing Levy, other local and state sources as described here, along with federal funds.

Affordable housing assistance programs implement many of the goals of the 2017 Assessment of Fair Housing and this Consolidated Plan by assisting people who are experiencing homelessness and other high needs groups, and by providing housing in areas with access to high opportunity and areas at high risk of displacement.

Funding for rental housing production and preservation is awarded following the priorities and procedures adopted in OH's Housing Funding Policies (link in PR-10 of the Consolidated Plan).

The funding supports housing that will serve seniors and people with disabilities; low-wage workers and their families; and adults, families and youth/young adults experiencing homelessness, including chronically homeless people with disabilities. Housing is funded throughout the city, meeting fair housing goals to increase housing options in areas that afford access to opportunity, as well as preserve and increase housing in areas where residents are at high risk of displacement. Rehabilitation funding is also available for existing low-income rental housing needing major systems upgrades to extend the life of buildings that serve extremely low-income residents.

Funding for housing rehabilitation loans and grants is also made available following priorities and procedures in OH's Housing Funding Policies (see above). Assistance is available to low-income

homeowners, including seniors on fixed income and other homeowners at risk of displacement. The program prioritizes repairs that address immediate health and safety issues and other urgent repairs that will result in increased cost and unhealthy living conditions if left unaddressed.

AP-60 Public Housing – 91.220(h)

Introduction

SHA is a public corporation which provides affordable housing to more than 37,200 people through a variety of opportunities including SHA owned/managed units, subsidizing collaborative units operated by non-profit partners and tenant-based vouchers that provide subsidy to participants to rent in the private market. Over 31,500 of these residents live within the City of Seattle. About one-third of SHA's participants in Seattle are children and another one-third are seniors or adults with disabilities. More than 80 percent of SHA households have annual incomes below 30 percent area median income.

Actions planned during the next year to address the needs to public housing

In 2021, SHA will continue to innovate and adopt practices and policies that can increase access to affordable housing for more households in Seattle. While the Seattle housing market has grown increasingly expensive over the years, SHA has played a critical role in helping low-income households find stable, safe and affordable housing while remaining in Seattle. See Seattle Housing Authority's 2016-2020 Strategic Plan, 2021 Annual Moving to Work Plan and 2021 Annual Budget for SHA's proposed actions to address Seattle's public housing needs, all of which are publicly available at www.seattlehousing.org.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

Residents play an active role at SHA. SHA Community Builders support residents in becoming involved in management, working with interested residents to form and sustain elected resident councils and issue-specific work groups to collaborate with management on issues of common interest. In addition, most communities send representatives to the Low-Income Public Housing Joint Policy Advisory Committee (JPAC) and the Seattle Senior Housing JPAC, which SHA regularly consults on major policy issues, the Annual MTW Report and the Annual Budget. Residents are also involved in planning for the use of HUD's Resident Participation Funds. Finally, SHA's Board of Commissioners has two resident Commissioners who provide valuable points of view in SHA's governance. SHA's JobLink program connects residents to employment, education, and resources, putting more residents on a path toward increased economic self-sufficiency. For some participants, services include financial management workshops preparing them for homeownership.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Seattle Housing Authority is not a troubled PHA.

Discussion

While the need for safe, decent, affordable housing has always been greater than the supply, Seattle's income inequality gap is widening and the ability for people with low incomes to live in our city without additional support grows increasingly difficult. The majority of households we serve are comprised of seniors or people with disabilities who don't have a chance to earn higher incomes to cover increasing rents and other costs of living. Those who are able to work need stable, affordable housing, as well as access to quality low-cost child care, job training and other services as well as access to living wage jobs so they can participate in the workforce, benefit from the City's economy and stand a chance of paying market rate rents without subsidy. Thus, in addition to providing affordable housing, SHA will continue to help residents access other services to ensure residents stay housed and Seattle remains a place for people of all income levels to live.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Seattle is responding to the needs of people experiencing homelessness through a coordinated Continuum of Care (CoC), formerly All Home and by KCHRA in 2021. The City invests in services to prevent homelessness and to help people experiencing homelessness access and retain permanent, affordable housing with direct grants through contracts with community-based organizations. The City also invests in the development of affordable, permanent housing for homeless and low-income individuals and families.

To provide more effective and efficient services, the City of Seattle is merging its homeless services with King County and All Home the CoC to create a new King County Regional Homelessness Authority (KCRHA) in 2021. COVID-19 has resulted in a significant delay for this transition. All three organizations continue to coordinate on shared goals and outcomes, such as increasing rates of exits to permanent housing, and addressing racial inequities.

Through consolidation into a new regional authority, the City, King County and CoC will formalize goals around investment priorities and outcomes. Until that time, we continue to share goals around outcomes such as increasing permanent housing exits through housing interventions and diversion, reducing inflow, and reducing returns to homelessness. Additional strategies to meet these goals include consolidating government homeless services, releasing requests for proposals, strengthening our Coordinated Entry for All (CEA) system, providing targeted technical assistance, and further engaging customer voice in the design of homelessness prevention and response. Goals will be refined through a new Regional Action Plan, which will be complete in 2021. The KCRHA will be required to complete a 5 year plan 18 months post CEO hire that will address specific measurable actions, outcomes and goals for the entire King County region.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Funding to agencies described in the action plan is provided in the form of a contract between the recipient agency and the Seattle Human Services Department (HSD). The contract contains terms and conditions of funding, reporting and invoicing requirements, performance expectations and service delivery levels, record keeping responsibilities, and consent to on-site monitoring as requested by the City.

HSD makes funding awards through competitive procurement processes. The specific requirements for requests for funding are detailed in procurement materials. Funding opportunities and materials are posted on the HSD Funding Opportunities web page: <http://www.seattle.gov/humanservices/funding-and-reports/funding-opportunities>. All agencies submitting proposals for investment through the

competitive process demonstrate their ability to deliver established outcomes for clients by providing specific services.

Applications in each process are reviewed for ability to deliver services that meet investment outcomes and goals. Applicants are also asked to demonstrate how they will incorporate specific standards and principles, such as cultural, linguistic, and RSJI relevance, in their program model.

A similar model of funding process is expected in the new King County Regional Homelessness Authority.

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of Seattle funds traditional street outreach services across several contracted service providers that have population and culturally specific focus. Seattle’s Navigation Team is an innovative 7-day/week outreach approach that combines behavioral health-trained outreach workers, and field workers in identifying unsheltered households camping in unsafe conditions and connecting them to shelters or other safe spaces. Although the Navigation team will remain at HSD while all other homeless services will move to KCHRA in 2021, focus will be on additional gap analysis, further collaboration, and continuous improvement between KCHRA, the navigation team and the whole outreach continuum of providers we fund for outreach services..

Addressing the emergency shelter and transitional housing needs of homeless persons

Both the City of Seattle and King County invested in hundreds of new shelter beds in 2019 and 2020 , adding beds to existing facilities and repurposing spaces . Both the City and County continued to further shift to “enhanced” shelter models that offer 24/7 services, right of return, storage, hygiene, meals and amenities, with staffing support to quickly exit households to permanent housing and create space for inflow. The City continued to hold peer “learning circles” and targeted technical assistance to support grantee success. In 2020, the City worked with homeless service providers to de-intensify shelter spaces to reduce transmission of COVID-19. These changes will be maintained into 2021 and the focus will continue to be on refining the enhanced model and identifying potential new spaces to increase bed capacity as resources allow.

In late 2020 the City will launch a new bridge shelter program that will help up to 300 unsheltered people move from the streets into housing. Using ESG-CV funds, vacant hotel rooms will be secured to temporarily shelter individuals while they work with Rapid Rehousing service providers to identify rental units. A new 125 bed enhanced shelter will also be opened using the ESG-CV funds to offer bridge shelter to new PSH units expected to come online in 2021 and 2022.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that

individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Several regional efforts are underway to help homeless households' transition to permanent housing:

- Providing staffing at crisis centers (shelters, day centers, regional access points) to provide coordinated entry assessments, diversion, and housing support
- Expanding the Housing Connector, a public-private partnership engaging landlords in offering housing to households experiencing homelessness
- Shifting to a Dynamic Prioritization model in CE designed to move households to PH more quickly
- Adding employment and education connections and siting employment navigators sited (trained to create employment pathways) at each coordinated entry access point; Continuing weekly case conferencing to review by-name households by population type who are eligible for housing placement

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

The City of Seattle uses a vulnerability tool to identify households at highest risk of becoming homeless, then supports those households through culturally competent, effective homelessness prevention program. The City will continue to target prevention services toward households on the waitlist for Seattle Housing Authority housing choice vouchers and who are at high risk of homelessness.

System partners are engaged regularly in homelessness response, and partners continue to focus attention on reducing system exits into homelessness. The CoC End Youth Homelessness Now! Campaign which ended in 2020 actively engaged child welfare and other systems to focus on reducing exits into homelessness. These system partners will continue to be involved in the shift to the new King County Regional Homelessness Authority.

Also, in 2020, OPCD's EDI allocations prioritize CDBG funding for qualifying projects in high risk of

displacement neighborhoods.

Discussion

Public Housing Impact on Homelessness: Seattle Housing Authority serves more than 18,000 households. In 2019, 49% of new households admitted into SHA's subsidized housing programs were homeless. Additionally, about 80% of all households served are extremely low-income at 30% or less of area median income. Without housing supports, many of these families and individuals could be at risk of homelessness. Specific housing supports are also targeted to individuals and families experiencing homelessness. For example, 19% of SHA's housing capacity is designated for previously homeless households, including 1,900 vouchers supporting permanent supportive housing in partnership with local government and community nonprofits. In addition, 300 vouchers were committed to the City of Seattle's 2016 Housing Levy projects, 154 vouchers are dedicated to non-elderly adults with disabilities who are homeless or at risk of homelessness and 569 Veterans Affairs Supportive Housing vouchers are designated for homeless veterans and their families. SHA's homelessness commitment also includes support for families with children, through 275 Family Unification Project vouchers, which help to reunite families who have been separated due to homelessness or foster youth who are aging out of the foster system.

Seattle Housing Authority believes in keeping people stably housed, working with residents and service providers to be flexible and supportive. The agency recognizes that residents may have few, if any, other options for stable affordable housing and staff strive to work with residents to remain housed. SHA meets residents where they are and works with them to be successful in housing while still holding them accountable and being mindful of impacts on the health and safety of the community. This is done by investing in services in partnership with community-based organizations that provide case management, wellness and physical and behavioral health services. SHA also invests in adult education, employment and asset-building programs.

AP-70 HOPWA Goals– 91.220 (I)(3)

One-year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	115
Tenant-based rental assistance	191
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	0
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	306

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The 2017 City of Seattle (City) and Seattle Housing Authority (SHA) Assessment of Fair Housing (Assessment) responds to the requirements of HUD’s December 2015 Final Rule requiring jurisdictions to make a baseline assessment of their compliance with Affirmatively Furthering Fair Housing. The Assessment requirements in 24 CFR 5.150 through 5.180 make clear that HUD’s purpose in adopting the new rule is to ensure that public and private policies, programs, contracting and resource allocations: 1) take “meaningful action” to affirmatively further fair housing and economic opportunity; and 2) remove barriers to compliance with the Fair Housing Act of 1968 (FHA); and 3) not take action that is inconsistent with the duty to further fair housing.

To complete this assessment, the City and SHA used HUD’s prescribed Assessment Tool to analyze HUD-provided maps and data, identify contributing factors that “cause, increase, contribute to, maintain, or perpetuate segregation, racially or ethnically concentrated areas of poverty, significant disparities in access to opportunity, and disproportionate housing needs” by Federal protected class members (24 CFR 5.154a and 5.154d(4)). This data analysis combined with the input gained through multiple community engagement efforts to develop the Fair Housing Goals and Priorities integrated into this Assessment. The City and SHA have long been committed to the principles of equity and compliance with the Fair Housing Act of 1968 and related civil rights laws. People who live and work here in the public and private sectors of this city and region are known for a progressive approach to fair housing and equity issues.

The City released its community preference guideline, which was developed through cross-departmental efforts by the Office of Housing and the Office for Civil Rights and informed by many months of stakeholder and community engagement. A number of non-profit housing developers in Seattle have already expressed interest in implementing community preference as part of affirmative marketing for new subsidized rental housing projects.

The City’s 2018 CAPER reflects the accomplishments for projects committed to in the 2017 AFH. See the full report at <http://www.seattle.gov/Documents/Departments/HumanServices/Reports/2018-CAPER-final.pdf>

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

HUD requires the AFH to address prioritized Contributing Factors (which include public and private action or inaction regarding public policies, land use controls, tax policies affecting land zoning ordinances, growth limitations, etc.) by developing fair housing Goals and Objectives which the City

adopted via the AFH; to eliminate or mitigate the fair housing issues and conditions identified in the community engagement and data analysis phases of the assessment. The City and SHA strategies to address the "contributing factors" are detailed in the 2017 AFH Goals and Objectives Matrix that is attached to the 2018-22 Consolidated Plan as a supplemental document, see section AD-25. The following list highlights the City and SHA identified factors.

- Access to financial services
- Access to proficient schools for persons with disabilities
- Access to publicly supported housing for persons with disabilities
- Access to transportation for persons with disabilities
- Admissions and occupancy policies and procedures, including preferences in publicly supported housing
- The availability of affordable housing units in a range of sizes
- The availability, type, frequency and reliability of public transportation
- Community opposition
- Displacement of residents due to economic pressures
- Inaccessible buildings, sidewalks, pedestrian crossings, or other infrastructure
- Inaccessible government facilities or services
- Lack of community revitalization strategies
- Lack of local private fair housing outreach and enforcement
- Lack of local public fair housing enforcement
- Lack of private investment in specific neighborhoods
- Lack of public investment in specific neighborhoods, including services or amenities
- Land use and zoning laws
- Lending Discrimination
- Location of employers
- Location of environmental health hazards
- Location of proficient schools and school assignment policies
- Location and type of affordable housing
- Occupancy codes and restrictions
- Private discrimination
- Siting selection, policies, practices and decisions for publicly supported housing
- Source of income discrimination

Discussion:

As the City and SHA proceed with implementation of the 2017 Assessment of Fair Housing Goals and Priorities it must take into consideration the following challenges which require balancing potentially competing strategies.

- HUD calls for a balanced approach to Affirmatively Furthering Fair Housing. HUD is not "prescriptive in the actions that may affirmatively further fair housing, program participants are

required to take meaningful actions to overcome historic patterns of segregation, promote fair housing choice, and foster inclusive communities free from discrimination.” However, HUD makes it clear that “for a balanced approach to be successful, it must affirmatively further fair housing...specific to local context, including the actions a program participant has taken in the past.”

- Jurisdictions are to balance place-based strategies (to create equity, reduce poverty and mitigate displacement risk) and housing mobility strategies (to encourage integration and provide people in protected classes more options for housing city-wide). HUD describes place-based strategies as “making investments in segregated, high poverty neighborhoods that improve conditions and eliminate disparities in access to opportunity” and “maintaining and preserving existing affordable rental housing stock to reduce disproportionate housing needs.” Housing mobility strategies include “developing affordable housing in areas of opportunity to combat segregation and promote integration.”
- The challenge of influencing and/or changing policies, initiatives, and actions that are outside of the direct authority of a jurisdiction. For example, states generally control taxation authority rather than cities, which may impact land use and zoning regulation.
- Because HUD CDBG/HOME/HOPWA/ESG federal funds are targeted to low- and moderate-income people with specific eligibility criteria it was difficult to ensure that the AFH was not limited only to impacts on vulnerable populations. It was necessary to remind agencies, stakeholders, and participants that the AFH is about inequity and potential discrimination regardless of income on a broader scope and scale than in prior planning efforts.

It is also clear that the federal government’s role is changing. Shifting priorities in direct federal allocations; decreasing priority for enforcement of fair housing violations; and cuts in funds for domestic programs which directly impact protected classes will leave cities in a vacuum of resources to address the issues identified in Assessments

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

The City's EDI funds (including CDBG) target areas that have historically been under-invested in and have significant disparities in positive outcomes for residents compared to more affluent areas of the City.

In addition, the City plans several actions, completed or underway which have been informed by underserved homeless communities, including:

- The LGBTQ work plan was developed and implemented by the LGBTQ+ work group which is comprised of individuals from Ingersoll Gender Center, the Pride Foundation, Seattle's LGBTQ Commission, SOCR, HSD and HSI. Developed and launched in 2019, the plan set out to promote safe shelter for trans and non-binary people. Ingersoll Gender Center facilitated focus groups and the information gathered was used to develop a LGBTQ+ cultural competency training for shelter providers. Angeline's Women's Shelter was the first provider to receive the training. Continuing work on this project is on hold. Funding for Ingersoll Gender Center was used from performance pay underspend-a source of funding that is no longer available due to the COVID-19 crisis.
- Continued community engagement, partnerships, data analysis, and contract language for inclusive sheltering for all gender identities are bodies of work slated to move over to KCRHA.
- The City of Seattle received technical assistance from Native-serving organizations on how to best support service providers serving American Indian/Alaska Natives
- In supportive housing buildings, the City is coordinating to have the same case managers in each building, creating increased trust, referrals and service utilization and decreasing hospitalization and evictions
- The City is working with the Seattle Housing Authority to identify stability needs and reduce evictions among households receiving Housing Choice Vouchers

Actions planned to foster and maintain affordable housing

Please see section PR-10, PR-15, and the Needs Assessment and Market Analysis elements of the 2018-2022 Consolidated Plan for detailed analysis and links to work plans that address Seattle's on-going commitment to foster and maintain affordable housing. Or visit the City Office of Housing website at <http://www.seattle.gov/housing> .

Actions planned to reduce lead-based paint hazards

Please refer to SP-65 of Consolidated Plan for details on the scope of LBP hazard in Seattle's housing stock and for actions planned by the City Office of Housing, the Seattle Housing Authority and during our environmental reviews of federally funded capital project for LBP removal.

Actions planned to reduce the number of poverty-level families

Please refer to the Consolidated Plan, SP-70, for the City's antipoverty approach to the needs of vulnerable populations, homeless and economic equity issues for all communities in Seattle including poverty-level families in general.

For example, the Office of Immigrant and Refugee Assistance ESL for Work RTW program participants obtain stable employment and continue the ESL studies leading to more family economic stability. Emphasis is on referral and placement for clients in ongoing community based social and other services for which participants are eligible. In addition, the City's Equitable Development Initiative's project selection criteria emphasize actions that support economic mobility for people living in under-investment areas of the City as part of an effort to lift communities out of poverty.

In addition, OED's business technical assistance and business financing support for low-income small business owners helps to reduce the number of families in poverty, by supporting those owners to be more successful in managing their business. OED's CDBG funded Business Stabilization Fund program prioritizes making investments in small businesses dealing with commercial affordability and displacement issues.

Actions planned to develop institutional structure

Please refer to SP-40 in the 2018-2022 Consolidated Plan for a description and issues regarding development of institutional structure to carry-out the work of the federal grant activities funded by the City of Seattle.

Actions planned to enhance coordination between public and private housing and social service agencies

Please refer to Consolidated Plan PR-10 and AP-10 in this report for previously provided answers to a similar question. In addition, the City's Human Services department (particularly Homeless Strategies and Investment Division), the Office of Housing and Seattle Housing Authority have consistent

interaction, project teams, and collaboration on RFPs, contracting, monitoring and joint reporting which sustains the commitment to our coordination.

For example, City of Seattle helped set up Housing Connector, a public-private partnership where landlords offer housing to households experiencing homelessness, and service providers deliver time-limited services those households. The City will continue to increase coordination with housing authorities through a variety of projects including a homelessness prevention pilot for households awaiting housing vouchers.

The Office for Economic Development collaborates with the Office of Housing to include commercial space geared towards low-income small business owners and nonprofit organizations serving the community where low-income housing development investment are made by the City.

Discussion:

The City encourages HUD staff to take the Consolidated Plan as written, in its entirety with reference to multiple other major plans, as substantial evidence of a broad range of approaches, funding priorities, leveraged activities, and system efficiency toward the federally mandated goals of the CDBG/HOME/HOPWA/ESG/CoC-McKinney and all state and local funds represented in our investments. We seek to plan for all needs, seek out the high priority and eligible activities for federal funding and make that part of the "whole cloth" overall outcomes and investments the City tries to accomplish. We encourage many City departments, the Mayor's Office and Councilmembers, City Budget Office, Seattle Housing Authority and stakeholder entities and beneficiaries to see this as the City's Consolidated Plan for federal HUD grants in the context of all other plan priorities and resource management.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	400,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.	
5. The amount of income from float-funded activities	0
Total Program Income	400000

Other CDBG Requirements

1. The amount of urgent need activities

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

No other forms of investment are contemplated for the use of the HOME funds except as identified in 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

US Department of Housing and Urban Development rules limit the maximum eligible sales price for HOME-assisted ownership housing to \$430,000 for homes in Seattle. In Seattle's high cost market, there is extremely limited inventory available for income-eligible buyers. The City could request a waiver to increase the maximum sales price based on a market study reflecting the higher median sales price; however, HUD requires this study to be updated on an annual basis and the City cannot

justify the costs at this time. Therefore, Seattle will use HOME funds solely for rental housing activities.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

Seattle does not utilize HOME funds for homeownership projects. See above

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not have any plans to refinance existing debt secured by multifamily housing as described in the question, and therefore we do not have any refinancing guidelines for that activity.

Emergency Solutions Grant (ESG) Reference 91.220(l)(4)

1. Include written standards for providing ESG assistance (may include as attachment)

ESG is governed by the same requirements, priorities, and contract processes as other fund sources included in the City's Request for Proposal funding processes.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Seattle/King County Continuum of Care (CoC) has implemented a system wide coordinated entry and assessment system (CEA) for all population groups. Managed by King County, the system has been operational under a new platform since June of 2016. Five Regional Access Points (RAPs) with assigned geographic catchment areas covering Seattle and all of King County are the front door to the CoC Coordinated Entry (CE) system. Materials are available in 12 languages and interpreters are available & accessible. If households are unable to access a RAP, staff are deployed to meet them where accessible and have auxiliary aids and services for effective communication (e.g., Braille, audio, large type, assistive listening, sign language). RAPs are responsible for outreach within their region including designated outreach workers for hard to reach pops (i.e. unsheltered CH, YYA, veterans) who are trained to complete assessments in the field. Young Adults, Veterans, and Victims of Domestic Violence can also access CE at population-specific sites. Access to homeless housing resources is prioritized based on vulnerability to ensure households who most need assistance can receive it in a timely and consistent manner. Recently shifted to a Dynamic Prioritization model designed to move households to permanent housing more quickly.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

ESG funds in the past have been used by the City of Seattle as part of resources prioritized for homeless intervention services. Future sub-awards of ESG funding will be governed by RFP processes available to all applicants, relying heavily on community based NPOs and open to faith-based organizations within the statutory limits of use of federal funds by these types of organizations.

The City of Seattle's Human Services Department facilitated an open and competitive funding process for homelessness services and support in 2017 for a range of projects including Homelessness Prevention, Diversion, Outreach & Engagement, Emergency Services, Transitional Housing, Rapid Re-Housing and Permanent Supportive Housing. Funding recommendations reflected regional priorities such as person-centered service, results/impact, and addressing racial disparities. The next funding process is expected to be facilitated by the new King County Regional Homelessness Authority.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The current Seattle/King County Continuum of Care (CoC) includes King County plus cities such as Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, which convenes government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to implement the Continuum of Care in King County. ESG funding decisions are coordinated with All Home and its Funders Group. For more information about All Home, please visit <http://allhomekc.org/about/>. This CoC will transition to KCHRA in 2021 (<https://regionalhomelessnesssystem.org/>).

All Home brings together local governments, religious institutions, non-profits, philanthropic organizations, shelter and housing providers, the private sector and engaged citizens in a coordinated effort that both responds to the immediate crisis of homeless individuals and addresses the root causes of the problem in our region. As a critical part of that consultation, All Home includes the Consumer Advisory Council which serves as a forum to incorporate consumer feedback within policy and strategic decisions and action items under the Strategic Plan. Consumers ensure that the effort to end homelessness in King County incorporates the expertise of people who experience homelessness – including those who are at risk of becoming homeless or were formerly homeless – at all levels of implementation, evaluation, and plan revision.

All Home brings together local governments, religious institutions, non-profits, philanthropic organizations, shelter and housing providers, the private sector and engaged citizens in a coordinated effort that both responds to the immediate crisis of homeless individuals and addresses the root causes of the problem in our region. As a critical part of that consultation, All Home convenes the Consumer Advisory Council and the Youth Action Board which serve as forums to incorporate consumer feedback within policy and strategic decisions and action items under the

Strategic Plan. Each of the All Home system committees also make an effort to include participation from persons with lived experience. These efforts ensure that the effort to end homelessness in King County incorporates the expertise of people who experience homelessness – including those who are at risk of becoming homeless or were formerly homeless – at all levels of implementation, evaluation, and plan revision.

5. Describe performance standards for evaluating ESG.

The City of Seattle worked in partnership with the CoC (All Home), King County, and United Way of King County to develop shared performance standards used in all contracts. These standards were included in the City's 2017 RFP. Examples of performance requirements include Exit Rate to Permanent Housing, Length of Stay (days), Return Rates to Homelessness, and Entries from Literal Homelessness.

The City's data team provides quarterly performance progress reports and technical assistance as needed and works closely with the data team at King County to evaluate performance and review trends. The City is also in sync with other local funders to develop policies for HMIS. (King County is the operator of HMIS.)

This amendment reflects allocation of CARES Act first and second tranche allocations for response to the coronavirus through 12/31/2020. These activities address a federal, state and locally declared disaster and will waive standard citizen participation requirements as provided by HUD guidance memos.

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This second amendment to the City of Seattle's 2019 Annual Action Plan reflects the receipt of \$8,896,332 in federal funding for the CDBG, ESG, HOME and HOPWA programs through the CARES Act Public Law 116-136 passed on March 27, 2020. Though at least the end of 2020, the City anticipates allocation and expenditure of \$5,640,185 CDBG-CV, \$2,829,807 ESG-CV, and \$426,340 HOPWA-CV funding in addition to the regular grantee allocations for these programs.

The original 2019 Annual Action Plan was submitted to the U.S. Department of Housing and Urban Development as the application for origin year 2019 funds from the Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons with AIDS programs in compliance with 24 CFR 91. The Annual Action Plan encapsulates the second year of the 2018-2022 Consolidated Plan for Housing and Community Development. Funding priorities will continue to be used to support emergency shelter and services for homeless persons, to provide for affordable housing, small business and microenterprise financial assistance and business district planning, job training and readiness services, and for park upgrades. For program year 2019, a total of approximately \$21.2 million is governed by this annual plan.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The objectives of the governing 2018 - 2022 Consolidated Plan funding are to 1) support the delivery of emergency shelter and related services for homeless persons and families; 2) develop and preserve affordable rental and homeownership housing; 3) support low- and moderate-income neighborhoods,

businesses and business districts with infrastructure and economic development assistance; 4) support job training activities as part of an anti-poverty strategy; and advance the objectives of affirmatively furthering fair housing.

By this amendment, the City documents allocation and activities such as small business stabilization grants, rent assistance and support of shelter de-intensification and operations in direct response to the impact of COVID-19 in Seattle.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The most recently completed program year is 2018. Our Consolidated Annual Performance and Evaluation Report (CAPER) for 2018 contained the following:

- Human Services Department CDBG public service and ESG dollars provided vital overnight shelter to over 2,139 homeless persons.
- The Office of Housing (OH) awarded funding for 27 federally funded affordable housing units. CDBG funds were used to rehabilitate and preserve 16 units in North Seattle. In addition, CDBG support provided home repair to 500 households; primarily for senior homeowners. HOME funds were used in the Low-Income Housing Institute Othello project, estimated to produce 93 units, 11 of which are HOME funded. OH completed and leased up 21 HOME units in two previously funded projects: Estelle by DESC, Tony Lee Apartments by the Low-Income Housing Institute.
- Parks and Recreation Department used CDBG funding to complete capital improvements and renovations, including ADA improvements, at nine (9) neighborhood parks serving low-moderate-income neighborhoods.
- The Office of Economic Development (OED) invests in neighborhood business districts to provide technical assistance to local small business owners to help them grow their business, cultivate customers and collaborate with others to expand their reach. CDBG supported 9 neighborhood business districts' revitalization work, supporting over 200 businesses.
- The Office of Immigrant and Refugee Assistance served a total of (133) distinct individuals in 8 classes using CDBG funds in the Ready for Work (RTW) program during 2018.

Based on the CAPER data, and other qualitative and quantitative information from providers, we assess that our progress in meeting our Consolidated Plan objectives is on track and that our funds are being used for the correct purposes. This assessment is made within the context of the City's overall budget and other resources available to assist low- and moderate-income persons, such as the Families and Education Levy and the Housing Levy.

During 2018, the City of Seattle spent a great deal of time and resources on the implementation of the Assessment of Fair Housing (AFH) and the completion of the new 2018-2022 Consolidated Plan. The development of the AFH required significant coordination, facilitation, research and production among 16 different city departments plus the Seattle Housing Authority. The AFH was adopted and accepted by HUD in July 2017. The 2018-2022 Consolidated Plan and 2018 Annual Action Plan was approved by HUD in September 2018.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Amendment #2 to the 2019 Annual Action Plan will conform to the waivers granted by the CARES Act and under HUD CPD guidance memos, shortening the public comment period otherwise required by the Consolidated Plan to five days instead of thirty days. Waiver also allows for virtual public hearings with reasonable accommodation for public input in the review process given the circumstances of the COVID-19 crisis and the City and State's stay at home orders. Public notice will be given of opportunity to view and/or participate in scheduled Council hearings of this amendment to the extent practicable and consistent with the Governor's Order on modifications to the Open Public Meetings Act.

The Consolidated Plan relies on multiple planning efforts from a variety of sources to inform the allocations of the Consolidated Plan funds. Most important to this effort is the awareness that the HUD funds are part of a much larger funding picture for housing, human services, and community development in the City of Seattle.

The City's conduct of planning efforts such as the Area Agency on Aging, the Seattle / King County Committee to End Homelessness, the Mayor's Emergency Task Force on Unsheltered Homelessness and the City's Housing Affordability and Livability Advisory (HALA) Committee, Seattle 2035 Comprehensive Plan Update, the Mayor's Commercial Affordability Advisory Committee, the Human Services Department's Pathways Home plan development to evolve our homeless prevention and service system each provided key opportunities for consultation and public input. In addition, the City's 2019 Adopted and 2020 Endorsed Budget included significant general public input and discussion to shape budget priorities, which were ultimately passed by City Council.

A draft of the 2019 Annual Action Plan was publicized and made available for public comment for a 30-day public comment period beginning November 21, 2018.

After receiving the final allocations from HUD on April 16, 2019, the 2019 Annual Action Plan was again made available for public comment on May 17, 2019, again for a 30-day public comment period.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Public comment was solicited on December 12, 2018 and July 15, 2019 during the public hearings at meetings of the Finance and Neighborhoods committee of the Seattle City Council.

6. Summary of comments or views not accepted and the reasons for not accepting them

No comments were received during either review period or hearings.

7. Summary

The City of Seattle coordinates HUD's Consolidated Plan funds with other City resources such as our General Fund; Families and Education Levy, Housing Levy; federal McKinney-Vento funds; and Real Estate Excise Tax to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds, particularly those activities that support Assessment of Fair Housing work plan items. **How each fund source is used depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds.**

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	SEATTLE	
CDBG Administrator	SEATTLE	Human Services Department, Fed. Grants Mgt. Unit
HOPWA Administrator	SEATTLE	Human Services Department, FGMU
HOME Administrator	SEATTLE	Office of Housing (OH)
ESG Administrator	SEATTLE	Human Services Department, FGMU
HOPWA-C Administrator		

Table 1 – Responsible Agencies

Narrative (optional)

The City's Federal Grants Administration Unit (FGMU), housed in the City's Human Services Department, coordinates the development of the Consolidated Plan, the annual action plans, the CAPER, and the Assessment of Fair Housing. Consolidated Plan funds are used by several City departments: Human Services Department, the Office of Housing, the Office of Economic Development, the Office of Immigrant and Refugee Affairs, and the Parks and Recreation Department. All concerns or questions about the Consolidated Plan should be directed to the Federal Grants Administration Unit.

Consolidated Plan Public Contact Information

The Federal Grant's Management Unit is housed in the City's Human Services Department. Our mailing address is P.O. Box 34215, Seattle, Washington 98124-4215. The Manager of the FGMU Administration Unit may be reached by calling 206-256-5415.

AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

The AAP relies on *multiple planning efforts* conducted by partners such as the Area Agency on Aging, Human Services Department, Committee to End Homelessness, Office of Housing, Office of Economic Development, Seattle Housing Authority, and Office of Planning and Community Development.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

Seattle 2035 Comprehensive Plan is a 20-year vision and roadmap for Seattle’s future that guides City decisions on where to build new jobs and houses, how to improve our transportation system, and where to make capital investments such as utilities, sidewalks, and libraries. New to the plan was a **Growth and Equity Analysis which resulted in an Equitable Development Implementation Plan**. Federal grants’ funding for the Equitable Development Initiatives noted in this AAP grew out of this community engagement and planning.

The City and Seattle Housing Authority submitted a joint Assessment of Fair Housing in June 2017. The AFH required extensive community consultation and public participation which is documented in a Community Engagement Matrix as part of that plan. Please go to Seattle.gov and search for **2017 City of Seattle and Seattle Housing Authority Joint Assessment of Fair Housing** to review the full report.

Seattle's Office of Housing updated the **Housing Levy Administration and Finance** plan in 2017. Taxpayers agreed for the seventh time to support the housing Levy and doubled the amount collected over the next seven years to a total of \$290 million for affordable housing.

The Human Services Department's Area Agency on Aging coordinated the **Mayor's Age Friendly initiatives** to address environmental, economic, and social factors influencing the health and well-being of older adults. Programs such as utility discounts for seniors and people with disabilities, regional reduced transit fares, senior/disabled enrollment in property tax exemption program to help older households to maintain their housing will benefit from this initiative.

The **Equitable Development Initiative (EDI)** targets communities have not had equal access to opportunity for economic, infrastructure and community assets investment. The 2018-2022 Consolidated Plan builds on the priorities and initiatives identified through the EDI assessment process.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The Seattle / King County Continuum of Care (CoC) includes King County plus the cities of Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, a broad coalition of government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to implement the Continuum of Care in King County. ESG funding decisions are coordinated with All Home and its Funders Group. For more information about All Home, please visit <http://allhomekc.org/about/>.

The Seattle/King County Continuum of Care (CoC) has implemented a system wide coordinated entry and assessment (CEA) system for all population groups. The system has been operational under a new platform since June 2016. The CEA system is managed by King County. CEA serves all people (single adults, young adults, couples, families, and veterans) experiencing homelessness in the following situations:

- Living and sleeping outside
- Sleeping in a place not meant for human habitation
- Staying in a shelter
- Fleeing/attempting to flee domestic violence
- Exiting an institution where a person resided for up to 90 days and were in shelter or a place not meant for human habitation immediately prior to entering that institution or transitional housing
- Young adults who are imminently at risk of homelessness within 14 days are also eligible for CEA.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City combined ESG funding with multiple fund sources in the 2017 Homeless Investments RFP. Part of the RFP requirements are "Appendix E - Minimum Performance and Target Performance Standards for sub-recipients" (see full document at HSD 2017 Homeless Investments RFP Performance Standards. <http://www.seattle.gov/Documents/Departments/HomelessInvestmentsRFP/Appendix%20E%20-%20Minimum%20Performance%20Standards%20and%20Target%20Performance%20Standards.pdf>).

This document also includes “System wide” minimum and Core Outcomes for funded services to benefit homeless people by program type. Examples of performance measurements include Exit Rate to Permanent Housing, comparison of Length of Stay (days), Return Rate to Homelessness, and Entries from being literally homeless.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	All Home
	Agency/Group/Organization Type	Planning organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Seattle / King County Continuum of Care (CoC) includes King County plus the cities of Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, a broad coalition of government, faith communities, non-profits, the business community and homeless and formerly homeless people. ESG funding decisions are coordinated with All Home, as lead CoC agency, and its Funders Group. For more information about All Home please visit: http://allhomekc.org/about/ .
2	Agency/Group/Organization	Ready to Work Steering Committee
	Agency/Group/Organization Type	Services-Education Services-Employment Other government - State Other government - County Regional organization Civic Leaders Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	RTW steering committee sets program priorities which informed which services would be submitted for CDBG fund consideration.
3	Agency/Group/Organization	Housing Development Consortium of Seattle-King County
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Housing Development Consortium (HDC) is a membership organization representing the many agencies and businesses involved in the nonprofit housing industry in Seattle and King County. Its members include nonprofit housing providers, homelessness services organizations, lenders, builders, architects, investors, local government, and housing authorities. During the development of the 2016 Housing Levy, HDC convened members including organizations serving the array of populations such as homeless, low-wage workers, seniors, people with disabilities, families, immigrant and refugee households -- served by the levy. The City of Seattle Office of Housing met regularly with these HDC members to get input on needs and market conditions related to rental development and operations, homebuyer assistance and development, and homeowner foreclosure prevention. HDC members were also actively involved in reviewing funding policies for the Housing Levy Administrative and Financial Plan after the levy was approved by voters. Consultation for the Housing Levy is incorporated in to the Consolidated Plan because a project from the City of Seattle Office of Housing may use HUD funds as well as Housing Levy funds.</p>
4	<p>Agency/Group/Organization</p>	<p>Housing Levy Technical Advisory Committee</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Strategy Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Technical Advisory Committee was convened by the Office of Housing to advise the City on programs and goals for the proposed 2016 Seattle Housing Levy. It was comprised of 28 members with a broad range of expertise, including assisted and market rate rental housing, home ownership development, land use and environmental planning, homelessness prevention and stability programs, and housing finance. The committee met four times during the fall of 2015. It reviewed the performance of existing levy programs, existing and projected housing and homelessness needs, and existing and projected housing market conditions. The committee helped shape the program elements of the new levy, both its broad policy priorities, and its underlying financial assumptions and administrative structure. This work established the parameters for Housing Levy funding over seven years, 2017 to 2023.</p>
5	<p>Agency/Group/Organization</p>	<p>Housing Levy Oversight Committee</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Housing Levy Oversight Committee is the citizen body responsible for monitoring and reporting on performance of Seattle Housing Levy to City officials and the public. The Oversight Committee also recommends funding policies for levy programs to the Mayor and Council. The current Oversight Committee was convened in January 2016, with seven members appointed by the Mayor and six by the City Council. In first quarter 2016 the committee reviewed funding policies for the new 2016 Housing Levy, including public and stakeholder input compiled over the prior six months. These policies address population and geographic priorities, funding allocation, contracting requirements, and ongoing compliance. The policies were subsequently adopted by City Council as the Housing Levy Administrative and Financial Plan, with attached Housing Funding Policies. The Housing Funding Policies also govern Consolidated Plan funds administered by OH, consistent with federal requirements for HOME, CDBG and other City-administered sources.</p>
6	<p>Agency/Group/Organization</p>	<p>SEATTLE HOUSING AUTHORITY</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing PHA Services - Housing</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Public Housing Needs</p>
	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>SHA is a full partner with the City of Seattle in housing development, identifying gaps in service needs and coordination between private, subsidized and public housing services.</p>

Identify any Agency Types not consulted and provide rationale for not consulting

Finite time, staff capacity and other resources always impose a practical limit on how many entities and possible interested parties are consulted in any given planning process. However, please refer below to the extensive list of consulted entities involved in the key plans relied upon to develop this Consolidated Plan (e.g. the Housing Affordability and Livability, an initiative to renew the City’s Housing Levy, the Positive Aging Initiative, the Equitable Development Initiative, the Seattle Housing Authority’s Strategic Plan, etc.)

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	All Home	Addressing the needs of persons experience homelessness is called out specifically in the goals of the 2018-2022 Consolidated Plan. Seattle/King County Strategic Plan to End Homelessness is managed by All Home, the Continuum of Care (CoC) Lead agency, and has served as a guiding effort to coordinate a system of services across the City and King County that focuses on ending rather than institutionalizing homelessness. www.allhomekc.org/the-plan
2017 City and SHA Assessment of Fair Housing	Human Services Dept. - FGMU	The AFH Work Plan is fully integrated into the 2018-2022 Consolidated Plan as required by HUD. See http://www.seattle.gov/Documents/Departments/HumanServices/CDBG/2017%20AFH%20Final.4.25.17V2.pdf
23rd Avenue Action Plan	Office of Planning and Comm. Dev.	Creates strong communities in the face of displacement pressures through the Healthy Living Framework, increase affordable Housing Options (Multiple Goals), promote economic mobility for low-income residents, Implements the City's Comprehensive Plan. http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/CentralArea/23rdAvenueUDF.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Central Area Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/central-area
Breaking Barriers and Building Bridges	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low income communities to create shared prosperity; advancing economic mobility for the immigrant and refugees workforce and combatting institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/Documents/Departments/OIRA/BreakingBarriersandBuildingBridges.pdf
Ready To Work	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low income communities to create shared prosperity; advancing economic mobility for the immigrant and refugees workforce and combating institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/iandraffairs/RTW
Racial and Social Justice Initiative	Office of Civil Rights	Combat institutional racism and barriers faced by low income people, people with disabilities, families with children, veterans and other groups. Pursue best practices to eliminate structural and individual bias (related to racism, homophobia, transphobia, ableism, ageism and other forms of bias) http://www.seattle.gov/rsji/resources
Seattle 2035: Growth Management Act Update	Office of Planning and Comm. Dev.	The Comprehensive Plan guides City decisions on where to build new jobs and houses, how to improve our transportation system, and where to make capital investments such as utilities, sidewalks, and libraries. Our Comprehensive Plan is the framework for most of Seattle Countywide Planning Policies. http://www.seattle.gov/opcd/ongoing-initiatives/seattles-comprehensive-plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Waterfront Seattle	Office of Planning and Comm. Dev.	Supports goals directed towards equitable access to a healthy environment in the downtown waterfront area of Seattle. https://waterfrontseattle.org/overview
Capitol Hill Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/capitol-hill-design-guidelines-update
Chinatown International District Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/chinatown-international-district
Delridge Action Plan	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/delridge-action-plan
Little Saigon Business District	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/little-saigon-business-district

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Rainier Beach Action Plan	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/rainier-beach
University District Rezone and Urban Design	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/u-district-urban-design
Uptown Rezone	Office of Planning and Comm. Dev.	Contributes to most of the goals in the Consolidated Plan as related to this geographic area in context of HALA and Mandatory Housing Affordability (MHA) ordinance. https://www.seattle.gov/opcd/ongoing-initiatives/uptown-framework-for-the-future
Equitable Development Initiative	Office of Planning and Comm. Dev.	Contributes to most goals of Consolidated Plan for housing, economic and community development, and equity issues targeting areas of the City represented by high percentages of people of color. http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/EquitableDevelopmentInitiative/EDIImpPlan042916final.pdf
Housing Affordability & Livability Agenda (HALA)	Office of Planning and Community Development and Office of Housing	Advances all Consolidated Plan Housing Goals, specifically the HALA goal. http://www.seattle.gov/hala

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Under One Roof	Office of Housing	Describes need for affordable housing and the impact of the local Housing Levy for Seattle subsidized housing development. http://www.seattle.gov/housing/levy/
Seattle Housing Levy Administrative and Financial	Office of Housing	Referenced in Consolidated Plan because of direct connection to Housing Funding Policies contained in the Levy Administrative & Financial plan. https://www.seattle.gov/Documents/Departments/Housing/Footer%20Pages/HousingLevy_A-F-Plan_2017-18.pdf
Seattle Housing Authority Strategic Plan	Seattle Housing Authority	The goals of SHA strategic plan and the Consolidated Plan align well. Specifically, the strategic plan calls for SHA to expand public housing opportunities for low income households, promote quality communities, and improve quality of life for its participants. It also commits to partnership and coordinated action as well as race and social justice as organizational cornerstones. https://www.seattlehousing.org/sites/default/files/SHA_2016_2020_Strategic_Plan.pdf
Pathways Home	Human Services Department	Background and analysis of Seattle's homeless strategies and planned investments. Overlaps with Consolidated Plan Annual Action Plans. http://www.seattle.gov/Documents/Departments/HumanServices/Reports/Final_PH_1_Year.pdf
Open Space Plan	Parks	Includes plans for park improvements in economically distressed neighborhoods or sites. http://www.seattle.gov/parks/about-us/policies-and-plans/2017-parks-and-open-space-plan
Community Center Strategic Plan	Parks	Includes plans for Community Center improvements in economically distressed neighborhoods or sites needing ADA improvements. http://www.seattle.gov/parks/about-us/policies-and-plans/community-center-strategic-plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Parks Asset Management Plan	Parks	Includes buildings and facilities in economically distressed neighborhoods or sites needing ADA improvements. See Complete Parks ADA Priority Facility List in attachments for Consolidated Plan.
Seattle Parks and Recreation ADA Transition Plan	Parks	Includes plans and prioritization for park accessibility and ADA improvements, including in economically distressed neighborhoods. See Parks ADA Priority list attached in attachments. http://www.seattle.gov/Documents/Departments/ParksAndRecreation/PoliciesPlanning/ADA/SPR_ADA_Transition_Plan_2017_Update.pdf
Designation process for low income parks	Parks	Park Upgrade Program projects are in parks that have been designated by this process. See attached .pdf in attachments to Consolidated Plan
2018-2023 Adopted Capital Improvement Program	Office of Planning and Comm. Dev.	Assessment of City owned capital facilities needs and fund sources in context of City budget. Link to leveraged facilities improvements prioritized in Consolidated Plan. http://www.seattle.gov/financedepartment/1823adoptedcip/default.htm

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2017-2018 City Families and Education Levy	Department of Education and Early Learning	Seattle voters approved the \$231 million levy renewal (the 2011 Families and Education Levy) for the period of 2012-2018. The Families and Education Levy invests in early learning, elementary, middle school, high school, and health programs to achieve three goals: 1) Improve children's readiness for school; 2) Enhance students' academic achievement and reduce the academic achievement gap; and 3) decrease students' dropout rate and increase graduation from high school and prepare students for college and/or careers after high school. http://www.seattle.gov/education/about-us/about-the-levy
City American with Disabilities Act survey	Finance and Administrative Services	The City's ADA Compliance Team (ACT) is responsible for reviewing all City-owned and leased construction projects to ensure they comply with all ADA and accessibility requirements. http://www.seattle.gov/city-purchasing-and-contracting/social-equity/ada-and-accessibility-compliance
Seattle/King County Area Agency on Aging State Plan	Human Services Department	http://www.agingkingcounty.org/wp-content/uploads/sites/185/2017/12/Area-Plan_2016-2019_MASTER-new.pdf
2016 Homeless Needs Survey	Human Services Department	http://coshumaninterests.wpengine.netdna-cdn.com/wp-content/uploads/2017/04/City-of-Seattle-Report-FINAL-with-4.11.17-additions.pdf
2018 Move To Work Plan	Seattle Housing Authority	https://www.seattlehousing.org/sites/default/files/2018%20SHA%20MTW%20Plan.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2017 One Night Count	All Home	http://allhomekc.org/wp-content/uploads/2016/11/2017-Count-Us-In-PIT-Comprehensive-Report.pdf
Behavioral Risk Factor Surveillance data	Federal-Centers for Disease Control	https://www.cdc.gov/brfss/index.html
2017 HIV/AIDS Quarterly Reports	King County Epidemiology for People Living with HIV/AIDS	https://www.kingcounty.gov/depts/health/communicable-diseases/hiv-std/patients/epidemiology/~media/depts/health/communicable-diseases/documents/hivstd/hiv-surveillance-report.ashx
Monitoring Report: Affordability of Unsubsidized	Office of Housing	http://www.seattle.gov/housing/data-and-reports http://www.seattle.gov/Documents/Departments/OPCD/Demographics/AboutSeattle/2016UnsubsidizedHousingMonitoringReport.pdf
2017 Homeless Inventory Count	HUD; filed by Human Services Department	2017 inventory of facilities serving homeless individuals, families and youth/young adults. See attached spreadsheet in the attachments to Consolidated Plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Levy to Move Seattle Work Plan	Seattle Dept. of Transportation	http://www.seattle.gov/Documents/Departments/SDOT/About/Funding/2018_0423_MSLevy_Eval_Council_report_FINAL_Printable.pdf
KC Metro 2011-21 Plan for Public Transit	King County Metro	https://metro.kingcounty.gov/planning/pdf/MetroStrategicPlan_Summary_final.pdf
ESMI Workforce Development data	Office of Economic Development	Use of private database for workforce projection and labor industry trends at http://www.economicmodeling.com/workforce-development/
Vision 2040	Puget Sound Regional Council	Broad based regional plan including affordability, demographic trends and issues of equitable access to high opportunity areas at https://www.psrc.org/vision-2040-documents
Fixed Broadband Deployment	Federal Communications Commission	Database and maps to help determine gaps in access to broadband services; https://broadbandmap.fcc.gov/#/
Flood Service Map Center	Federal Emergency Management Agency	Database and maps to help determine flood prone areas of Seattle; https://map1.msc.fema.gov/idms/IntraView.cgi?KEY=67226133&IFIT=1

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2016 Race & Social Justice Comm. Survey	Seattle Office of Civil Rights	http://www.seattle.gov/rsji/community/survey

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

The City of Seattle, Human Services Department, Federal Grants Management Unit (FGMU), is the lead agency for the development of the Consolidated Plan and the administration and management of Community Development Block Grant, Emergency Solutions Grant, and Housing Opportunities for Persons with AIDS funding. The City's Office of Housing is the lead agency for the administration and management of the HOME Investment Partnership program.

The Consolidated Plan funds are allocated to several City departments for implementation of programs benefitting low- and moderate-income clients and other eligible populations. The Human Services Department utilizes CDBG, ESG, and HOPWA funds to provide public services for homeless and low- and moderate-income persons, for employment training support services to eligible clients, and for minor home repair services to low- and moderate-income homeowners. The Office of Housing (OH) uses CDBG and HOME funds to provide for the preservation and development of affordable housing, assistance to qualifying homeowners in need of home repairs, and assistance benefiting qualifying homebuyers. CDBG funding is used by many City departments to address a variety of community needs, including business development, revitalization, workforce development, community and neighborhood facilities, infrastructure and park improvements as well as improved accessibility for those with mobility impairments. All CDBG-funded projects are reviewed and monitored by the FGMU for compliance with applicable federal rules and regulations. AP-12 Participation – 91.105, 91.200(c)

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City relies on existing planning and needs identification at the community, departmental and other stakeholder level to inform the list of services prioritized for HUD federal grant allocations. The list below highlights key plans that informed the 2019 Annual Action Plan submitted as part of the 2018-2022 Consolidated Plan.

Each of the planning efforts involved community engagement and public input in a variety of forms. The engagement and input includes a variety of digital surveys, City-wide “telephone” town halls, community engagement one-on-one with constituents at community fairs and celebrations, participation in panels, forums and public meetings that may not have focused on the Consolidated Plan itself, but were pertinent to one of more of the topics addressed by this plan. Public comments directly related to CP goals and issues were extracted from multiple City Department websites. Additionally, the City conducted as much outreach to public commissions, advocates, and public and non-profit stakeholders as possible within each initiative. For example, the 2017 AFH involved an extensive list of outreach activities captured by the Community Engagement Matrix.

- 2017 City and Seattle Housing Authority Assessment of Fair Housing
- 2016 Homelessness Survey – Pathways Home strategic plan
- 2016 City-wide Americans with Disabilities Act (ADA) Survey – and implementation work group recommendations continuing throughout 2018-2019
- Seattle Housing Authority strategic plan
- Office of Housing policy and priorities established through adoption of the 2017 Administration and Finance plan for Seattle Housing Levy funds
- City Comprehensive Growth Management Plan – Seattle 2035

Seattle has a long-standing commitment to providing information to the public in a variety of languages prevalent in our communities and recognizes the need to conduct more outreach to people with vision and hearing impairments. The City intends to improve access to AAP plans

for people with differing abilities such as people with hearing or vision impairments or other physical or cognitive limitations as we implement the 2018-22 ConPlan.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
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1	Focus Group	Residents of Public and Assisted Housing	<p>From November 2016 through March 2017, SHA staff attended a number of resident events to discuss issues related to the Assessment of Fair Housing. Overall, staff attended 24 events reaching at least 390 residents and voucher holders.</p>	<p>Seattle's biggest fair housing challenge is the cost of living. High rents and home prices are displacing low- and middle-income households; impacting the ability of voucher holders to successfully find a unit. Lengthy wait times for SHA units and the homeless population are evidence that the demand for affordable housing</p>		<p>See summary of public comments in Executive Summary of the Assessment of Fair Housing at http://www.seattle.gov/Documents/Departments/HumanServices/CD</p>
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				surpasses the stock. A number of residents and voucher holders discussed instances of housing discrimination against individuals due to their participation in the Housing Choice Vouchers program. Historic redlining and mortgage practices have shaped the racial and ethnic characteristics of Seattle's		
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
				neighborhoods.		

2	Focus Group	<p>Minorities</p> <p>Non-English Speaking - Specify other language: 10 different languages</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies providing services to English Language learners</p>	<p>83 participated in the focus groups. Focus group participants confirmed the need for a community-based program to help Level 1-3 English Language Learners improve English Skills and Obtain Employment. The focus groups were attended by a cross section of English Language Learners representing 10 languages</p>	<p>Participants addressed a wide range of needs that directly informed the design of the Ready to Work Program</p>	<p>All of the major recommendations were built into the program design</p>	
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3	Focus Group	<p>Minorities</p> <p>Non-targeted/broad community</p> <p>Neighborhood based Comm Orgs</p>	<p>The Office of Housing sought public and stakeholder input throughout the development of the Housing Levy Administrative and Financial Plan (A&F Plan) and OH Funding Policies. In Fall 2016 OH published eleven white papers discussing potential changes to funding policies and then convened a meeting with stakeholders</p>	<p>To successfully address Levy priorities for housing in higher cost areas of opportunity, there were several recommendations for policies acknowledging higher costs. Similarly, higher costs were acknowledged as necessary to produce family-sized units. There was strong support for reduced leveraging</p>	<p>There was discussion of making Home Repair funds available to community organizations, but these funds were determined to be more efficiently allocated via OHs existing Home Repair Program. The Foreclosure Prevention pilot program funds will be allocated by an administrator selected through a competitive process.</p>	<p>www.seattle.gov/housing/levy</p>
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			<p>and members of the public. In early 2017 OH published draft policy language and sought additional comments and presented to the Seattle Planning Commissions Housing and Neighborhoods Committee; recommending the A&F Plan and Funding Policy to the Mayor and Council. The City Council received additional public comment during its review and</p>	<p>requirements for homeless housing seeking rehabilitation funding.</p>		
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
			approval of the legislation.			

4	Focus Group	<p>Non-targeted/broad community</p> <p>Neighborhood based Comm Org</p>	<p>The Office of Housing sought public and stakeholder input for the Housing Levy renewal. Two focus groups provided early input; an open house introduced the history of the housing levy, current programs and the renewal planning process, and solicited public comments and participation; an on-line survey provided another option. A 28-member</p>	<p>Strong support to retain and expand each of the housing levy programs: rental housing, homeownership, and homelessness prevention. During City Council review, there was emphasis on equitable development and preventing displacement.</p> <p>Commitment to align levy homelessness investments with</p>	<p>The City received several broad responses that will inform housing planning and program activities in the future but were not applicable to the levy funding proposal.</p>	<p>www.seattle.gov/housing/levy</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
			<p>Technical Advisory Committee provided comments on preliminary recommendations. OH presented the proposal at 8 community meetings and to the Seattle Planning Commissions Housing and Neighborhoods committee. City Council convened a Committee of the Whole met 7 times and held a public hearing.</p>	<p>Continuum of Care priorities and the City's Pathways Home Initiative. There was a request for a foreclosure prevention pilot program, which was added to eligible activities in the Homeownership program.</p>		

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

The Expected Resources table below now reflects receipt of \$8,896,332 in federal funding for the CDBG, ESG, HOME and HOPWA programs through the CARES Act Public Law 116-136 passed on March 27, 2020. Though at least the end of 2020, the City anticipates allocation and expenditure of \$5,640,185 CDBG-CV, \$2,829,807 ESG-CV, and \$426,340 HOPWA-CV funding in addition to the regular grantee allocations for these programs.

Overall resources in 2019 from the Consolidated Plan funds are expected to remain substantially similar to recent years. The City of Seattle coordinates HUD's Consolidated Plan funds with other City resources such as our General Fund, Families and Education Levy, Housing Levy, federal McKinney-Vento funds, and Real Estate Excise Tax (REET) to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds. How each fund source is used

depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	9,339,546	400,000	3,978,761	13,718,307	47,055,942	Revenue projections for remainder of Con Plan, assume 2% reduction per year for the next 4 years from 2018 allocation.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	3,043,164	1,000,000	0	4,043,164	16,834,447	Revenue projections for remainder of Con Plan, assume 1% reduction per year for the next 4 years from 2018 allocation.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	2,600,883	0	2,629,250	5,230,133	10,167,483	2018 HOPWA RFP will inform 2019 project activities.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	805,090	0	0	805,090	3,107,350	Revenue projections for remainder of ConPlan, assume 1% reduction per year for the next 4 years from 2018 allocation.
Other	public - federal	Admin and Planning Economic Development Public Services	5,640,185	0	0	5,640,185	0	Prevent, prepare for and respond to coronavirus.
Other	public - federal	Overnight shelter Rental Assistance	2,829,807	0	0	2,829,807	0	Prevent, prepare for and respond to coronavirus.
Other	public - federal	STRMU	426,340	0	0	426,340	0	Plan, Prepare for and respond to coronavirus

Other	public - local	Acquisition Economic Development Homeowner rehab Housing Multifamily rental new construction Multifamily rental rehab Overnight shelter Permanent housing in facilities Permanent housing placement Public Improvements Public Services Rapid re-housing (rental assistance) Rental Assistance Short term or transitional housing facilities STRMU	0	0	0	0	0	Seattle and King County funds including General Funds; e.g. Seattle Housing Levy, Move Seattle Levy, Seattle Families Education Preschool and Promise Levy, Seattle Mandatory Housing Affordability Revenue, Seattle Park and Recreation
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Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
		Supportive services Transitional housing						

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City of Seattle relies on Consolidated Plan funds to provide a foundation for our community and economic development activities. However, they are by no means the only investments the City or the community at large make in programs and services to support low- and moderate-income populations. Each of the three departments receiving the largest Consolidated Plan fund allocations anticipates sizable amounts of complementary funds from other sources to leverage the investment of HUD funds. The Office of Economic Development, for example, in 2018 received \$10.2 million from the City’s General Fund to support a healthy business environment that empowers businesses to develop, grow, and succeed. The Office of Housing received \$5.8 million in HUD Consolidated Plan funds in 2018 and received \$38 million from the Seattle Housing Levy for affordable housing projects and activities. In August of 2016, the seven-year housing levy was renewed by Seattle voters which doubled the total effort to provide funds for affordable housing. It is expected to generate \$290 million over the next seven years. The levy’s goals are to produce and preserve 2,150 apartments affordable for at least 50 years, reinvest in 350 affordable apartments, provide rent assistance and other supports for 4,500 families to prevent homelessness, assist 280 low-income homeowners, and provide loans for acquisition and rental rehabilitation of existing affordable apartments. Additionally, the pattern of non-City funding from prior years is expected to continue, with tax credit equity investments accounting for roughly half (40% - 60%) of total annual investments in multifamily rental projects involving Office of Housing funding. Other funding sources include incentive zoning payments, the Washington State Housing Trust Fund, private bank and bond financing, and owner contributions and fundraising. The Human Services Department allocation of \$9.6 million in Consolidated Plan funds for services supporting homeless and low-income persons and families and approximately \$12 million in federal McKinney funding is leveraged with nearly \$56 million in local General Fund resources for the Addressing Homelessness Budget Control Level. The Office of Immigrant and Refugee

Affairs, in addition to the \$400,000 in CDBG Funds, will be allocated \$22,500 in General Funds to provide for bi-lingual and language friendly teaching assistance services in the Ready to Work program.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City has undertaken various planning efforts to review the utilization of available / surplus municipal property from which services may be provided to homeless persons. Two notable examples include a permanent shelter in a City-owned facility and the establishment of authorized encampment sites.

The first authorized encampments for people experiencing homelessness were established on city-owned property in the Ballard and Magnolia neighborhoods in 2015, serving about 80 people on any given night. This and two other sites were established in 2015 serving roughly 165 people on any given day. Following the success of these three sites, three more opened in spring 2017 and two additional sites are scheduled to open in 2018. All the encampments are operated on a self-management model, with a local nonprofit organization acting as fiscal sponsor.

In 2017, The City of Seattle Human Services Department provided \$1.8M in funding to create a Seattle Navigation Center intended to serve at least 75 people at a time with increases in funding and people served each year since then. The Navigation Center is modeled on the San Francisco Navigation Center which is a dormitory-style living facility that provides people living outside with shower, bathroom, laundry and dining facilities, and a place to store their belongings. Additionally, the Navigation Center provides round-the-clock case management, mental and behavioral health services, and connections to benefit programs and housing all in one location. The staff on site offer support for basic needs like shelter, hygiene, meals, secure and accessible storage, case management, and supportive services including meaningful referrals for substance abuse and mental health.

Discussion

The City's use of the Consolidated Plan funds is based on the purpose of the funds, eligible activities, and those of other financial resources available to the City, such as our housing levy, families and education levy, and general fund. We try to match the fund source to its best use in the context of all the other funds. Our contingency plan is found in Section AP-35. If necessary due to unanticipated revenue changes (either in the allocation or in program income) that necessitate a substantial amendment, formal City budget action will take place to adjust affected budget authorizations to departments.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	CPD: Increase homeless services	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes	CDBG: \$3,151,628 HOPWA: \$2,600,883 ESG: \$805,090 HESG-CV: \$2,829,807	Tenant-based rental assistance / Rapid Rehousing: 70 Households Assisted Homeless Person Overnight Shelter: 1500 Persons Assisted
2	CPD: Increase Small Business Assistance	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI	CDBG: \$4,882,429 CDBG-CV: \$1,410,045	Businesses assisted: 261 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	CPD: Access to Nature and Physical Activities	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Inaccessible Infrastructure	CDBG: \$808,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 35000 Persons Assisted
4	AFH/CPD:Resources for at-risk renters/owners	2018	2022	Affordable Housing Non-Homeless Special Needs		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Access to financial services AFH:Access publicly supprted hsg for ppl w/disabil AFH: Impediments to mobility AFH: Private Discrimination AFH: Access to Medical Services	CDBG: \$605,462 CDBG-CV: \$4,229,735 HOPWA-CV: \$426,340	Public service activities other than Low/Moderate Income Housing Benefit: 1700 Persons Assisted Homeowner Housing Rehabilitated: 30 Household Housing Unit Housing for People with HIV/AIDS added: 64 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	AFH/CPD: Preserve and increase affordable housing	2018	2022	Affordable Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land	CDBG: \$651,250 HOME: \$4,043,164	Rental units constructed: 22 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	AFH/CPD: Promote financial security for LMI HHS	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Impediments to mobility	CDBG: \$217,000	Other: 3 Other
7	AFH/CPD: Initiatives support marginalized groups	2018	2022	Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land	CDBG: \$400,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 150 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
8	AFH/CPD: Equitable investment across communities	2018	2022	Public Housing Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land AFH: Historic Siting of Publicly Supported Housing AFH:Historic Disinvestment in Public Hsg Community	CDBG: \$1,430,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 400 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	AFH/CPD: Provide housing/services to seniors	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Lack Private Investment in Specific Neighbhds	CDBG: \$449,917	Homeowner Housing Rehabilitated: 500 Household Housing Unit
10	CPD: Increase Disaster Readiness	2018	2022	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	AFH: Engage communities in civic participation	2018	2022	Outreach		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Marketing/Screening Practices in Private Hsg AFH: Historic Siting of Publicly Supported Housing		Other: 5 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12	AFH: Services to those with different abilities	2018	2022	Affordable Housing Public Housing Non-Homeless Special Needs		AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Private Discrimination AFH: Access to Medical Services		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	AFH: Provide more housing choices for families	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures AFH: Lack Private Investment in Specific Neighbhds		Other: 5 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	AFH: Increase housing options for homeless families	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
15	AFH: Promote equitable growth in new development	2018	2022	Affordable Housing Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Scarcity/High Costs of Land		Other: 2 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
16	AFH:Strong community despite displacement pressure	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Scarcity/High Costs of Land		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
17	AFH: Stay accountable to Comprehensive GM Plan	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land		Other: 3 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
18	AFH: All communities are environmentally sound	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack Private Investment in Specific Neighbhds AFH: Location of Environmental Health Hazards		Other: 3 Other
19	AFH: Pursue best practices to end biases	2018	2022	Non-Housing Community Development		AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Private Discrimination AFH: Source of Income Discrimination AFH: Marketing/Screening Practices in Private Hsg		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
20	AFH: Combat institutional racism and barriers	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Insufficient Investment in Affordable Housing AFH: Lack of State/Local Fair Housing Laws AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3 Other
21	AFH: Create supp hsg, reduce barriers for homeless	2018	2022	Affordable Housing Public Housing Homeless		AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
22	AFH/CPD: Increase access to government facilities	2018	2022	Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1 Other
23	AFH: Equitable access and amenities throughout city	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing		Other: 1 Other
24	AFH: Partnerships to imp public health outcomes	2018	2022	Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Location of Environmental Health Hazards AFH: Access to Medical Services		

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	CPD: Increase homeless services
	Goal Description	
2	Goal Name	CPD: Increase Small Business Assistance
	Goal Description	
3	Goal Name	CPD: Access to Nature and Physical Activities
	Goal Description	
4	Goal Name	AFH/CPD:Resources for at-risk renters/owners
	Goal Description	
5	Goal Name	AFH/CPD: Preserve and increase affordable housing
	Goal Description	
6	Goal Name	AFH/CPD: Promote financial security for LMI HHS
	Goal Description	
7	Goal Name	AFH/CPD: Initiatives support marginalized groups
	Goal Description	
8	Goal Name	AFH/CPD: Equitable investment across communities
	Goal Description	
9	Goal Name	AFH/CPD: Provide housing/services to seniors
	Goal Description	
10	Goal Name	CPD: Increase Disaster Readiness
	Goal Description	

11	Goal Name	AFH: Engage communities in civic participation
	Goal Description	
12	Goal Name	AFH: Services to those with different abilities
	Goal Description	
13	Goal Name	AFH: Provide more housing choices for families
	Goal Description	
14	Goal Name	AFH: Increase housing options for homeless families
	Goal Description	
15	Goal Name	AFH: Promote equitable growth in new development
	Goal Description	
16	Goal Name	AFH: Strong community despite displacement pressure
	Goal Description	
17	Goal Name	AFH: Stay accountable to Comprehensive GM Plan
	Goal Description	
18	Goal Name	AFH: All communities are environmentally sound
	Goal Description	
19	Goal Name	AFH: Pursue best practices to end biases
	Goal Description	
20	Goal Name	AFH: Combat institutional racism and barriers
	Goal Description	

21	Goal Name	AFH: Create supp hsg, reduce barriers for homeless
	Goal Description	
22	Goal Name	AFH/CPD: Increase access to government facilities
	Goal Description	
23	Goal Name	AFH:Equitable access and amenities throughout city
	Goal Description	
24	Goal Name	AFH: Partnerships to imp public health outcomes
	Goal Description	

Projects

AP-35 Projects – 91.220(d)

Introduction

This annual action plan is developed in the context of the City of Seattle’s overall budget of \$5.9 billion, of which \$1.3 billion is from our local General Fund. Given all available resources and needs, the City has determined that these proposed uses of Consolidated Plan funds give us the greatest opportunity to achieve the City’s goals, meet its responsibilities, and address the needs of low- and moderate-income residents. CDBG-funded public services projects, and projects funded with ESG and HOPWA, have been or will be reviewed and selected via competitive "requests for investments" processes to ensure that the proposed services lead to the positive client outcomes

Projects

#	Project Name
1	HSD 2019 CDBG Administration, Planning & Indirect
2	HSD 2019 Homeless Services
3	HSD 2019 Emergency Solutions Grant Program Activities
4	Project 1: 2019-2022 City of Seattle WAH19-F001 (SEATTLE)
5	HSD 2019 Minor Home Repair
6	OH 2019 Home Repair Program & Staffing
7	OH 2019 Homebuyer Education and Counseling
8	OH 2019 Rental Housing Program and Staffing
9	OH 2019 OH Staffing, Administration & Planning
10	OED 2019 Neighborhood Business District - Only in Seattle
11	OED 2019 Small Business Support
12	Parks 2019 Parks Upgrade Project
13	OIRA 2019 Ready to Work
14	OPCD 2019 Equitable Development Initiative
15	HSD 2019 Community Facilities Improvements
16	Alpha Cine Section 108 Loan Payoff
17	CV-OED 2020 Small Business Stabilization Round 2
20	ESG20 Seattle
21	CV-HSD 2020 Emergency Rental Assistance: general
22	CV-OH 2020 Emergency Rental Assistance: Affordable Housing
23	CV-COVID-19 2020 - 2023 Catholic Community Services WAH20-F001 (CCS)
24	CV-COVID-19 2020 - 2023 Lifelong WAH20-F001 (Lifelong)

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

These allocations are based on needs analyses, the availability of other funds targeted to various needs, the purpose of the Consolidated Plan funds, and the availability of City General Funds to meet a wide variety of needs.

Should HUD revenues (either annual allocation or program income) exceed the planned amount, the additional resources shall be allocated in accordance with these funding guidelines.

- Mitigate the funding reductions applied to various CDBG programs, grant administration, and planning efforts over the past several years in response to diminishing resources;
- Maximize use of funds for public services to the extent prudent to address gaps in funding for services for homeless persons (such as emergency shelter and day / hygiene services) and other low- and moderate-income households;
- Increase funding for those physical development activities (housing, community facilities, parks, economic development) that do not require on-going annual funding. To the extent possible, the City shall avoid development of a CDBG operating expense base that cannot be sustained if the federal government fails to maintain future CDBG funding at the current levels.

Should HUD revenues come in lower than planned, the City will continue its policy that the priority for managing decreases in CDBG resources will, to the extent possible, be to reduce funding allocations in physical development and/or administrative activities and not in public services.

- The HUD funding reductions shall be made in planning, administration, and/or physical development programs, including program delivery costs. One-time-only capital projects are most likely to experience reduced allocations of any HUD revenue decrease. Funding reductions may be applied across-the-board among physical development programs. Reductions in administration and planning will be done to the extent that they will not substantially impair the City's ability to manage the Consolidated Plan funds in an accountable manner.
- Comply with expenditure cap limitations on public services and planning and administration.
- The City will explore any other possible areas of savings or reductions that have a minimal impact on sustaining current levels of program operations and services. The Federal Grants Manager shall work with affected City programs in identifying and capturing prior year CDBG under-expenditures.

If increases are not substantial or significant enough to enhance or fund an activity, funds may be placed in contingency for programming late in the year or in the next program year.

If a local "urgent needs" event and/or a state or federally declared disaster occurs, federal grant funds which are allocated but not yet distributed and expended may be reprogrammed to address otherwise

HUD eligible activities that address the disaster conditions. Such a response would not be treated as a Substantial Amendment to this Plan but would be handled according to the Citizen Participation Plan adopted as part of this Consolidated Plan (see attachments). See AP-90 for applicability of the Residential Anti-displacement and Relocation Assistance Plan (RARAP).

AP-38 Project Summary
Project Summary Information

1	Project Name	HSD 2019 CDBG Administration, Planning & Indirect
	Target Area	
	Goals Supported	AFH:Equitable access and amenities throughout city
	Needs Addressed	
	Funding	:
	Description	Provide internal staffing capacity to adequately and effectively administer the Consolidated Plan funds, particularly the CDBG program, and to monitor eligibility, labor standards, and environmental compliance. Maintain data integrity of IDIS data. CDBG program for indirect administration support of program operations, including executive leadership, communications, payroll / human resources, information technology, and accounts payable / budget management services. Development of the Consolidated Plan, annual CAPER, annual action plans and updates; research into related issues, including fair housing, homeless response, and other topics related to homeless and low- and moderate-income persons and families. Provide support for continued integration and implementation of the 2017 Assessment of Fair Housing and the 2018-2022 Consolidated Plan. Charges consistent with approved indirect cost allocation plan.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts.
Location Description	City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104	

	Planned Activities	Provide internal staffing capacity to adequately and effectively manage and administer the CDBG program and oversight of all Consolidated Plan funds, and to review eligibility and monitor labor standards, and environmental compliance. Ensure programmatic compliance with applicable federal regulation. Maintain data integrity of IDIS data. Development annual action plans, CAPER and updates; research into related issues, including fair housing, homeless response, and other topics related to homeless and low- and moderate-income persons and families. Provide CDBG program for indirect administration support of program operations, including executive leadership, communications, payroll / human resources, information technology, and accounts payable / budget management services. Charges consistent with approved indirect cost allocation plan.
2	Project Name	HSD 2019 Homeless Services
	Target Area	
	Goals Supported	CPD: Increase homeless services
	Needs Addressed	AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures
	Funding	:
	Description	Provide assistance to persons experiencing homelessness or at-risk of homelessness; including emergency overnight shelter, day center / outreach activities, and assistance to transitional or more stable housing via sub-recipient providers.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 3,800 individuals will benefit from the CDBG funding.
	Location Description	City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104. RFP for homeless services to be awarded in November 2017 will determine exact activities and the associated location of the services
	Planned Activities	Provide emergency shelter operations and case management to move people to permanent housing.
	Project Name	HSD 2019 Emergency Solutions Grant Program Activities

3	Target Area	
	Goals Supported	CPD: Increase homeless services
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility
	Funding	:
	Description	Provides emergency shelter, day center / outreach activities, and homelessness prevention services
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 4,800 individuals will benefit from the ESG funding.
	Location Description	City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104.
Planned Activities	The 2019 ESG allocation will be used to fund operations at two shelter sites and also fund a Rapid Re-Housing program for families. The amount of funds going to emergency shelter will not exceed the amount spent on emergency services in 2010 and no more than 7.5% of the 2019 allocation will be used for administration.	
4	Project Name	Project 1: 2019-2022 City of Seattle WAH19-F001 (SEATTLE)
	Target Area	
	Goals Supported	CPD: Increase homeless services
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Historic Disinvestment in Public Hsg Community AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility
	Funding	:
	Description	Allocate funds to project sponsors to provide the most effective mix of activities to serve persons living with AIDS and their families.
	Target Date	12/31/2019

	Estimate the number and type of families that will benefit from the proposed activities	Low and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 340 households will benefit from the HOPWA funding.
	Location Description	Seattle, King County, and Snohomish County.
	Planned Activities	Provide funding for homelessness prevention and permanent housing through tenant based and project based rental assistance, and permanent housing placement. In 2019, three subrecipients will provide tenant- and project-based rental assistance to approximately and Permanent Housing Placement resources to approximately 230+ residents. One subrecipient will receive operational support for approximately 50 HOPWA eligible tenants of in an apartment building. Allocation for 2019 funding will be used for service activities in 2020-2021.
5	Project Name	HSD 2019 Minor Home Repair
	Target Area	
	Goals Supported	AFH/CPD: Provide housing/services to seniors
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Hsg Accessibility Modification Assist
	Funding	:
	Description	Provide minor home repairs to qualifying low- and moderate-income homeowners for safety and health-related repairs to their homes via sub-recipient service providers.
	Target Date	12/31/2019

	<p>Estimate the number and type of families that will benefit from the proposed activities</p>	<p>Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income seniors and younger disabled adults. These persons are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts. It is estimated 550 homeowners in 2019 will be assisted with this minor home repair program, enabling the homeowner to stay in their home longer, as well as preserve older housing stock in Seattle. This program has been funded at the same level since 2014 with CDBG funding and historically assisted a majority of households of color throughout Seattle. Specifically, 67% of 556 households assisted in 2016 identified as households of color; 65% of 623 for 2015, 64% of 673 in 2014, and 65% of 682 in 2013, and 66% of 709 households in 2012. It is anticipated that a similar percentage of households assisted will also identify as households of color in 2019. Historically this program has assisted homeowners of which 85% identify as senior and of which over 60% are Female Heads of Household. Additionally, over 80% of the households have incomes that are half (50%) of Area Median Income; a 2-person household makes less than \$40,100 annually in 2018.</p>
	<p>Location Description</p>	<p>City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104. The program benefits low-moderate income homeowners throughout Seattle. Applicants apply for assistance, then individual eligibility is determined.</p>
	<p>Planned Activities</p>	<p>The Minor Home Repair program serves younger disabled homeowners, low-income family homeowners, and older adult homeowners who are faced with the challenge of affording home repairs. Subrecipient staff provide parts and labor to make minor home repairs for homeowners who are on limited incomes. Subrecipient staff conduct an assessment and implementation of minor repairs on owner-occupied housing. Repairs include, but are not limited to, fixing leaking pipes, replacing broken sinks, rebuilding broken steps, replacing broken doors and window panes, building wheelchair ramps, and installing grab bars.</p>
<p>6</p>	<p>Project Name</p>	<p>OH 2019 Home Repair Program & Staffing</p>
	<p>Target Area</p>	
	<p>Goals Supported</p>	<p>AFH/CPD:Resources for at-risk renters/owners</p>

	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility
	Funding	:
	Description	Provide major home repair financial assistance to qualifying low- and moderate-income homeowners, to help them maintain their homes so that they can continue to live there.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 30 homeowners will receive financial assistance for major home repair. Assisted households typically include seniors and others on low, fixed incomes. The Home Repair Loan Program helps prevent displacement of low-income homeowners by helping them remain safely in their homes. Homeowners of color are more likely than their white counterparts to be severely cost burdened, meaning that they pay more than 50% of their income towards housing. Therefore, homeowners of color may be more likely to not have access to resources needed for critical home repairs like roof replacements or side sewers.
	Location Description	Homeowners will apply to the Office of Housing for home repair loans throughout 2019. Project locations will be reported after home repair loans are completed.
	Planned Activities	Financial assistance in the form of loans to qualifying homeowners. Program development, financial management, and data reporting activities in support of the Home Repair Program.
7	Project Name	OH 2019 Homebuyer Education and Counseling
	Target Area	
	Goals Supported	AFH/CPD: Promote financial security for LMI HHS
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility AFH: Lack of Educational/Employment Spprt for LMI
	Funding	:
	Description	Support Community Based Development Organization (CBDO) costs of providing education for first-time low- and moderate-income homebuyers
	Target Date	12/31/2019

	<p>Estimate the number and type of families that will benefit from the proposed activities</p>	<p>These services are affirmatively marketed to make them available to homebuyers and homeowners of color and other historically disadvantaged Seattle residents. Ensuring that racial minorities and others who have been systematically shut out of the housing market have access to education, counseling and purchase assistance is a key tenet of this program. When low-income people and people of color have the opportunity to purchase homes at affordable prices or stay in their homes due to post-purchase counseling or foreclosure prevention resources this increases racial equity and decreases race and class disparities. It is estimated that 900 households will benefit from this program.</p> <p>400 households will attend workshops and/or receive counseling services: 180 households will attend first-time homebuyer workshops; and 220 households will receive pre- and post-purchase counseling or foreclosure prevention counseling</p> <p>Because of these services, 10 low- to moderate income homeowners will receive foreclosure prevention assistance, and 10 low- to moderate income homebuyers will receive financial assistance to purchase a home.</p> <p>Additionally, at least 500 households will receive information and referrals regarding homeownership.</p>
	<p>Location Description</p>	<p>Services will be provided to homebuyers and homeowners throughout the city, by phone and in person.</p>
	<p>Planned Activities</p>	<p>Homebuyer counseling and education services; homeowner counseling and foreclosure prevention.</p>
<p>8</p>	<p>Project Name</p>	<p>OH 2019 Rental Housing Program and Staffing</p>
	<p>Target Area</p>	
	<p>Goals Supported</p>	<p>AFH/CPD: Preserve and increase affordable housing</p>

Needs Addressed	<p>AFH: Displacement due to economic pressure</p> <p>AFH: Insufficient Investment in Affordable Housing</p> <p>AFH: Lack of Afford, Access. Hsg in Range of Sizes</p> <p>AFH: Lack of Afford. in-Home/Com Based Spprt Serv.</p> <p>AFH: Access to Medical Services</p> <p>AFH: Access publicly supprted hsg for ppl w/disabil</p> <p>AFH: Admissions, occupancy policies & procedures</p> <p>AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv</p> <p>AFH: Lack of Hsg Accessibility Modification Assist</p>
Funding	:
Description	The Seattle Office of Housing will uses the 2019 HOME allocation solely for the production of rental housing.
Target Date	12/31/2019
Estimate the number and type of families that will benefit from the proposed activities	<p>Funding will be awarded to housing development and preservation projects through a competitive Notice of Funds Available (NOFA) process in December 2018. An estimated 57 households will be assisted, of whom an estimated 20 will be homeless households.</p> <p>Funded projects will serve low-income households, including formerly homeless households, for 50 years or more. These are households with incomes at or below 60% of AMI who are disproportionately people of color and disproportionately cost burdened. These households also include other protected classes, such as seniors and people with disabilities who are living on low, fixed incomes. Housing will be affirmatively marketed to ensure access by disadvantaged groups. Homeless housing will serve households assessed and referred through in the Continuum of Care's coordinated entry system.</p>
Location Description	Funding will be awarded to housing development and preservation projects through a competitive Notice of Funds Available (NOFA). Project locations will be determined at that time.
Planned Activities	This year's allocation of HOME funds will likely go towards the production of approximately 20+ units of rental housing, some of which may be developed by a CHDO. The CDBG funds will be used, with other funds, to rehab up to 34 units of multi-family housing in the Delridge neighborhood: Funds will be used for capital financing related to construction, acquisition and rehabilitation of affordable rental housing for low-income households.
Project Name	OH 2019 OH Staffing, Administration & Planning

9	Target Area	
	Goals Supported	AFH/CPD: Preserve and increase affordable housing
	Needs Addressed	AFH: Location & Type of Affordable Housing
	Funding	:
	Description	Support OH staff costs associated with CDBG and HOME program planning administration, and contracted services.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds in the Office of Housing are specifically intended to address affordable housing needs that benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.
	Location Description	City of Seattle, Office of Housing, 700 5th Ave, Seattle, WA 98104
	Planned Activities	Provide internal staffing capacity to adequately and effectively manage and administer the HOME and CDBG funds that the Office of Housing manages; including program planning, administration and contracted services.
10	Project Name	OED 2019 Neighborhood Business District - Only in Seattle
	Target Area	
	Goals Supported	CPD: Increase Small Business Assistance
	Needs Addressed	AFH: Scarcity/High Costs of Land AFH: Lack of Educational/Employment Spprt for LMI AFH: Lack Private Investment in Specific Neighbhds
	Funding	:
	Description	The Only in Seattle Initiative provides grants and services to foster inclusive neighborhood business districts that allow small businesses to thrive. The Initiative focuses on supporting district stakeholders to organize around a common vision for their district and take action. Includes planning and administration that supports the Only in Seattle Initiative.

Target Date	12/31/2019
Estimate the number and type of families that will benefit from the proposed activities	<p>Two staff people and 1 or 2 consultants will provide support, assistance and oversight in approximately 9 business districts. 200 small businesses are located within the business districts served with CDBG and benefit from the work.</p> <p>Seattle is experiencing rapid redevelopment, particularly in urban villages and business districts. Although some areas of Seattle have not seen the same level of redevelopment, particularly in areas of historic disinvestment, the rapid rise in real estate costs has pushed higher income people into these less-expensive areas and pushed lower-income residents and businesses out of Seattle. The projects in the Only in Seattle program focus on preventing displacement of small businesses of color. This is accomplished by organizing district stakeholders to create a shared vision, developing strategies to address priorities and intentionally reaching out to businesses and connecting them to services. This allows local businesses, property owners, residents and organizations to drive changes and develop local support for businesses.</p>
Location Description	RFA occurs in November 2018 to determine final neighborhoods, but the program has consistently supported the following business districts to implement comprehensive commercial district strategies: Beacon Hill, Central Area, Chinatown-ID and Little Saigon, Hillman City, Lake City, Othello, Rainier Beach, Mount Baker, and South Park.
Planned Activities	<p>Racial Equity in Business Districts Project: This project includes supporting several business districts to conduct in-language outreach to local small businesses, to learn challenges they are facing and support with services. The project also includes a training cohort in racial equity and implicit bias to build awareness and provide tools for business district leaders to build more equitable organizations and practices. In 2019, approximately 3-5 business districts will receive outreach support and 15-20 business district leaders will receive training.</p> <p>Commercial District Strategies: Approximately 9 business districts receive CDBG funding to develop and implement plans that support local businesses. Typical outcomes include, connecting businesses to technical assistance, supporting businesses with marketing strategies, and helping them resolve issues they are facing. Will also explore feasibility of King Street station project.</p>

11	Project Name	OED 2019 Small Business Support
	Target Area	
	Goals Supported	CPD: Increase Small Business Assistance
	Needs Addressed	AFH: Access to financial services AFH: Scarcity/High Costs of Land AFH: Lack of Educational/Employment Spprt for LMI
	Funding	:
	Description	Support deliver of technical assistance in the form of business assistance, marketing support, and one-on-one technical support to small business entrepreneurs in the retail, restaurant or service sectors that are located in low- and moderate-income neighborhoods. Additionally provide direct financial assistance to qualifying microenterprises and small businesses for job creation and retention and services to disadvantaged communities.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 100 small businesses will be supported with technical assistance. The program prioritizes outreach for business technical assistance to women, minority and immigrant owned businesses. Approximately 20 microenterprises will be supported with financing.
	Location Description	Citywide
Planned Activities	Financing will be provided citywide to low- and moderate-income owned businesses (microenterprises), prioritizing outreach for financing to women, minority and immigrant owned businesses. Financing tools may take the form of Individual Development Accounts for Businesses, a form of matched savings program that combines business savings, technical assistance and matching funds (i.e., CDBG funds). Financing will also be provided as interest subsidy on microenterprise loans. Business technical assistance will be provided citywide to low- and moderate-income owned businesses (microenterprises), businesses in low- and moderate-income areas and immigrant owned businesses. Services could include lease education, business plan development, and financial management training. Will work with OPCD to leverage Othello Project for equitable development.	
12	Project Name	Parks 2019 Parks Upgrade Project
	Target Area	

	Goals Supported	CPD: Access to Nature and Physical Activities
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Lack Public Investment in Specific Neighbhds. AFH: Impediments to mobility AFH: Inaccessible Government Facilities/Services AFH: Inaccessible Infrastructure AFH: Location of Environmental Health Hazards
	Funding	:
	Description	Provide capital improvements, renovation and ADA improvements in neighborhood parks serving qualifying low- and moderate-income neighborhoods.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Park improvements occur in parks that serve low income neighborhoods. The neighborhoods disproportionately serve people of color and other historically disadvantaged people. The residents within an approximate 1.5-mile radius of each park benefit from the improvements.
	Location Description	Location for park improvements to be determined in early 2018.
	Planned Activities	Installation of up to 9 park improvements including but not limited to safety fencing, paths, ADA compliance, and improved landscaping.
13	Project Name	OIRA 2019 Ready to Work
	Target Area	
	Goals Supported	AFH/CPD: Initiatives support marginalized groups
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Educational/Employment Spprt for LMI AFH: Lack Private Investment in Specific Neighbhds
	Funding	:
	Description	Provide ESL, job skills training and placement for persons with limited English proficiency via a CBDO.
	Target Date	12/31/2019

	Estimate the number and type of families that will benefit from the proposed activities	The total number of families served is estimated to be 150. Participants will be English language learners in need of stable employment and ongoing access to English language learning programs. Currently immigrant and refugee jobseekers who have low levels of English language proficiency succeed in college certificate, job training, and basic skills programs at a significantly lower rate than native -born English proficient individuals. The outcomes of this program will demonstrate course completion and educational advancement rates that exceed those of traditional college-based ESL programs.
	Location Description	Classes and services will be provided at 1.) Asian Counseling and Referral Service, 3629 Martin Luther King Dr. South, Seattle, WA 98144 and 2.) Rainier Beach Public Library, 9125 Rainier Ave. South, Seattle , WA 98119.
	Planned Activities	Via a CBDO, and subcontracted CBOs, provide English language learning classes and employment services including: outreach, learning assessments, classroom instruction, case management, educational and career planning, job placement and employer engagement to support the program.
14	Project Name	OPCD 2019 Equitable Development Initiative
	Target Area	
	Goals Supported	AFH: Promote equitable growth in new development
	Needs Addressed	AFH: Lack Public Investment in Specific Neighbhds.
	Funding	:
	Description	Provide support for community-based organizations pursuing investment strategies that will mitigate displacement within high-risk neighborhoods.
	Target Date	12/31/2019

<p>Estimate the number and type of families that will benefit from the proposed activities</p>	<p>Funding will be awarded to eligible organizations through a competitive Notice of Funds Availability (NOFA) process in early 2019. CDBG funds will support at least 2 neighborhoods pursuing an anti-displacement strategy.</p> <p>The EDI Fund addresses displacement and the unequal distribution of opportunities to sustain a diverse Seattle. The EDI fosters community leadership and supports organizations to promote equitable access to housing, jobs, education, parks, cultural expression, healthy food and other community needs and amenities. The EDI Framework integrates people and place to create strong communities and people, as well as great places with equitable access. The Framework, with its equity drivers and outcomes, functions as an analytical tool to guide implementation to reduce disparities and achieve equitable outcomes for marginalized populations. The following are the indicators that inform the displacement Risk Index that EDI projects are focusing on:</p> <ol style="list-style-type: none"> 1. People of color: Percentage of population that is not non-Hispanic White 2. Linguistic isolation: Percentage of households in which no one 14 and over speaks English only or no one 14 and over speaks both a language other than English and English "very well" 3. Low educational attainment: Percentage of population 25 years or older who lack a Bachelor's degree 4. Rental tenancy: Percentage of population in occupied housing units that are renters 5. Housing cost-burdened households: Percentage of households with income below 80% of AMI that are cost burdened (> 30% of income on housing) and Percentage of households with income below 80% of AMI that are severely cost burdened (> 50% of income on housing) 6. Household income: Percentage of population with income below 200% of poverty level 7. Proximity to transit: Number of unique transit trips within 0.25-mile walking distance of a location
<p>Location Description</p>	<p>High displacement risk / low access to opportunity (ex. Rainier Beach, Othello, South Park, Highland Park)</p> <p>High displacement risk / high access to opportunity (ex. Chinatown/International District, Central Area(23rd and Union-Jackson), Lake City and North Gate)</p>

	Planned Activities	Equitable Development Projects are community-driven strategies created through an inclusive community engagement process and are prioritized in neighborhoods with high levels of chronic and recent displacement risk, history of disinvestment and community driven priorities to mitigate further displacement and increase access to opportunity. Funds will be awarded to eligible organizations through a request for proposal process in 2019.
15	Project Name	HSD 2019 Community Facilities Improvements
	Target Area	
	Goals Supported	AFH/CPD: Equitable investment across communities
	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	:
	Description	The City receives multiple requests each year for support of community-based facilities serving low- and moderate-income people and/or providing access to community services, education, government programs and economic development benefits. Public facilities improvements can improve ADA access, maintain viable life of community use buildings not owned by the City, enhance service capacity, provide childcare sites and rehabilitate older buildings run by non-profit operators as examples. Prior year funds will be used to support facilities improvement projects that meet City and Consolidated Plan goals and are otherwise eligible for CDBG funding. Project identified for this funding may come from a Federal Grants Management Unit (FGMU) RFP in 2019.
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	Estimated 3- 5 projects could be funded based on timing and project eligibility
	Location Description	
	Planned Activities	Potential 2019 RFP to identify timely and eligible community facilities projects.
16	Project Name	Alpha Cine Section 108 Loan Payoff
	Target Area	
	Goals Supported	AFH/CPD: Initiatives support marginalized groups

	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	CDBG: \$723,138
	Description	Repayment of Section 108 loan
	Target Date	12/31/2019
	Estimate the number and type of families that will benefit from the proposed activities	NA
	Location Description	NA
	Planned Activities	NA
17	Project Name	CV-OED 2020 Small Business Stabilization Round 2
	Target Area	
	Goals Supported	CPD: Increase Small Business Assistance
	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	CDBG-CV: \$1,410,045
	Description	This project will issue stabilization grants to microenterprises to ensure they are able to meet their financial obligations during income losses attributed to the COVID19 outbreak
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 50 microenterprises whose businesses have been impacted by the COVID19 crisis will benefit from the proposed activity.
	Location Description	city-wide
	Planned Activities	The City of Seattle Office of Economic Development (OED) offers grants of up to \$10,000 to microenterprises with low- and moderate- income owners located in Seattle. Grants may be used to cover the day-to-day operating expenses of the business, such as but not limited to payroll or losses due to the impacts of the COVID19 crisis.
18	Project Name	ESG20 Seattle
	Target Area	
	Goals Supported	CPD: Increase homeless services

	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	HESG-CV: \$2,829,807
	Description	HESG-CV funds will support short term rent assistance and the provision of meals to shelter participants.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	70 individuals with extremely low incomes who are categorized as high risk for catching COVID-19, and also at risk of losing their housing will benefit from the rental assistance program. 1000 individuals and households experiencing homelessness and residing in emergency shelters will benefit from the provision of meals at these sites.
	Location Description	City-wide
	Planned Activities	A rental assistance program will provide up to one-year of rental assistance and case management for individuals who are 1) age 50 or older, 2) at high risk of COVID-19, 3) have income limited to federal disability benefits, especially Supplemental Security Income (SSI) or Social Security Disability Insurance (SSDI), that is not more than \$1,000 per month, 4) are at risk of or currently experiencing homelessness; Meals will be provided to people who are accessing emergency shelters which have been de-intensified and spread across the City to ensure social distancing and safety during the COVID-19 crisis through two subrecipient agreements with meal providers who will work with shelter programs.
19	Project Name	CV-HSD 2020 Emergency Rental Assistance: general
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	CDBG-CV: \$2,819,550
	Description	Funds will be made available through existing Rental Assistance providers, who will enter into subrecipient agreements with the City of Seattle and provide emergency rental assistance to households whose housing is at risk because they have been economically impacted by the COVID-19 crisis.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	600 households with low- and moderate-incomes will benefit from these proposed activities.
	Location Description	City-wide
	Planned Activities	50% of the funds are to be made available to up to 10 current providers of Homelessness Prevention Assistance; 50% will be made available to the United Way of King County's "Homeward Bound" program. Emergency rent payments will be made to landlords on tenants' behalf, to ensure they are able to maintain housing.
20	Project Name	CV-OH 2020 Emergency Rental Assistance: Affordable Housing
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	CDBG-CV: \$1,410,185
	Description	Funds will provide emergency rental assistance to households who reside in low-income housing in the City's asset portfolio and, due to the coronavirus, are unable to pay their rent. The maximum level of assistance will equal a one-time payment of \$1,000
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	1100 households with incomes at or below 80% of area median income
	Location Description	City-wide
Planned Activities	Office of Housing staff will review and approve applications for assistance from households and issue emergency rent payments to their landlords.	
21	Project Name	CV-COVID-19 2020 - 2023 Catholic Community Services WAH20-F001 (CCS)
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	AFH: Displacement due to economic pressure

	Funding	HOPWA-CV: \$85,268
	Description	Catholic Community Services will provide STRMU assistance to households who have been impacted by the COVID-19 crisis, to ensure they are able to maintain their housing.
	Target Date	12/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	13 households that are earning 0%-50% AMI and have a household member who is diagnosed with HIV/AIDS.
	Location Description	King and Snohomish Counties
	Planned Activities	Via a subrecipient agreement with Catholic Community Services, 13 households that are earning 0%-50% AMI and have a household member who is diagnosed with HIV/AIDS will be provided rental assistance to ensure they remain in their housing.
22	Project Name	CV-COVID-19 2020 - 2023 Lifelong WAH20-F001 (Lifelong)
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	AFH: Displacement due to economic pressure
	Funding	HOPWA-CV: \$341,072
	Description	Lifelong will provide STRMU to households who are impacted by the COVID-19 crisis to ensure they maintain their housing.
	Target Date	12/31/2021
	Estimate the number and type of families that will benefit from the proposed activities	51 households that are earning 0%-50% AMI and have a household member who is diagnosed with HIV/AIDS.
	Location Description	King and Snohomish Counties
	Planned Activities	Via subrecipient agreement, STRMU rental assistance will be provided to 51 households that are earning 0%-50% AMI and have a household member who is diagnosed with HIV/AIDS, to ensure they maintain their housing.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

At present, the City is not implementing any official HUD designated geographic based priority areas such as NRSAs or Empowerment Zone or Brownfields. Allocations and program activities are funded City-wide in accordance with eligibility and program priorities set through sub-recipient departments policies. Going forward, however, there will be intentional application of the following principles to help address the disparities of access to services, housing and community infrastructure identified through:

1. Disparities identified through the 2017 City and Seattle Housing Authority's Assessment of Fair Housing analysis in terms of geographic equity in access to private and publicly supported housing, services and community assets. In many cases this will be based on the need to balance City-wide access; but it will also prioritize those investments that address the current and future boundaries that HUD maps and data determine fall into Racial/Ethnically Concentrated Areas of Poverty. Other issues, such as improving access and reducing impact on people with different abilities could focus on system-level improvements without being tied to specific geographic locales such as Transit Improvement that are primarily driven by urban planning and growth management principles but need to address disparate impact on people with different abilities, *regardless* of location.
2. The City's Economic Equity Development Initiative (EDI); also part of the AFH work plan; the EDI is being implemented specifically to address disparities in communities of color (which may also represent LMI areas). Based on the City's ongoing commitment to operationalizing Race and Social Justice principles, the EDI will focus on community generated priorities for facilities improvements, job development, and economic parity in sharing the City's prosperity and amenities specifically from the standpoint of current and developing area of communities of color.
3. The Mandatory Housing Affordability ordinance and implementation. In order to realize affordable housing goals in the mix of all residential and commercial development across the City, the Office of Planning and Community Development in consultation with many other departments and Seattle Housing Authority will implement a series of upzones in areas of the City deemed "high opportunity" areas (mainly based on transit access and growth management goals) where higher density development will be required in conjunction with incentives and required production of units of affordable housing by private and public developers. As each upzone happens through the Mayor's Office and Council; that area may rise in priorities for investment of CDBG/HOME, State trust fund or local Levy funding. The HUD federal grants may be used for eligible high priority developments that

directly benefit LMI households.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

See answer to question one above. In addition, where activities might impact HUD identified Racial/Ethnically concentrated area of Poverty (R/ECAPS) we want to suggest a broader approach to those neighborhoods. The [2017 Assessment of Fair Housing](#) suggested that it's good to pay attention not only to areas currently meeting R/ECAP criteria, but also areas of the city that are close to meeting the R/ECAP criteria **and** to areas that have come out of R/ECAP status.

- Areas of micro-segregation and economic disadvantage can be masked with data at the Census Tract level.
- A Census Tract can land inside or outside of the criteria for R/ECAPS as an artifact of the high margins of error in the ACS estimates used to test for R/ECAP status. (The tract-level margins of error for poverty rate HUD used to identify R/ECAPs averages +/- 9 to 10 percentage points.)

Additionally, it's helpful to keep in mind that former R/ECAPs may be rapidly gentrifying areas with high displacement risk. Example: in 1990, Census Tract 87 in the Central Area/Squire Park area was a R/ECAP; as of the 2009-2013 5-year ACS, this Census Tracts was no longer a R/ECAP.

Discussion

Regardless of focus on a particular geographic area which is an official HUD designation like an empowerment zone, or Brownfield urban renewal area, this Consolidated Plan will prioritize projects that meet the following criteria:

- Meet one or more of the established Consolidated Plan Goals for 2018-2022;
- Address and/or mitigate issues identified in the 2017 Assessment of Fair Housing;
- Proactively address the Race and Social Justice impact questions included in SP- 25 and SP-25;
- Address the needs of a City R/ECAP (geographic area that is disproportionately represented by

- people of color who are in poverty);
- Leverage the work of other City and/or SHA adopted plans or initiatives.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The goal numbers presented here reflect activities to be funded with federal funds through the Seattle Office of Housing (OH) and Human Services Department (HSD). OH funds production and preservation of affordable rental housing, including rehabilitation of existing low-income housing. OH also funds rehabilitation of owner-occupied homes. HSD funds rental assistance such as rapid rehousing programs for homeless households with a variety of federal sources, as well as minor home repair for low- and moderate-income homeowners. The Special-Needs includes Tenant Based Rental Assistance (TBRA) and Short-Term Rent, Mortgage and Utility Assistance (STRMU) through the Housing Opportunities for People with AIDS (HOPWA) program. The rental assistance goal excludes certain homelessness prevention activities funded by HSD using city fund sources.

One Year Goals for the Number of Households to be Supported	
Homeless	120
Non-Homeless	608
Special-Needs	109
Total	837

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	209
The Production of New Units	22
Rehab of Existing Units	606
Acquisition of Existing Units	0
Total	837

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

Affordable housing assistance programs implement many of the goals of the 2017 Assessment of Fair Housing and this Consolidated Plan by assisting people who are experiencing homelessness and other high needs groups, and by providing housing in areas with access to high opportunity and areas at high risk of displacement.

Funding for rental housing production and preservation is awarded following the priorities and

procedures adopted in OH's Housing Funding Policies (link in PR-10 of the Consolidated Plan).

The funding supports housing that will serve seniors and people with disabilities; low-wage workers and their families; and adults, families and youth/young adults experiencing homelessness, including chronically homeless people with disabilities. Housing is funded throughout the city, meeting fair housing goals to increase housing options in areas that afford access to opportunity, as well as preserve and increase housing in areas where residents are at high risk of displacement. Rehabilitation funding is also available for existing low-income rental housing needing major systems upgrades to extend the life of buildings that serve extremely low-income residents.

Funding for housing rehabilitation loans and grants is also made available following priorities and procedures in OH's Housing Funding Policies (see above). Assistance is available to low-income homeowners, including seniors on fixed income and other homeowners at risk of displacement. The program prioritizes repairs that address immediate health and safety issues and other urgent repairs that will result in increased cost and unhealthy living conditions if left unaddressed.

AP-60 Public Housing – 91.220(h)

Introduction

Seattle Housing Authority (SHA) provides affordable housing and rental assistance to more than 34,000 people, including 29,000 people in neighborhoods throughout the city of Seattle. Most SHA households are served through Low Income Public Housing (LIPH) and Housing Choice Vouchers (also referred to as Section 8 or HCV).

Actions planned during the next year to address the needs to public housing

Seattle Housing Authority (SHA) provides affordable housing and rental assistance to more than 34,000 people, including 29,000 people in neighborhoods throughout the city of Seattle. Most SHA households are served through Low Income Public Housing (LIPH) and Housing Choice Vouchers (also referred to as Section 8 or HCV).

Actions to encourage public housing residents to become more involved in management and participate in homeownership

Residents play an active role at SHA. SHA Community Builders support residents in becoming involved in management, working with interested residents to form and sustain elected resident councils and issue-specific work groups to collaborate with management on issues of common interest. In addition, most communities send representatives to the Joint Policy Advisory Committee (JPAC), which SHA regularly consults on major policy issues, as well as the Senior Advisory Committee. Residents are also involved in planning for the use of HUD's Resident Participation Funds.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Seattle Housing Authority is not a troubled PHA.

Discussion

SHA maintains a safe and healthy living environment for its residents. However, limited funding

continues to present challenges.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Seattle is responding to the needs of persons experiencing homelessness through a coordinated Continuum of Care. The City invests in services to prevent homelessness and to help homeless people access and retain permanent, affordable housing with direct grants through contracts with community-based organizations. The City also invests in the development of affordable, permanent housing for homeless and low-income individuals and families.

The one-year Action Plan goals and action steps for 2019 implements priorities through planning, program development, investment, and contract monitoring of projects in three strategic investment areas:

- Homelessness Prevention – Providing diversion assistance to prevent people from becoming homeless and needing to enter the shelter;
- Homeless Intervention Services – Connecting people who are homeless with rapid rehousing and housing navigation resources to increase safety and access to housing;
- Housing Placement, Stabilization, and Support – Moving people rapidly into housing and providing support when needed to remain in housing. Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The one-year goals and actions for outreach and assessment include:

1. Continuous improvement in conjunction with the All Home the Seattle/King County Continuum of Care Lead, to implement CEA coordinated entry and assessment for all. Implementing recommendations from Pathways Home and Outreach workgroup to ensure comprehensive outreach services are provided.

All homeless projects funded by the City of Seattle are required to participate in the CEA system, except for confidential shelters for victims of domestic violence. Assessment for DV confidential shelters is managed through a separate coordinated system called Day One. Investing, contracting and monitoring of funding for outreach services and day centers, drop-in centers, hygiene service centers and shelter programs adhere to department strategies in Pathways Home. These programs are responsible for reaching out to homeless persons and assessing individual needs for intervention

services, referrals to shelter and access to housing.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

2019 priorities one-year goals and actions for outreach and assessment include:

1. Planning and program development, in conjunction with All Home the Seattle/King County Continuum of Care Lead, to implement coordinated entry and assessment (CEA) for all populations, including families, youth/young adults and single adults.
2. Implementation of outreach continuum workgroup recommendations to ensure that outreach providers can connect people living unsheltered to the full array of services needed to end their homeless situation.

All projects funded by the City of Seattle who serve homeless individuals are required to participate in the CEA system which is integrated with HMIS, except for confidential shelters for victims of domestic violence. Assessment for DV confidential shelters is managed through a separate coordinated system called Day One. HSD is conducting a competitive funding process for outreach services and day centers, drop-in centers, hygiene service centers and shelter programs in 2017. These programs are responsible for reaching out to homeless persons and assessing individual needs for intervention services, referrals to shelter and access to housing. Projects funded by Consolidated Plan funding resources are listed in AP-38, Project Summary.

City of Seattle also provides local general fund resources to other projects and programs (listed and updated on the city of Seattle HSD Webpage which address the emergency shelter and transitional

housing needs of homeless people.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City and its community partners are committed to:

1. Increasing access to shelter services to move people inside more quickly via an expanded outreach effort dedicated to working with people living in encampments throughout the City. The navigation team is composed of 12 Seattle police officers and 8 outreach workers. The team is deployed daily to encampments throughout the City to address public health and safety risks, connect people with shelter options, refer to services for mental health/substance abuse, and housing navigation. Implementing "pay for performance" expectations of service providers to increase exits to permanent housing will be implemented in contracts. Contracted providers must meet minimum standards to ensure full quarterly reimbursement for services. Standards for emergency services are 40% of singles move to PH and 65% of families move to permanent housing, 35% of youth and young adults move to permanent housing. Length of stay in shelter target is 90 days or less, return rate to homelessness target is less than 10% of families and 20% of youth and young adults become homeless again. Increasing training and support of shelter service providers to address the needs of long-term shelter stayers; through critical time intervention and motivational interviewing. These trainings are emerging best practices identified by the National Alliance to End Homelessness, and critical component of our systems transformation work under the Pathways Home framework.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

1. Investing, contracting and monitoring of funding in housing placement, stabilization & support services. This includes financial assistance via rapid rehousing, housing navigation services designed to move a homeless household quickly into permanent, "non time-limited" housing; and housing focused services such as case management, housing advocacy, search and placement services for short-term or ongoing support to households to stabilize, move into housing. Programs are designed to rapidly rehouse and stabilize homeless individuals, families, and youth/young adults and special needs populations, including persons with HIV/AIDS, in housing with the most appropriate level and duration of service intervention(s). Projects funded by Consolidated Plan funding resources are listed in AP-38, Project Summary. City of Seattle also

provides local general fund resources to other projects and programs (listed and updated on the city of Seattle HSD Webpage. Planning , program development and system coordination in conjunction with the All Home the CoC Lead to implement initiatives aimed at reducing homelessness among families with children, youth/young adults, chronically homeless individuals, and persons living with HIV/AIDS (HIV/AIDS Housing Committee and Ryan White Planning and Implementation groups). Implementation of Pathways Home the city's strategic plan to address homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

1. Investing, contracting and monitoring of funding in Homelessness Prevention programs that provide financial assistance and housing services, such as case management, search and placement services for short-term or ongoing support to households to stabilize, move into housing. Prevention programs assist individuals, families, youth/young adults and special needs populations, including persons with HIV/AIDS, who are at greatest risk of becoming homeless. Projects funded by Consolidated Plan funding resources are listed in AP-38, Project Summary. City of Seattle also provides local Housing Levy funding with federal funding, such as ESG to support these prevention programs (listed and updated on the city of Seattle HSD Webpage. Planning, program development and system coordination in conjunction with All Home, the CoC lead on implementation of initiatives that prevent homeless families with children, homeless youth/young adults, chronically homeless individuals, and households at-risk of homelessness. Coordinating homelessness prevention and discharge planning programs and protocols. Discharge planning/protocols in place for health care, mental health institutions, corrections, and foster care systems are included in Section MA-35, Special Needs Facilities and Services.

Discussion

Funding to agencies described in the action plan is provided in the form of a contract between the recipient agency and the Seattle Human Services Department (HSD). The contract contains terms and conditions of funding, reporting and invoicing requirements, performance expectations and service delivery levels, record keeping responsibilities, and consent to on-site monitoring as requested by the

City.

HSD makes funding awards through procurement processes called Requests for Investments (RFIs). An RFI is an open and competitive funding allocation process in which HSD will set the desired outcomes and agencies respond by submitting a proposal requesting an investment to achieve these outcomes by providing specific program or project services.

The specific requirements for requests for funding will be detailed in procurement materials. Funding opportunities and materials are posted on the HSD Funding Opportunities web page. Requests for Investments indicate the amount and type of funding anticipated for specific investment areas, investment outcomes, priorities for investments and program models, eligible activities and performance requirements for contracts awarded through the RFI. All agencies submitting proposals for investment through the competitive RFI demonstrate their ability to deliver established outcomes for clients by providing specific services.

Applications in each process are reviewed for ability to deliver services that meet investment outcomes and goals. Applicants are also asked to demonstrate how they will incorporate specific standards and principles, such as cultural and linguistic relevance, in their program model.

AP-70 HOPWA Goals– 91.220 (I)(3)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	95
Tenant-based rental assistance	142
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	103
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	340

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The 2017 City of Seattle (City) and Seattle Housing Authority (SHA) Assessment of Fair Housing (Assessment) responds to the requirements of HUD's December 2015 Final Rule requiring jurisdictions to make a baseline assessment of their compliance with Affirmatively Furthering Fair Housing. The Assessment requirements in 24 CFR 5.150 through 5.180 make clear that HUD's purpose in adopting the new rule is to ensure that public and private policies, programs, contracting and resource allocations: 1) take "meaningful action" to affirmatively further fair housing and economic opportunity; and 2) remove barriers to compliance with the Fair Housing Act of 1968 (FHA); and 3) not take action that is inconsistent with the duty to further fair housing.

To complete this assessment, the City and SHA used HUD's prescribed Assessment Tool to analyze HUD-provided maps and data, identify contributing factors that "cause, increase, contribute to, maintain, or perpetuate segregation, racially or ethnically concentrated areas of poverty, significant disparities in access to opportunity, and disproportionate housing needs" by Federal protected class members (24 CFR 5.154a and 5.154d(4)). This data analysis combined with the input gained through multiple community engagement efforts to develop the Fair Housing Goals and Priorities integrated into this Assessment. The City and SHA have long been committed to the principles of equity and compliance with the Fair Housing Act of 1968 and related civil rights laws. People who live and work here in the public and private sectors of this city and region are known for a progressive approach to fair housing and equity issues.

HUD requires the full integration of the 2017 AFH results, goals and adopted work plan (as approved by HUD - Fair Housing Equal Opportunity Office in July 25th, 2017) as an on-going part of the regular HUD reporting and allocation cycle for federal HUD grants governed by this 2018-2022 Consolidated Plan. The CP Goals, Project Activities for the 2018 Annual Action Plan, housing and services needs assessments and market analysis components and all questions related to barriers to affordable housing are now "answered" by the detailed report which can be accessed at <http://www.seattle.gov/humanservices/funding-and-reports/resources/community-development-block-grant---assessment-of-fair-housing>.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

HUD requires the AFH to address prioritized Contributing Factors (which include public and private action or inaction regarding public policies, land use controls, tax policies affecting land zoning

ordinances, growth limitations, etc.) by developing fair housing Goals and Objectives which the City adopted via the AFH; to eliminate or mitigate the fair housing issues and conditions identified in the community engagement and data analysis phases of the assessment. The City and SHA strategies to address the "contributing factors" are detailed in the 2017 AFH Goals and Objectives Matrix that is attached to the 2018-22 Consolidated Plan as a supplemental document, see section AD-25. The following list highlights the City and SHA identified factors.

- Access to financial services
- Access to proficient schools for persons with disabilities
- Access to publicly supported housing for persons with disabilities
- Access to transportation for persons with disabilities
- Admissions and occupancy policies and procedures, including preferences in publicly supported housing
- The availability of affordable housing units in a range of sizes
- The availability, type, frequency and reliability of public transportation
- Community opposition
- Displacement of residents due to economic pressures
- Inaccessible buildings, sidewalks, pedestrian crossings, or other infrastructure
- Inaccessible government facilities or services
- Lack of community revitalization strategies
- Lack of local private fair housing outreach and enforcement
- Lack of local public fair housing enforcement
- Lack of private investment in specific neighborhoods
- Lack of public investment in specific neighborhoods, including services or amenities
- Land use and zoning laws
- Lending Discrimination
- Location of employers
- Location of environmental health hazards
- Location of proficient schools and school assignment policies
- Location and type of affordable housing
- Occupancy codes and restrictions
- Private discrimination
- Siting selection, policies, practices and decisions for publicly supported housing
- Source of income discrimination

Discussion:

As the City and SHA proceed with implementation of the 2017 Assessment of Fair Housing Goals and Priorities it must take into consideration the following challenges which require balancing potentially

competing strategies.

- HUD calls for a balanced approach to Affirmatively Furthering Fair Housing. HUD is not “prescriptive in the actions that may affirmatively further fair housing, program participants are required to take meaningful actions to overcome historic patterns of segregation, promote fair housing choice, and foster inclusive communities free from discrimination.” However, HUD makes it clear that “for a balanced approach to be successful, it must affirmatively further fair housing...specific to local context, including the actions a program participant has taken in the past.”
- Jurisdictions are to balance place-based strategies (to create equity, reduce poverty and mitigate displacement risk) and housing mobility strategies (to encourage integration and provide people in protected classes more options for housing city-wide). HUD describes place-based strategies as “making investments in segregated, high poverty neighborhoods that improve conditions and eliminate disparities in access to opportunity” and “maintaining and preserving existing affordable rental housing stock to reduce disproportionate housing needs.” Housing mobility strategies include “developing affordable housing in areas of opportunity to combat segregation and promote integration.”
- The challenge of influencing and/or changing policies, initiatives, and actions that are outside of the direct authority of a jurisdiction. For example, states generally control taxation authority rather than cities, which may impact land use and zoning regulation.
- Because HUD CDBG/HOME/HOPWA/ESG federal funds are targeted to low- and moderate-income people with specific eligibility criteria it was difficult to ensure that the AFH was not limited only to impacts on vulnerable populations. It was necessary to remind agencies, stakeholders, and participants that the AFH is about inequity and potential discrimination regardless of income on a broader scope and scale than in prior planning efforts.

It is also clear that the federal government’s role is changing. Shifting priorities in direct federal allocations; decreasing priority for enforcement of fair housing violations; and cuts in funds for domestic programs which directly impact protected classes will leave cities in a vacuum of resources to address the issues identified in Assessments.

AP-85 Other Actions – 91.220(k)

Introduction:

Because of the duplicative nature of the following questions, instructions have been provided and hyperlinks to guide the reader to more detail in responding to these overarching questions.

Actions planned to address obstacles to meeting underserved needs

In the context, of meeting unmet or underserved needs, broadly, please see the Strategic plans and initiatives relied upon as documented in PR-10 and PR-15 of the Consolidated Plan report and accompanying narratives. Particularly for the Homeless Investments "Pathways Home" plan, the City's Housing Affordability and Livability (HALA) initiatives, the City's Economic Equity Development Plan (EDI) and for the 2017 Assessment of Fair Housing for the City and Seattle Housing Authority.

Actions planned to foster and maintain affordable housing

Please see section PR-10, PR-15, and the Needs Assessment and Market Analysis elements of this report for detail analysis and links to work plans that address Seattle's on-going commitment to foster and maintain affordable housing. Or visit the City Office of Housing website at <http://www.seattle.gov/housing/about>

Actions planned to reduce lead-based paint hazards

Please refer to SP-65 of Consolidated Plan for details on the scope of LBP hazard in Seattle's housing stock and for actions planned by the City Office of Housing, the Seattle Housing Authority and during our environmental reviews of federally funded capital project for LBP removal.

Actions planned to reduce the number of poverty-level families

Please refer to SP-70 for the City's antipoverty approach to the needs of vulnerable populations,

homeless and economic equity issues for all communities in Seattle including poverty-level families.

Actions planned to develop institutional structure

Please refer to SP-40 for a description and issues regarding development of institutional structure to carry-out the work of the federal grant activities funded by the City of Seattle.

Actions planned to enhance coordination between public and private housing and social service agencies

Please refer to PR-10 for previously provided answer to a very similar question. In addition, the City's Human Services department (particularly Homeless Strategies and Investment Division), the Office of Housing and Seattle Housing Authority have consistent interaction, project teams, and collaboration on RFPs, contracting, monitoring and joint reporting which sustains the commitment to our coordination.

Discussion:

The City encourages HUD staff to take the Consolidated Plan as written, in its entirety with reference to multiple other major plans, as substantial evidence of a broad range of approaches, funding priorities, leveraged activities, and system efficiency toward the federally mandated goals of the CDBG/HOME/HOPWA/ESG/CoC-McKinney and all state and local funds represented in our investments. We seek to plan for all needs, seek out the high priority and eligible activities for federal funding and make that part of the "whole cloth" overall outcomes and investments the City tries to accomplish. We encourage many City departments, the Mayor's Office and Councilmembers, City Budget Office, Seattle Housing Authority and stakeholder entities and beneficiaries to see this as the City's Consolidated Plan for federal HUD grants in the context of all other plan priorities and resource management.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

The Seattle Human Services Department makes funding awards through procurement processes called Requests for Investments (RFIs). An RFI is an open and competitive funding allocation process in which HSD will set the desired outcomes and agencies respond by submitting a proposal requesting an investment to achieve these outcomes by providing specific program or project services. The specific requirements for requests for funding will be detailed in procurement materials. Funding opportunities and materials are posted on the HSD Web page: <http://www.seattle.gov/humanservices/funding/>. See specifically the 2017 Homeless Investments RFP at (see link in PR-10 of the Consolidated Plan) for example.

Requests for Investments indicate the amount and type of funding anticipated for specific investment areas, investment outcomes, priorities for investments and program models, eligible activities and performance requirements for contracts awarded through the RFI. All agencies submitting proposals for investment through the competitive RFI will demonstrate their ability to deliver established outcomes for clients by providing specific services.

Applications in each process will be reviewed for ability to deliver services that meet investment outcomes and goals. Applicants will also be asked to demonstrate how they will incorporate specific standards and principles, such as cultural and linguistic relevance, in their program model. Funding will be provided in the form of a contract between the recipient agency and the Seattle Human Services Department. The contract contains terms and conditions of funding, reporting and invoicing requirements, performance expectations and service delivery levels, record keeping responsibilities, and consent to on site monitoring as requested by the City.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

- | | |
|--|---------|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed | 400,000 |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0 |
| 3. The amount of surplus funds from urban renewal settlements | 0 |

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4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	400,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

- A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

No other forms of investment are contemplated for the use of the HOME funds except as identified in 92.205.
- A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

US Department of Housing and Urban Development rules limit the maximum eligible sales price for HOME-assisted ownership housing to \$373,000 for homes in Seattle. In Seattle's high cost market, there is extremely limited inventory available for income-eligible buyers. The City could request a waiver to increase the maximum sales price based on a market study reflecting the higher median sales price; however HUD requires this study to be updated on an annual basis and the City cannot justify the costs at this time. Therefore, Seattle will use HOME funds solely for rental housing activities.
- A description of the guidelines for resale or recapture that ensures the affordability of units acquired

with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

Seattle does not utilize HOME funds for homeownership projects. See above.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not have any plans to refinance existing debt secured by multifamily housing as described in the question, and therefore we do not have any refinancing guidelines for that activity.

Emergency Solutions Grant (ESG) Reference 91.220(l)(4)

1. Include written standards for providing ESG assistance (may include as attachment)

ESG will be governed by the requirements, priorities, and contract processes as for all other fund sources included in the 2017 Homelessness Investments RFP described in question #1 Introduction above.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Seattle/King County Continuum of Care (CoC) has implemented a system wide coordinated entry and assessment system for all population groups. The system has been operational under a new platform since June of 2016. The CEA system is managed by King County. CEA serves all people (single adults, young adults, couples, families, and veterans) experiencing homelessness in the following situations:

- Living and sleeping outside
- Sleeping in a place not meant for human habitation
- Staying in a shelter
- Fleeing/attempting to flee domestic violence
- Exiting an institution where you resided for up to 90 days and were in shelter or a place not meant for human habitation immediately prior to entering that institution or transitional housing

- Young adults who are imminently at risk of homelessness within 14 days are also eligible for CEA.
3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

ESG funds in the past have been used the City as part of resources prioritized for homeless intervention services. Future sub-awards of ESG funding are planned to be governed by RFP process available to all applicants; relying heavily on community based NPOs and open to faith-based organizations within the statutory limits of use of federal funds by these types of organizations.

For the first time in over a decade, The City of Seattle Human Services Department facilitated an open and competitive funding process for homelessness services and support. The Homeless Investments RFP identified agencies that provide services that support movement toward and access to permanent housing for people experiencing homelessness. \$30 million in funding is available through this RFP. Awards were given to service providers that demonstrated the ability to address the RFP Program Areas: Homelessness Prevention, Diversion, Outreach & Engagement, Emergency Services, Transitional Housing, Rapid Re-Housing and Permanent Supportive Housing, and to deliver person-centered services, show results, and address racial disparities.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The Seattle / King County Continuum of Care (CoC) includes King County plus the cities of Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline and already includes consumer input in its operations. The lead agency for the CoC is All Home, a broad coalition of government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to end homelessness in King County. ESG funding decisions are coordinated with All Home, as lead CoC agency, and its Funders Group. For more information about All Home and its structure please visit its webpage at About All Home <http://allhomekc.org/about/>.

All Home brings together local governments, religious institutions, non-profits, philanthropic organizations, shelter and housing providers, the private sector and engaged citizens in a coordinated effort that both responds to the immediate crisis of homeless individuals and addresses the root causes of the problem in our region. As a critical part of that consultation, All Home includes the Consumer Advisory Council who mission is to Educate. Advocate. Inform Change. The Consumer Advisory Council (CAC) serves as a forum to incorporate consumer feedback within policy and strategic decisions and action items under the Strategic Plan. Consumers ensure that the effort to end homelessness in King County incorporates the expertise of people who experience

homelessness – including those who are at risk of becoming homeless or were formerly homeless – at all levels of implementation, evaluation, and plan revision.

5. Describe performance standards for evaluating ESG.

The City combined ESG funding with multiple fund sources in the 2017 Homeless Investments RFP. Part of the RFP requirements are "Appendix E - Minimum Performance and Target Performance Standards for sub-recipients (see full document at <http://www.seattle.gov/Documents/Departments/HomelessInvestmentsRFP/Appendix%20E%20-%20Minimum%20Performance%20Standards%20and%20Target%20Performance%20Standards.pdf>).

This document also includes System wide (for the Human Services Department), minimum and Core Outcomes for funded services to benefit homeless people by program type. Examples of performance measurements include Exit Rate to Permanent Housing, comparison of Length of Stay (days), Return Rate to Homelessness, Entries from Homelessness and Utilization Rate for singles and families and youth and Young Adults.

RESIDENTIAL ANTIDISPLACEMENT AND RELOCATION ASSISTANCE PLAN (RARAP).

Federal law requires a plan that applies to projects funded by the City of Seattle with CDBG or HOME program funds to minimize displacement of people from their homes and neighborhoods because of such projects. The RARAP also affirms that the City will comply with the requirements for relocation assistance and one-for-one replacement under Section 104(d) of the Housing and Community Development Act of 1974 ("Section 104(d)"). Terms used in the RARAP and defined in 24 CFR Section 42.305 have the meanings set forth in that Section unless the context otherwise requires. The RARAP will apply to projects undertaken as part of the anticipated project activities covered by the 2018-2022 Consolidated Plan and to any designated "urgent needs" emergency or state/federally declared disaster. For details of the RARAP please visit the Office of Housing's website (see link in PR-10 of Con).

2020 AAP Amendment 1

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This plan applies for origin year 2020 funds from the Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons with AIDS programs in compliance with regulations found at 24 CFR 91. The Annual Action Plan encapsulates the third year of the 2018-2022 Consolidated Plan for Housing and Community Development. Funding priorities continue to be to support emergency shelter and services for homeless persons, provide for affordable housing, small business and microenterprise financial assistance and business district planning, job training and readiness services, and for park upgrades and ADA improvements. A total of approximately \$21.9 million is governed by this annual plan.

The edits below amending the original 2020 AAP reflect a budget reconciliation process which occurred after submission of the originally submitted plan, as the City pivoted to respond to the COVID-19 pandemic. In general, these changes reflect the increasing needs for intervention for people experiencing homelessness, the need to spend down accumulation of program income in key housing rehabilitation programs and maximizing the support for small businesses impacted by COVID-19 who have been unable to access other resources via the Office of Economic Development.

Three changes will impact 2020 programs: the update of the Housing Levy Administration and Financial Plan and Policies and the transition to the new King County Regional Homelessness Authority during 2020-2021 and changes in the approach to Economic Development funding including the response to the coronavirus pandemic:

Housing Policy: Seattle's Office of Housing updated the Housing Levy Administration and Financial Plan and Housing Funding Policies in 2019, for program years 2019-2020. This biennial update applies to the taxpayer-approved Housing Levy passed in 2016, which includes \$290 million for affordable housing over a span of 7 years. As part of the 2019-2020 update, the Office of Housing standardized affirmative marketing requirements for City-funded affordable housing developments. The update also created policy around the use of community preference in City-funded affordable housing developments in areas at high risk of displacement. The City is developing a community preference guideline in consultation with several department including the Office for Civil Rights and stakeholders. Several non-profit housing developers have expressed interest in implementing community preference outreach in their upcoming projects.

Homeless Services Consolidation with King County: The City of Seattle's 2019 investments in homelessness response project increases in the numbers of households served, as well as increases in the rates of permanent housing exits, notably among key focus populations (Black/African American and American Indian/Alaska Native households). In 2020, the City will continue to build on this impact, aligning its work with King County and All Home (our region's Continuum of Care) to create a new King County Regional Homelessness Authority. This new governing body will provide a strategic, unified regional response to homelessness.

Economic Development Policy: Since 2010, job growth in the city of Seattle has outpaced national averages, growing by over 20%. Seattle's median income has soared, but that increase is not shared across racial groups, with whites continuing to significantly outpace other racial groups. As well, Seattle was the 2nd fastest growing large city between 2010 and 2017, growing by almost 20%. The City's growth challenges our small business community, particularly members from low-income neighborhoods, who voiced a significant need for support to maintain their businesses in the face of gentrification. OED piloted in 2019 two new programs, a Business Stabilization Fund and a Tenant Improvement Fund to develop tools responsive to the current reality.

COVID-19 response: As Seattle is increasingly affected by the spread of the COVID19 virus, businesses are struggling with loss of customers, particularly small and minority-owned businesses. Grants of up to \$10,000 were be made available to ensure businesses can maintain operations during this downturn. Small businesses located in Seattle, owned by those up to 80% of median income with five or fewer employees with income loss due to coronavirus restrictions may apply to this program.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The objectives of the governing 2018 - 2022 Consolidated Plan funding are to 1) support the delivery of emergency shelter and related services for homeless persons and families; 2) develop and preserve affordable rental and homeownership housing; 3) support low- and moderate-income neighborhoods, businesses and business districts with infrastructure and economic development assistance; 4) support job training activities as part of an anti-poverty strategy; 5) assist the City's response to the coronavirus pandemic locally; and advance the objectives of affirmatively furthering fair housing.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

- Human Services Department CDBG public service and ESG dollars provided vital overnight shelter to over 4,402 homeless households in 2018.
- The Office of Housing (OH) awarded funding for 27 federally funded affordable housing units. CDBG funds were used to rehabilitate and preserve 16 units in North Seattle. In addition, CDBG support provided home repair to 500 households: primarily for senior homeowners. HOME funds were used in the Low-Income Housing Institute Othello project, estimated to produce 93 units, 11 of which are HOME funded. OH completed and leased up 21 HOME units in two previously funded projects: Estelle by DESC, Tony Lee Apartments by the Low-Income Housing Institute.
- Parks and Recreation Department used CDBG funding to complete capital improvements and renovations, including ADA improvements, at nine (9) neighborhood parks serving low-moderate-income neighborhoods.
- The Office of Economic Development (OED) CDBG funded activities supported approximately 200 businesses in 9 neighborhood districts, with about 85 low-income microenterprises receiving direct technical support. Outside of neighborhood centric work, an additional 200 businesses were assisted in 2019.
- The Office of Immigrant and Refugee Assistance ESL for Work Program continues to meet client demographic goals. In 2018, of 133 unduplicated clients served 93 were extremely low income and 40 were low income. All were immigrants (76) Asian American; (51) Black/African American/Other African, and 6 Hispanic. The Ready to Work (RTW) program is recognized by the US Department of Labor, National Skills Coalition, and the Research Triangle institute as a best practice community anti-poverty, employment program.
- In 2019, the Office of Planning and Community Development's (OPCD), Equitable Development Initiative awarded \$5 million to 10 community-initiated projects one of which received an award of \$1 million of CDBG dollars to support services intended to reduce disparities in housing outcomes for Alaskan-Native/American Indian people. The projects will be developed in at least 8 high-risk displacement neighborhoods.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The Consolidated Plan relies on multiple planning efforts from a variety of sources to inform the allocations of the Consolidated Plan funds. The consultation process illustrates how HUD funds are part of a much larger funding picture for housing, human services, and community development in the City of Seattle.

The City's conduct of planning efforts through the Area Agency on Aging, the Seattle / King County Committee to End Homelessness, the Mayor's Emergency Task Force on Unsheltered Homelessness and the City's Housing Affordability and Livability Advisory (HALA) Committee, Seattle 2035 Comprehensive Plan Update, the Mayor's Commercial Affordability Advisory Committee, the Human Services

Department's Pathways Home plan development to evolve our homeless prevention and service system each provided key opportunities for consultation and public input. In addition, the City's 2020 Adopted (second year of biennial budget) and 2021 Proposed Budget will include significant general public input and discussion to shape budget priorities. The budget is passed by City Council in November each year.

A draft of the 2020 Annual Action Plan was publicized and made available for public comment for a 30-day public comment period beginning November 15, 2019. A second public comment period ran from March 6, 2020 through April 7, 2020. Due changes made in reprogramming CDBG funds to address the early stages of the coronavirus outbreak; a third public comment period ran from April 27th to May 4th, 2020.

A draft of Amended 2020 AAP was made available for public comment for a 30-day period beginning 3/19/2021. Seattle City Council held a public hearing on the proposed changes on April 20, 2021.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

A public hearing was conducted on the 2020 Annual Action plan during the December 11, 2019 Finance and Neighborhoods committee of the Seattle City Council. Due to the corona virus outbreak the final draft 2020 AAP was reviewed on May 4th, 2020 in a virtual session. No comments were received directly related to the 2020 AAP; however, there were multiple comments during the open public hearing raising concerns about the extension of the City's temporary ban on housing evictions, rent increases and other tenant protections. One comment was received in support of the proposed extension. Many commenters supported the use of rent assistance targeted to vulnerable populations to avoid loss of housing and that activity is supported by the 2020 AAP. To hear the entire public hearing conducted via a virtual meeting click here: <http://www.seattlechannel.org/videos?videoid=x113795&Mode2=Video> .

6. Summary of comments or views not accepted and the reasons for not accepting them

No comment was received on December 11, 2019 or on May 4th, 2020 specific to the 2020 AAP. See #5 above.

7. Summary

The City of Seattle coordinates HUD's Consolidated Plan funds with other local resources including General Fund; Families and Education Levy, Housing Levy; federal McKinney-Vento funds; and state Real Estate Excise Tax (REET) to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds, particularly those activities that support Assessment of Fair Housing work plan items. **How each**

fund source is used depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role		Name	Department/Agency
Lead Agency		SEATTLE	
CDBG Administrator	SEATTLE		Human Services Department, Fed. Grants Mgt. Unit
HOPWA Administrator	SEATTLE		Human Services Department, FGMU
HOME Administrator	SEATTLE		Office of Housing (OH)
ESG Administrator	SEATTLE		Human Services Department, FGMU
HOPWA-C Administrator			

Table 1 – Responsible Agencies

Narrative (optional)

The City's Federal Grants Administration Unit (FGMU), housed in the City's Human Services Department, coordinates the development of the Consolidated Plan, the annual action plans, the CAPER, and the Assessment of Fair Housing. Consolidated Plan funds are used by several City departments: the Human Services Department, the Office of Housing, the Office of Economic Development, the Office of Immigrant and Refugee Affairs, the office of Planning and Community Development and the Parks and Recreation Department. All concerns or questions about the Consolidated Plan should be directed to the Federal Grants Administration Unit.

As noted above, the City and King County are transitioning to a new regional model of governance to ensure coordinated, effective coverage for a range services to people experiencing homelessness. It is anticipated that the City will co-locate staff administering homelessness intervention services with their King County counterparts early in 2020 and continue to transition to an independent King County Regional Homelessness Authority (KCRHA) in 2021. The City anticipates that federal CDBG and ESG public services funding will continue through 2020. Once the new regional authority is in place, the role and allocation of federal grants for homeless services will be reviewed. Pending that review, a Memorandum of Agreement regarding priorities for City federal grant funds by the KCRHA in accord with the City's 2018-2022 Consolidated Plan and in compliance with all HUD certifications and requirements for use of these grant funds can be executed.

Consolidated Plan Public Contact Information

The Federal Grant's Management Unit is housed in the City's Human Services Department. Our mailing address is P.O. Box 34215, Seattle, Washington 98124-4215. The Manager of the FGMU Administration Unit may be reached by calling 206-256-5415.

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

The AAP relies on *multiple planning efforts* conducted by partners such as the Area Agency on Aging, Human Services Department, Committee to End Homelessness, Office of Housing, Office of Economic Development, Seattle Housing Authority, and Office of Planning and Community Development.

For example, Seattle 2035 Comprehensive Plan is a 20-year vision and roadmap for Seattle’s future that guides City decisions on where to build new jobs and houses, how to improve our transportation system, and where to make capital investments such as utilities, sidewalks, and libraries. New to the plan was a Growth and Equity Analysis which resulted in an Equitable Development Implementation Plan. Federal grant funding for the Equitable Development Initiatives noted in this AAP grew out of this community engagement and planning.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

Please see attachment for supplemental answers that do not meet the 4,000 character limit.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The current Seattle/King County Continuum of Care (CoC) includes King County plus cities such as Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, which convenes government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to implement the Continuum of Care in King County. ESG funding decisions are coordinated with All Home and its Funders Group. For more information about All Home, please visit <http://allhomekc.org/about/>.

The CoC’s work benefits persons experiencing homelessness or at risk of homelessness across all populations (single adults, young adults, couples, families, and veterans). Examples of coordination include co-developing service delivery standards, identifying training needs and delivering training, contributing resources to support HMIS and coordinated entry, serving on the CoC Coordinating Board and other CoC policy committees, and engaging with people with lived experience of homelessness. In addition, the City recently partnered with All Home to support a two-year End Youth Homelessness Now! initiative and is working in tandem with All Home and King County on restructured homelessness governance, outlined elsewhere in this report.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City of Seattle's federal grants team assists in determining ESG allocations. The City worked in partnership with the CoC (All Home), King County, and United Way of King County to develop shared system-wide performance standards used in all contracts. These standards were included in the City's 2017 RFP. Examples of performance requirements include Exit Rate to Permanent Housing, Length of Stay (days), Return Rates to Homelessness, and Entries from Literal Homelessness.

The City reviews program performance monthly, and the City's data team provides quarterly progress reports and as-needed technical assistance, working collaboratively with the data team at King County to review system trends. The City is also in sync with King County and other local funders to develop policies for HMIS. (King County is the operator of HMIS.)

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	All Home
	Agency/Group/Organization Type	Planning organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Seattle / King County Continuum of Care (CoC) includes King County plus the cities of Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, a broad coalition of government, faith communities, non-profits, the business community and homeless and formerly homeless people. ESG funding decisions are coordinated with All Home, as lead CoC agency, and its Funders Group. For more information about All Home please visit: http://allhomekc.org/about/.
2	Agency/Group/Organization	Ready to Work Steering Committee
	Agency/Group/Organization Type	Services-Education Services-Employment Other government - State Other government - County Regional organization Civic Leaders Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	RTW steering committee sets program priorities which informed which services would be submitted for CDBG fund consideration.
3	Agency/Group/Organization	Housing Development Consortium of Seattle-King County
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless

<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis</p>
<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Housing Development Consortium (HDC) is a membership organization representing the many agencies and businesses involved in the nonprofit housing industry in Seattle and King County. Its members include nonprofit housing providers, homelessness services organizations, lenders, builders, architects, investors, local government, and housing authorities. During the development of the 2016 Housing Levy, HDC convened members including organizations serving the array of populations such as homeless, low-wage workers, seniors, people with disabilities, families, immigrant and refugee households -- served by the levy. The City of Seattle Office of Housing met regularly with these HDC members to get input on needs and market conditions related to rental development and operations, homebuyer assistance and development, and homeowner foreclosure prevention. HDC members were also actively involved in reviewing funding policies for the Housing Levy Administrative and Financial Plan after the levy was approved by voters. Consultation for the Housing Levy is incorporated into the Consolidated Plan because a project from the City of Seattle Office of Housing may use HUD funds as well as Housing Levy funds.</p>
<p>4 Agency/Group/Organization</p>	<p>Housing Levy Technical Advisory Committee</p>
<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Strategy Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Technical Advisory Committee was convened by the Office of Housing to advise the City on programs and goals for the proposed 2016 Seattle Housing Levy. It was comprised of 28 members with a broad range of expertise, including assisted and market rate rental housing, home ownership development, land use and environmental planning, homelessness prevention and stability programs, and housing finance. The committee met four times during the fall of 2015. It reviewed the performance of existing levy programs, existing and projected housing and homelessness needs, and existing and projected housing market conditions. The committee helped shape the program elements of the new levy, both its broad policy priorities, and its underlying financial assumptions and administrative structure. This work established the parameters for Housing Levy funding over seven years, 2017 to 2023.</p>
5	<p>Agency/Group/Organization</p>	<p>Housing Levy Oversight Committee</p>
	<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-homeless</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Market Analysis</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p> <p>The Housing Levy Oversight Committee is the citizen body responsible for monitoring and reporting on performance of Seattle Housing Levy to City officials and the public. The Oversight Committee also recommends funding policies for levy programs to the Mayor and Council. The current Oversight Committee was convened in January 2016, with seven members appointed by the Mayor and six by the City Council. In first quarter 2016 the committee reviewed funding policies for the new 2016 Housing Levy, including public and stakeholder input compiled over the prior six months. These policies address population and geographic priorities, funding allocation, contracting requirements, and ongoing compliance. The policies were subsequently adopted by City Council as the Housing Levy Administrative and Financial Plan, with attached Housing Funding Policies. The Housing Funding Policies also govern Consolidated Plan funds administered by OH, consistent with federal requirements for HOME, CDBG and other City-administered sources.</p>
<p>6 Agency/Group/Organization</p>	<p>SEATTLE HOUSING AUTHORITY</p>
<p>Agency/Group/Organization Type</p>	<p>Housing PHA Services - Housing</p>
<p>What section of the Plan was addressed by Consultation?</p>	<p>Public Housing Needs</p>
<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>SHA is a full partner with the City of Seattle in housing development, identifying gaps in service needs and coordination between private, subsidized and public housing services.</p>

Identify any Agency Types not consulted and provide rationale for not consulting

The City of Seattle, Human Services Department, Federal Grants Management Unit (FGMU), is the lead agency for the development of the Consolidated Plan and the administration of Community Development Block Grant, Emergency Solutions Grant, and Housing Opportunities for Persons with AIDS funding. The City's Office of Housing is the lead agency for the administration of the HOME Investment Partnership program.

Consolidated Plan funds are allocated to several City departments for implementation of programs benefitting low- and moderate-income clients and other eligible populations. The Human Services Department utilizes CDBG, ESG, and HOPWA funds to provide public services for homeless and low- and moderate-income persons and for minor home repair services to low- and moderate-income homeowners. The Office of Housing (OH) uses CDBG and HOME funds to provide for the preservation and development of affordable housing, assistance to qualifying homeowners in need of home repairs, and assistance benefiting qualifying homebuyers. CDBG funds used by many City departments address a variety of community needs, including business development, revitalization, workforce development, community and neighborhood facilities, infrastructure and park improvements as well as improved accessibility for those with mobility impairments. All CDBG-funded projects are reviewed by the FGMU for compliance with applicable federal rules and regulations.

Changes coming for Seattle homeless service system: In May 2018, the Mayor of Seattle and the Executive of King County signed an MOU committing to deeper partnership and stronger regional coordination. As a result of the MOU, the City and County contracted with a national consultant (National Innovation Service, or NIS) who recommended creation of a new regional authority—a stand-alone entity that would be responsible for homelessness planning and investments. In 2019, NIS worked with the City and County to design the legal framework for what will become the new King County Regional Homelessness Authority. Another consultant, CSH, is in the final stages of developing a Regional Action Plan to lay out a strategic workplan for the work ahead.

The King County Regional Homelessness Authority is expected to open in mid- to late-2020. The process will occur in phases, transitioning from two distinct entities to co-located entities and then into a Public Development Authority governed by a new Board of Directors and an Executive Director. The Continuum of Care will be integrated into the structure of the new authority.

Other local/regional/state/federal planning efforts considered when preparing the Plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	All Home	Addressing the needs of persons experience homelessness is called out specifically in the goals of the 2018-2022 Consolidated Plan. Seattle/King County Strategic Plan to End Homelessness is managed by All Home, the Continuum of Care (CoC) Lead agency, and has served as a guiding effort to coordinate a system of services across the City and King County that focuses on ending rather than institutionalizing homelessness. www.allhomekc.org/the-plan
2017 City and SHA Assessment of Fair Housing	Human Services Dept. - FG MU	The AFH Work Plan is fully integrated into the 2018-2022 Consolidated Plan as required by HUD. See http://www.seattle.gov/Documents/Departments/HumanServices/CDBG/2017%20AFH%20Final.4.25.17V2.pdf
23rd Avenue Action Plan	Office of Planning and Comm. Dev.	Creates strong communities in the face of displacement pressures through the Healthy Living Framework, increase affordable Housing Options (Multiple Goals), promote economic mobility for low-income residents, Implements the City's Comprehensive Plan. http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/CentralArea/23rdAvenueUDF.pdf
Central Area Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/central-area
Breaking Barriers and Building Bridges	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low-income communities to create shared prosperity; advancing economic mobility for the immigrant and refugees workforce and combatting institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/Documents/Departments/OIRA/BreakingBarriersandBuildingBridges.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Ready To Work	Office of Immigrant and Refugee Affairs	Complements Consolidated Plan goals by promoting equitable investment and development in low-income communities to create shared prosperity; advancing economic mobility for the immigrant and refugees workforce and combating institutional racism and barriers faced by low-income people with different abilities. https://www.seattle.gov/iandraffairs/RTW
Racial and Social Justice Initiative	Office of Civil Rights	Combat institutional racism and barriers faced by low-income people, people with disabilities, families with children, veterans and other groups. Pursue best practices to eliminate structural and individual bias (related to racism, homophobia, transphobia, ableism, ageism and other forms of bias) http://www.seattle.gov/rsji/resources
Seattle 2035: Growth Management Act Update	Office of Planning and Comm. Dev.	The Comprehensive Plan guides City decisions on where to build new jobs and houses, how to improve our transportation system, and where to make capital investments such as utilities, sidewalks, and libraries. Our Comprehensive Plan is the framework for most of Seattle Countywide Planning Policies. http://www.seattle.gov/opcd/ongoing-initiatives/seattles-comprehensive-plan
Waterfront Seattle	Office of Planning and Comm. Dev.	Supports goals directed towards equitable access to a healthy environment in the downtown waterfront area of Seattle. https://waterfrontseattle.org/overview
Capitol Hill Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. http://www.seattle.gov/opcd/ongoing-initiatives/capitol-hill-design-guidelines-update

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Chinatown International District Design Guidelines	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/chinatown-international-district
Delridge Action Plan	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/delridge-action-plan
Little Saigon Business District	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and high opportunity neighborhoods. https://www.seattle.gov/opcd/ongoing-initiatives/little-saigon-business-district
Rainier Beach Action Plan	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/rainier-beach
University District Rezone and Urban Design	Office of Planning and Comm. Dev.	Supports City's Comprehensive Plan. Increases access to high quality community infrastructure and targeted neighborhood investments. https://www.seattle.gov/opcd/ongoing-initiatives/u-district-urban-design

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Uptown Rezone	Office of Planning and Comm. Dev.	Contributes to most of the goals in the Consolidated Plan as related to this geographic area in context of HALA and Mandatory Housing Affordability (MHA) ordinance. https://www.seattle.gov/opcd/ongoing-initiatives/uptown-framework-for-the-future
Equitable Development Initiative	Office of Planning and Comm. Dev.	Contributes to most goals of Consolidated Plan for housing, economic and community development, and equity issues targeting areas of the City represented by high percentages of people of color. http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/EquitableDevelopmentInitiative/EDIImpPlan042916final.pdf
Housing Affordability & Livability Agenda (HALA)	Office of Planning and Community Development and Office of Housing	Advances all Consolidated Plan Housing Goals, specifically the HALA goal. http://www.seattle.gov/hala
Under One Roof	Office of Housing	Describes need for affordable housing and the impact of the local Housing Levy for Seattle subsidized housing development. http://www.seattle.gov/housing/levy/
Seattle Housing Levy Administrative and Financial	Office of Housing	Referenced in Consolidated Plan because of direct connection to Housing Funding Policies contained in the Levy Administrative & Financial plan. https://www.seattle.gov/Documents/Departments/Housing/Footer%20Pages/HousingLevy_A-F-Plan_2017-18.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Seattle Housing Authority Strategic Plan	Seattle Housing Authority	The goals of SHA strategic plan and the Consolidated Plan align well. Specifically, the strategic plan calls for SHA to expand public housing opportunities for low-income households, promote quality communities, and improve quality of life for its participants. It also commits to partnership and coordinated action as well as race and social justice as organizational cornerstones. https://www.seattlehousing.org/sites/default/files/SHA_2016_2020_Strategic_Plan.pdf
Pathways Home	Human Services Department	Background and analysis of Seattle's homeless strategies and planned investments. Overlaps with Consolidated Plan Annual Action Plans. http://www.seattle.gov/Documents/Departments/HumanServices/Reports/Final_PH_1_Year.pdf
Open Space Plan	Parks	Includes plans for park improvements in economically distressed neighborhoods or sites. http://www.seattle.gov/parks/about-us/policies-and-plans/2017-parks-and-open-space-plan
Community Center Strategic Plan	Parks	Includes plans for Community Center improvements in economically distressed neighborhoods or sites needing ADA improvements. http://www.seattle.gov/parks/about-us/policies-and-plans/community-center-strategic-plan
Parks Asset Management Plan	Parks	Includes buildings and facilities in economically distressed neighborhoods or sites needing ADA improvements. See Complete Parks ADA Priority Facility List in attachments for Consolidated Plan.
Seattle Parks and Recreation ADA Transition Plan	Parks	Includes plans and prioritization for park accessibility and ADA improvements, including in economically distressed neighborhoods. See Parks ADA Priority list attached in attachments. http://www.seattle.gov/Documents/Departments/ParksAndRecreation/PoliciesPlanning/ADA/SPR_ADA_Transition_Plan_2017_Update.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Designation process for low-income parks	Parks	Park Upgrade Program projects are in parks that have been designated by this process. See attached .pdf in attachments to Consolidated Plan
2018-2023 Adopted Capital Improvement Program	Office of Planning and Comm. Dev.	Assessment of City owned capital facilities needs and fund sources in context of City budget. Link to leveraged facilities improvements prioritized in Consolidated Plan. http://www.seattle.gov/financedepartment/1823adoptedcip/default.htm
2017-2018 City Families and Education Levy	Department of Education and Early Learning	Seattle voters approved the \$231 million levy renewal (the 2011 Families and Education Levy) for the period of 2012-2018. The Families and Education Levy invests in early learning, elementary, middle school, high school, and health programs to achieve three goals: 1) Improve children's readiness for school; 2) Enhance students' academic achievement and reduce the academic achievement gap; and 3) decrease students' dropout rate and increase graduation from high school and prepare students for college and/or careers after high school. http://www.seattle.gov/education/about-us/about-the-levy
City American with Disabilities Act survey	Finance and Administrative Services	The City's ADA Compliance Team (ACT) is responsible for reviewing all City-owned and leased construction projects to ensure they comply with all ADA and accessibility requirements. http://www.seattle.gov/city-purchasing-and-contracting/social-equity/ada-and-accessibility-compliance

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Seattle/King County Area Agency on Aging State Plan	Human Services Department	http://www.agingkingcounty.org/wp-content/uploads/sites/185/2017/12/Area-Plan_2016-2019_MASTER-new.pdf
2016 Homeless Needs Survey	Human Services Department	http://coshumaninterests.wpengine.netdna-cdn.com/wp-content/uploads/2017/04/City-of-Seattle-Report-FINAL-with-4.11.17-additions.pdf
2018 Move To Work Plan	Seattle Housing Authority	https://www.seattlehousing.org/sites/default/files/2018%20SHA%20MTW%20Plan.pdf
2017 One Night Count	All Home	http://allhomekc.org/wp-content/uploads/2016/11/2017-Count-Us-In-PIT-Comprehensive-Report.pdf
Behavioral Risk Factor Surveillance data	Federal-Centers for Disease Control	https://www.cdc.gov/brfss/index.html

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2017 HIV/AIDS Quarterly Reports	King County Epidemiology for People Living with HIV/AIDS	https://www.kingcounty.gov/depts/health/communicable-diseases/hiv-std/patients/epidemiology/~media/depts/health/communicable-diseases/documents/hivstd/hiv-surveillance-report.ashx
Monitoring Report: Affordability of Unsubsidized	Office of Housing	http://www.seattle.gov/housing/data-and-reports http://www.seattle.gov/Documents/Departments/OPCD/Demographics/AboutSeattle/2016UnsubsidizedHousingMonitoringReport.pdf
2017 Homeless Inventory Count	HUD; filed by Human Services Department	2017 inventory of facilities serving homeless individuals, families and youth/young adults. See attached spreadsheet in the attachments to Consolidated Plan.
Levy to Move Seattle Work Plan	Seattle Dept. of Transportation	http://www.seattle.gov/Documents/Departments/SDOT/About/Funding/2018_0423_MSLevy_Eval_Council_report_FINAL_Printable.pdf
KC Metro 2011-21 Plan for Public Transit	King County Metro	https://metro.kingcounty.gov/planning/pdf/MetroStrategicPlan_Summary_final.pdf

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
ESMI Workforce Development data	Office of Economic Development	Use of private database for workforce projection and labor industry trends at http://www.economicmodeling.com/workforce-development/
Vision 2040	Puget Sound Regional Council	Broad based regional plan including affordability, demographic trends and issues of equitable access to high opportunity areas at https://www.psrc.org/vision-2040-documents
Fixed Broadband Deployment	Federal Communications Commission	Database and maps to help determine gaps in access to broadband services; https://broadbandmap.fcc.gov/#/
Flood Service Map Center	Federal Emergency Management Agency	Database and maps to help determine flood prone areas of Seattle; https://map1.msc.fema.gov/idms/IntraView.cgi?KEY=67226133&IFIT=1
2016 Race & Social Justice Comm. Survey	Seattle Office of Civil Rights	http://www.seattle.gov/rsji/community/survey

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

As illustrated by AP-10 and AP-12 tables included in this report, the City and Seattle Housing Authority commits significant time and resources to on-going citizen participation and outreach efforts for its multiple planning and initiative processes to increase the scope and potential impact of activities funded with federal, state and local funds. The City's Race and Social Justice Initiatives requires all City actions to be filtered through the process of determining how the action (or lack thereof) might impact people and communities of color. The Department of Neighborhood's Community Liaison program hires people from underrepresented communities of color, national origin, religious and language minorities for the express intent of connecting City programs and services more effectively. Like most grantees, we rely on digital forms of communication to support broader participation of all citizens without having to come to meetings during the workday or at night during off hours for other priorities. We are also working to increase the accessibility of our webpages, written materials and presentations to be inclusive of those who have sight, hearing and/or mobility limitations. Additionally, City departments work hard to ensure inclusion of LMI people and those with lived experience of homelessness on advisory groups and planning committees.

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

As illustrated by AP-10 and AP-12 tables included in this report, the City and Seattle Housing Authority commits significant time and resources to on-going citizen participation and outreach efforts for its multiple planning and initiative processes to increase the scope and potential impact of activities funded with federal, state and local funds. The City's Race and Social Justice Initiatives requires all City actions to be filtered through the process of determining how the action (or lack thereof) might impact people and communities of color. The Department of Neighborhood's Community Liaison program hires people from underrepresented communities of color, national origin, religious and language minorities for the express intent of connecting City programs and services more effectively. Like most grantees, we rely on digital forms of communication to support broader participation of all citizens without having to come to meetings during the workday or at night during off hours for other priorities. We are also working to increase the accessibility of our webpages, written materials and presentations to be inclusive of those who have sight, hearing and/or mobility limitations. Additionally, City departments work hard to ensure inclusion of LMI people and those with lived experience of homelessness on advisory groups and planning committees.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
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1	Focus Group	Residents of Public and Assisted Housing	<p>From November 2016 through March 2017, SHA staff attended a number of resident events to discuss issues related to the Assessment of Fair Housing. Overall, staff attended 24 events reaching at least 390 residents and voucher holders.</p>	<p>Seattle's biggest fair housing challenge is the cost of living. High rents and home prices are displacing low- and middle-income households; impacting the ability of voucher holders to successfully find a unit. Lengthy wait times for SHA units and the homeless population are evidence that the demand for affordable housing surpasses the stock. A number of residents and voucher holders discussed instances of housing discrimination against individuals due to their participation in the Housing Choice Vouchers program.</p>		<p>See summary of public comments in Executive Summary of the Assessment of Fair Housing at http://www.seattle.gov/Documents/Departments/HumanServices/CD</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Focus Group	Minorities Non-English Speaking - Specify other language: 10 different languages Residents of Public and Assisted Housing Agencies providing services to English Language learners	83 focus groups. participants confirmed need for a community-based program to help Level 1-3 English Language Learners improve English Skills Cross section of ELL representing 10 languages attended Employmt. Focus groups	Participants addressed a wide range of needs that directly informed the design of the Ready to Work Program	All of the major recommendations were built into the program design	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Focus Group	Minorities Non-targeted/broad community Neighborhood based Comm Orgs	OH sought input throughout development of Housing Levy Admin & Fin Plan. and OH Funding Policies. OH published draft policy language, presented to the Seattle Planning Commission Housing and Neighborhoods Cmte, vetted with the Mayor and Council. City Council held public hearings.	To successfully address Levy priorities for housing in higher cost areas of opportunity, there were several recommendations for policies acknowledging higher costs. Similarly, higher costs were acknowledged as necessary to produce family-sized units. There was strong support for reduced leveraging requirements for homeless housing seeking rehabilitation funding.	There was discussion of making Home Repair funds available to community organizations, but these funds were determined to be more efficiently allocated via OHs existing Home Repair Program. The Foreclosure Prevention pilot program funds will be allocated by an administrator selected through a competitive process.	www.seattle.gov/housing/levy

4	Focus Group	<p>Non-targeted/broad community</p> <p>Neighborhood based Comm Org</p>	<p>OH sought input for the Housing Levy renewal thru two focus groups and an open house, online surveys. A 28-member Technical Advisory Committee provided comments and. OH presented at 8 community meetings. Seattle Planning Commission Housing and Neighborhoods cmte</p>	<p>Strong support to retain and expand each of the housing levy programs rental housing, homeownership, and homelessness prevention. During City Council review, there was emphasis on equitable development and preventing displacement. Commitment to align levy homelessness investments with Continuum of Care priorities and the City's Pathways Home Initiative. There was a request for a foreclosure prevention pilot program, which was added to eligible activities in the Homeownership program.</p>	<p>The City received several broad responses that will inform housing planning and program activities in the future but were not applicable to the levy funding proposal.</p>	<p>www.seattle.gov/housing/levy</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
			vetted. City Council met 7 times and held a public hearing.			

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Overall resources in 2020 from the Consolidated Plan funds were expected to remain similar to recent years. The City of Seattle coordinates HUD's Consolidated Plan funds with other City resources such as our General Fund, Families and Education Levy, Housing Levy, federal McKinney-Vento funds, and Real Estate Excise Tax (REET) to provide for human services, affordable housing, and community and economic development. Not all the needs identified in the Consolidated Plan are addressed with HUD funds. How each fund source is used depends upon the various restrictions and regulations covering the funds and the most efficient and effective mix of funds. The unexpected impact of the COVID-19 pandemic and the enactment of several phases of the CARES Act funding along with increases in regular federal grant allocations for

2020 are reflected in the table below.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	9,586,332	3,752,255	4,405,658	17,746,248	22,022,508	Revenue projections for remainder of Con Plan assume steady allocation plus \$400,000 in PI receipts via Revolving Loan programs. Expected amount for remainder of Con Plan (2021-22) includes RL balance of \$2,105,838

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	3,389,788	1,000,000	0	4,389,788	8,649,945	Revenue projections for remainder of Con Plan assume 1% reduction each year for the remainder of the Con Plan (2021-22)

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	2,929,601	0	0	2,929,601	5,859,202	Revenue projections for remainder of Con Plan assume 1% reduction each year for the remainder of the Con Plan (2021-22)

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	820,644	0	0	820,644	1,641,288	Revenue projections for remainder of ConPlan, assume steady allocation.

Other	public - local	Acquisition Economic Development Homeowner rehab Housing Multifamily rental new construction Multifamily rental rehab Overnight shelter Permanent housing in facilities Permanent housing placement Public Improvements Public Services Rapid re-housing (rental assistance) Rental Assistance Short term or transitional housing facilities STRMU	0	0	0	0	0	Seattle and King County funds including General Funds; e.g. Seattle Housing Levy, Move Seattle Levy, Seattle Families Education Preschool and Promise Levy, Seattle Mandatory Housing Affordability Revenue, Seattle Park and Recreation
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Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
		Supportive services Transitional housing						

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

OH: federal funds are leveraged in multiple ways:

- City of Seattle Housing Levy: Seven years of Levy (2017-2023) will generate \$201 million for multifamily rental projects; \$42 million for O&M, \$9.5 for homeownership and \$11.5 for housing stability programs.
- MF Rental and Home Repair Programs leverages other local funding including the City’s Incentive Zoning Program, Mandatory Housing Affordability Program, repaid loans from investments of prior City levies, investment earnings, and City surplus property sales. Beginning in 2020, local City revenue for housing will also include the Real Estate Excise Tax, which is available for housing purposes between the years of 2020 and 2025, and the Local Option Bond, which is allowable beginning in 2020 due to a State legislative change.
- Some HOME and CDBG funds leverage King County DCHS funding, estimated at approximately \$1.5 million in Vets and Human Services Levy and Document Recording Fee funding, in addition to approximately \$6 million in Transit Oriented Development bonding authority. In addition, State Housing Trust Fund, with approximately \$10 million towards Seattle projects and the Low-Income Housing Tax Credits and private debt will be used.
- To meet match requirements for HOME, the City of Seattle tracks and reports on Yield Foregone.

HSD: allocation of \$10.2 million in Consolidated Plan funds for services supporting homeless and low-income persons and families and approximately \$14 million in federal McKinney funding is leveraged with nearly \$56 million in local General Fund resources for the Addressing

Homelessness Budget Control Level.

OPCD: CDBG funds designated for the EDI are leveraged with \$5 million in local government funding. Projects frequently have significant amounts of both private and public dollars from additional sources.

OIRA: The continuing success of the ESL for Work RTW program has led to new opportunities to leverage existing CDBG funding to obtain \$25,500 in City of Seattle General Funds to add program enhancements to the existing program model. The city of Seattle has also dedicated \$225,000 in annual general funds to support RTW programs in other economic distressed zip codes in West and North Seattle.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City of Seattle considers many strategies to address homelessness, including considering public land. Previous strategies used include siting emergency shelters or sanctioned encampments on public land/buildings. Examples in the Human Services Department include the Seattle Navigation Center and permitted encampments known locally as “villages.” The City has also used strategies of selling land/buildings to finance new shelter beds or housing, such as in 2018 when proceeds from the sale of a building were purposed for adding 500 new shelter beds.

The Office of Housing is working on several projects using publicly owned land:

- **K-Site:** In June of 2018, the City issued and Request for Proposal for an 11,000 square foot surplus property in the Uptown neighborhood of Seattle. The city prioritized homeless housing and awarded the property and \$8 million dollars to Plymouth Housing. Plymouth proposes to develop 72 units of “graduation” housing for formerly homeless individuals and 19 permanent supportive housing units. The project includes an arts component on the ground floor, housing “Path with Arts”, a nonprofit who transforms lives of people recovering from homelessness addiction and other trauma, by harnessing the power of creative engagement as a bridge and path to stability.
- **Yesler Terrace:** Per a Cooperative Agreement signed by the City and SHA in 2012, the two parties continue to coordinate on the execution of housing covenants between the City, SHA, and private developers, in conjunction with sales of SHA-owned land in the Master Planned Community Yesler Terrace (MPC-YT) zone. Additionally, the City continues to track SHA’s progress toward development and affordability goals, as stated in the Cooperative Agreement and its subsequent amendments.
- **SCL properties:** The City will transfer two City-light owned properties at no cost to non-profit developers for the creation of permanently affordable homes. All homes created will be available to first-time, low-income homebuyers at or below 80% AMI. One site will be transferred to Habitat for Humanity for the creation of 8 townhomes along with a \$720,000 funding award from the Office of Housing. The other site will be transferred to Homestead Community Land Trust along with a \$1.5 million funding award from the Office of Housing.
- **Yakima:** The City will transfer this site to Homestead Community Land Trust at no cost for the development of 10 permanently affordable homes for low-income, first-time homebuyers at or below 80% AMI. The Office of Housing is also providing a \$900,000 funding award. Construction will begin this spring.

Discussion

The City’s use of the Consolidated Plan funds is based on the purpose of the funds, eligible activities, and those of other financial resources available to the City, such as our housing levy, families and education

levy, and general fund. We try to match the fund source to its best use in the context of all the other funds. Our contingency plan is found in Section AP-35. If necessary due to unanticipated revenue changes (either in the allocation or in program income) that necessitate a substantial amendment, formal City budget action will take place to adjust affected budget authorizations to departments.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	CPD: Increase homeless services	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes	CDBG: \$5,537,967 HOPWA: \$2,929,601 ESG: \$820,644	Homeless Person Overnight Shelter: 4802 Persons Assisted HIV/AIDS Housing Operations: 340 Household Housing Unit
2	CPD: Increase Small Business Assistance	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI	CDBG: \$4,974,075	Businesses assisted: 650 Businesses Assisted (overall) 467 Small Bus Stabilization

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	CPD: Access to Nature and Physical Activities	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Inaccessible Infrastructure	CDBG: \$918,441	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 35000 Persons Assisted
4	AFH/CPD:Resources for at-risk renters/owners	2018	2022	Affordable Housing Non-Homeless Special Needs		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Access to financial services AFH:Access publicly supprted hsg for ppl w/disabil AFH: Impediments to mobility AFH: Private Discrimination AFH: Access to Medical Services	CDBG: \$605,462	Homeowner Housing Rehabilitated: 30 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	AFH/CPD: Preserve and increase affordable housing	2018	2022	Affordable Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land	CDBG: \$3,000,000 HOME: \$4,389,788	Rental units constructed: 22 Household Housing Unit Rental units rehabilitated: 1134 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	AFH/CPD: Initiatives support marginalized groups	2018	2022	Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land	CDBG: \$707,500	Public service activities other than Low/Moderate Income Housing Benefit: 290 Persons Assisted (SJI and OIRA)
8	AFH/CPD: Equitable investment across communities	2018	2022	Public Housing Non-Housing Community Development		AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Lack of Educational/Employment Spprt for LMI AFH: Scarcity/High Costs of Land AFH: Historic Siting of Publicly Supported Housing AFH:Historic Disinvestment in Public Hsg Community	CDBG: \$430,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 350 Persons Assisted Jobs created/retained: 14 Jobs

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	AFH/CPD: Provide housing/services to seniors	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Lack Private Investment in Specific Neighbhds	CDBG: \$449,917	Rental units rehabilitated: 500 Household Housing Unit
10	CPD: Increase Disaster Readiness	2018	2022	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	AFH: Engage communities in civic participation	2018	2022	Outreach		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Community Opposition AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Marketing/Screening Practices in Private Hsg AFH: Historic Siting of Publicly Supported Housing		Other: 5 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12	AFH: Services to those with different abilities	2018	2022	Affordable Housing Public Housing Non-Homeless Special Needs		AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Lack of Hsg Accessibility Modification Assist AFH: Private Discrimination AFH: Access to Medical Services		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	AFH: Provide more housing choices for families	2018	2022	Affordable Housing Public Housing		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures AFH: Lack Private Investment in Specific Neighbhds		Other: 5 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	AFH: Increase housing options for homeless families	2018	2022	Homeless		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
15	AFH: Promote equitable growth in new development	2018	2022	Affordable Housing Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Scarcity/High Costs of Land		Other: 2 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
16	AFH:Strong community despite displacement pressure	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Scarcity/High Costs of Land		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
17	AFH: Stay accountable to Comprehensive GM Plan	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Availability/Type of Public Transport. AFH: Impediments to mobility AFH: Private Discrimination AFH: Scarcity/High Costs of Land		Other: 3 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
18	AFH: All communities are environmentally sound	2018	2022	Non-Housing Community Development		AFH: Lack Public Investment in Specific Neighbhds. AFH: Land Use and Zoning Laws AFH: Lack Private Investment in Specific Neighbhds AFH: Location of Environmental Health Hazards		Other: 3 Other
19	AFH: Pursue best practices to end biases	2018	2022	Non-Housing Community Development		AFH: Land Use and Zoning Laws AFH: Community Opposition AFH: Impediments to mobility AFH: Lack Private Investment in Specific Neighbhds AFH: Private Discrimination AFH: Source of Income Discrimination AFH: Marketing/Screening Practices in Private Hsg		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
20	AFH: Combat institutional racism and barriers	2018	2022	Affordable Housing Non-Housing Community Development		AFH: Insufficient Investment in Affordable Housing AFH: Lack of State/Local Fair Housing Laws AFH: Private Discrimination AFH: Source of Income Discrimination		Other: 3 Other
21	AFH: Create supp hsg, reduce barriers for homeless	2018	2022	Affordable Housing Public Housing Homeless		AFH: Location & Type of Affordable Housing AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH:Access publicly supprted hsg for ppl w/disabil AFH: Admissions, occupancy policies & procedures AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv		Other: 4 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
22	AFH/CPD: Increase access to government facilities	2018	2022	Non-Housing Community Development		AFH: Inaccessible Infrastructure AFH: Inaccessible Government Facilities/Services		Other: 1 Other
23	AFH:Equitable access and amenities throughout city	2018	2022	Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Land Use and Zoning Laws AFH: Insufficient Investment in Affordable Housing		Other: 1 Other
24	AFH: Partnerships to imp public health outcomes	2018	2022	Public Housing Non-Housing Community Development		AFH: Displacement due to economic pressure AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Location of Environmental Health Hazards AFH: Access to Medical Services		Other: 1 Other

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	CPD: Increase homeless services
	Goal Description	
2	Goal Name	CPD: Increase Small Business Assistance
	Goal Description	
3	Goal Name	CPD: Access to Nature and Physical Activities
	Goal Description	
4	Goal Name	AFH/CPD:Resources for at-risk renters/owners
	Goal Description	
5	Goal Name	AFH/CPD: Preserve and increase affordable housing
	Goal Description	
7	Goal Name	AFH/CPD: Initiatives support marginalized groups
	Goal Description	
8	Goal Name	AFH/CPD: Equitable investment across communities
	Goal Description	
9	Goal Name	AFH/CPD: Provide housing/services to seniors
	Goal Description	
10	Goal Name	CPD: Increase Disaster Readiness
	Goal Description	
11	Goal Name	AFH: Engage communities in civic participation
	Goal Description	
12	Goal Name	AFH: Services to those with different abilities
	Goal Description	
13	Goal Name	AFH: Provide more housing choices for families
	Goal Description	
14	Goal Name	AFH:Increase housing options for homeless families
	Goal Description	

15	Goal Name	AFH: Promote equitable growth in new development
	Goal Description	
16	Goal Name	AFH: Strong community despite displacement pressure
	Goal Description	
17	Goal Name	AFH: Stay accountable to Comprehensive GM Plan
	Goal Description	
18	Goal Name	AFH: All communities are environmentally sound
	Goal Description	
19	Goal Name	AFH: Pursue best practices to end biases
	Goal Description	
20	Goal Name	AFH: Combat institutional racism and barriers
	Goal Description	
21	Goal Name	AFH: Create supp hsg, reduce barriers for homeless
	Goal Description	
22	Goal Name	AFH/CPD: Increase access to government facilities
	Goal Description	
23	Goal Name	AFH: Equitable access and amenities throughout city
	Goal Description	
24	Goal Name	AFH: Partnerships to imp public health outcomes
	Goal Description	

Projects

AP-35 Projects – 91.220(d)

Introduction

This annual action plan is developed in the context of the City of Seattle’s overall budget of \$6 billion (Mayor’s 2020 Proposed Budget). Given all available resources and needs, the City has determined that these proposed uses of Consolidated Plan funds give us the greatest opportunity to achieve the City’s goals, meet its responsibilities, and address the needs of low- and moderate-income residents. CDBG-funded public services projects, and projects funded with ESG and HOPWA, have been or will be reviewed and selected via competitive "requests for investments" processes to ensure that the proposed services lead to the positive client outcomes.

Projects

#	Project Name
1	HSD 2021 CDBG Administration and Planning
2	HSD 2020 Homeless Services
3	ESG20 Seattle
4	2020-2023 City of Seattle WAH20-F001 (SEA)
5	HSD 2020 Minor Home Repair
6	OH 2020 Home Repair Program & Staffing
7	OH 2020 Admin & Planning
8	OH 2020 Rental Housing Preservation & Development
9	OED 2020 Neighborhood Business District - Only in Seattle
13	OED 2020 Small Business Support
14	OIRA 2020 ESL for Work (Ready for Work)
15	OPCD 2020 Equitable Development Initiative
16	Parks 2020 Seattle Conservation Corps Park Upgrades
17	Parks 2020 ADA Parks Improvements
21	OH 2020 Homebuyer Assistance Revolving Loan Program
22	OED 2020 COVID19 Small Business Stabilization

Table 7 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs.

These allocations are based on needs analyses, the availability of other funds targeted to various needs, the purpose of the Consolidated Plan funds, and the availability of City General Funds to meet a wide variety of needs.

Should HUD revenues (either annual allocation or program income) exceed the planned amount, the additional resources shall be allocated in accordance with these funding guidelines.

- Mitigate the funding reductions applied to various CDBG programs, grant administration, and planning efforts over the past several years in response to diminishing resources.
- Maximize use of funds for public services to the extent prudent to address gaps in funding for services for homeless persons (such as emergency shelter and day / hygiene services) and other low- and moderate-income households.
- Increase funding for those physical development activities (housing, community facilities, parks, economic development) that do not require on-going annual funding. To the extent possible, the City shall avoid development of a CDBG operating expense base that cannot be sustained if the federal government fails to maintain future CDBG funding at the current levels.

Should HUD revenues come in lower than planned, the City will continue its policy that the priority for managing decreases in CDBG resources will, to the extent possible, be to reduce funding allocations in physical development and/or administrative activities and not in public services.

- The HUD funding reductions shall be made in planning, administration, and/or physical development programs, including program delivery costs. One-time-only capital projects are most likely to experience reduced allocations of any HUD revenue decrease. Funding reductions may be applied across-the-board among physical development programs. Reductions in administration and planning will be done to the extent that they will not substantially impair the City's ability to manage the Consolidated Plan funds in an accountable manner.
- Comply with expenditure cap limitations on public services and planning and administration.
- The City will explore any other possible areas of savings or reductions that have a minimal impact on sustaining current levels of program operations and services. The Federal Grants Manager shall work with affected City programs in identifying and capturing prior year CDBG under-expenditures.

If increases are not substantial or significant enough to enhance or fund an activity, funds may be placed in contingency for programming late in the year or in the next program year.

If a local "urgent needs" event and/or a state or federally declared disaster occurs, federal grant funds which are allocated but not yet distributed and expended may be reprogrammed to address otherwise HUD eligible activities that address the disaster conditions. Such a response would not be treated as a

Substantial Amendment to this Plan but would be handled according to the Citizen Participation Plan adopted as part of this Consolidated Plan (see attachments). See AP-90 for applicability of the Residential Anti-displacement and Relocation Assistance Plan (RARAP).

AP-38 Project Summary

1	Project Name	HSD 2021 CDBG Administration and Planning
	Target Area	
	Goals Supported	AFH:Equitable access and amenities throughout city
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility AFH: Reg. Barriers to Hsg/Serv to ppl w/Disability AFH: Lack Private Investment in Specific Neighbhds AFH: Location of Environmental Health Hazards
	Funding	CDBG: \$1,120,618
	Description	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey). Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts.
	Location Description	City-wide benefits administered at City of Seattle, Human Services Department, 700 5th Ave, Seattle, WA 98104.

	Planned Activities	Provide internal staffing capacity to adequately and effectively manage and administer the CDBG program and oversight of all Consolidated Plan funds, and to review eligibility and monitor labor standards, and environmental compliance. Ensure programmatic compliance with applicable federal regulation. Maintain data integrity of IDIS data. Development annual action plans, CAPER and updates; research into related issues, including fair housing, homeless response, and other topics related to homeless and low- and moderate-income persons and families. Provide CDBG program for indirect administration support of program operations, including executive leadership, communications, payroll / human resources, information technology, and accounts payable / budget management services. Charges consistent with approved indirect cost allocation plan.
2	Project Name	HSD 2020 Homeless Services
	Target Area	
	Goals Supported	CPD: Increase homeless services
	Needs Addressed	AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Admissions, occupancy policies & procedures
	Funding	CDBG: \$ 5,537,967
	Description	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color.
	Location Description	
	Planned Activities	Provide emergency shelter operations and case management to move people to permanent housing.
3	Project Name	ESG20 Seattle
	Target Area	
	Goals Supported	CPD: Increase homeless services

	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility
	Funding	ESG: \$820,644
	Description	HESG funds will support shelter and rapid-rehousing. HESG-CV funds will support activities responding to, preventing and preparing for coronavirus.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 4,800 individuals will benefit from the ESG funding.
	Location Description	
	Planned Activities	The 2020 ESG allocation will be used to fund operations at two shelter sites and also fund a Rapid Re-Housing program for families. The amount of funds going to emergency shelter will not exceed the amount spent on emergency services in 2010 and no more than 7.5% of the 2020 allocation will be used for administration
4	Project Name	2020-2023 City of Seattle WAH20-F001 (SEA)
	Target Area	
	Goals Supported	CPD: Increase homeless services
	Needs Addressed	AFH: Displacement due to economic pressure AFH:Historic Disinvestment in Public Hsg Community AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services AFH: Admissions, occupancy policies & procedures AFH: Impediments to mobility
	Funding	HOPWA: \$2,929,601
	Description	Low and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 340 households will benefit from the HOPWA funding.
	Target Date	9/30/2023

	Estimate the number and type of families that will benefit from the proposed activities	Low and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color. Approximately 340 households will benefit from the HOPWA funding.
	Location Description	
	Planned Activities	Provide funding for homelessness prevention and permanent housing through tenant based and project based rental assistance, and permanent housing placement. In 2019, three subrecipients will provide tenant- and project-based rental assistance to approximately and Permanent Housing Placement resources to approximately 230 residents. One subrecipient will receive operational support for approximately 50 HOPWA eligible tenants of in an apartment building. Allocation for 2019 funding will be used for service activities in 2020-2021. Tenant-based rental assistance / Rapid Rehousing 230. Homeless Person Overnight Shelter 500 HIV/AIDS Housing Operations 50
5	Project Name	HSD 2020 Minor Home Repair
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Hsg Accessibility Modification Assist
	Funding	CDBG: \$449,917
	Description	Provide minor home repairs to qualifying low- and moderate-income homeowners for safety and health-related repairs to their homes via sub-recipient service provider.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	<p>Programs and activities supported by these funds are specifically intended to benefit low- and moderate-income seniors and younger disabled adults. These persons are disproportionately underserved and from communities of color. Economic and community development activities will specifically target historically disadvantaged neighborhoods and business districts. It is estimated 550 homeowners in 2019 will be assisted with this minor home repair program, enabling the homeowner to stay in their home longer, as well as preserve older housing stock in Seattle. This program has been funded at the same level since 2014 with CDBG funding and historically assisted a majority of households of color throughout Seattle. Specifically, 67% of 556 households assisted in 2016 identified as households of color; 65% of 623 for 2015, 64% of 673 in 2014, and 65% of 682 in 2013, and 66% of 709 households in 2012. It is anticipated that a similar percentage of households assisted will also identify as households of color in 2019. Historically this program has assisted homeowners of which 85% identify as senior and of which over 60% are Female Heads of Household. Additionally, over 80% of the households have incomes that are half (50%) of Area Median Income; a 2-person household makes less than \$40,100 annually in 2018.</p>
	Location Description	City-wide.
	Planned Activities	<p>The Minor Home Repair program serves younger disabled homeowners, low-income family homeowners, and older adult homeowners who are faced with the challenge of affording home repairs. Subrecipient staff provide parts and labor to make minor home repairs for homeowners who are on limited incomes. Subrecipient staff conduct an assessment and implementation of minor repairs on owner-occupied housing. Repairs include, but are not limited to, fixing leaking pipes, replacing broken sinks, rebuilding broken steps, replacing broken doors and windowpanes, building wheelchair ramps, and installing grab bars.</p>
6	Project Name	OH 2020 Home Repair Program & Staffing
	Target Area	
	Goals Supported	AFH/CPD:Resources for at-risk renters/owners
	Needs Addressed	<p>AFH: Displacement due to economic pressure AFH: Access to financial services AFH: Impediments to mobility</p>
	Funding	CDBG: \$605,462

	Description	Provide major home repair financial assistance to qualifying low- and moderate-income homeowners, to help them maintain their homes so that they can continue to live there.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 30 homeowners will receive financial assistance for major home repair. Assisted households typically include seniors and others on low, fixed incomes. The Home Repair Loan Program helps prevent displacement of low-income homeowners by helping them remain safely in their homes. Homeowners of color are more likely than their white counterparts to be severely cost burdened, meaning that they pay more than 50% of their income towards housing. Therefore, homeowners of color may be more likely to not have access to resources needed for critical home repairs like roof replacements or side sewers
	Location Description	City-wide.
	Planned Activities	Financial assistance in the form of loans to qualifying homeowners. Program development, financial management, and data reporting activities in support of the Home Repair Program.
7	Project Name	OH 2020 Admin & Planning
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$160,972
	Description	Support OH staff costs associated with CDBG and HOME program planning administration, and contracted services.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	The Consolidated Plan funds are used to benefit the 704,352 residents of the City of Seattle (2016 Population Estimates, US Census Bureau), specifically targeting the needs of the 237,285 Low-Moderate-Income residents of Seattle (FY 2017 LMISD by Grantee - Summarized Block Group Data, Based on 2006-2010 American Community Survey).
	Location Description	City-wide.

	Planned Activities	Programs and activities supported by these funds in the Office of Housing are specifically intended to address affordable housing needs that benefit low- and moderate-income and homeless persons and families. These persons and families are disproportionately underserved and from communities of color
8	Project Name	OH 2020 Rental Housing Preservation & Development
	Target Area	
	Goals Supported	AFH/CPD: Preserve and increase affordable housing
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack Public Investment in Specific Neighbhds. AFH: Insufficient Investment in Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Lack of Afford. in-Home/Com Based Spprt Serv. AFH: Scarcity/High Costs of Land AFH: Private Discrimination AFH: Lack of Afford Integrated Hsg-Ind w/Supp Serv
	Funding	CDBG: \$3,000,000 (program income) HOME: \$4,389,788
	Description	Provide financial assistance for the rehabilitation of 34 units of housing for low- and moderate-income households in the Delridge neighborhood of Seattle. The Seattle Office of Housing will use the 2020 HOME allocation solely for the production of rental housing. For PY2020, OH will use CDBG program income versus entitlement funds to leverage HOME entitlement funds.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	<p>Funding will be awarded to housing development and preservation projects through a competitive Notice of Funds Available (NOFA) process in December 2018. An estimated 57 households will be assisted, of whom an estimated 20 will be homeless households.</p> <p>Funded projects will serve low-income households, including formerly homeless households, for 50 years or more. These are households with incomes at or below 60% of AMI who are disproportionately people of color and disproportionately cost burdened. These households also include other protected classes, such as seniors and people with disabilities who are living on low, fixed incomes. Housing will be affirmatively marketed to ensure access by disadvantaged groups. Homeless housing will serve households assessed and referred through in the Continuum of Care's coordinated entry system.</p>
	Location Description	City-wide.
	Planned Activities	<p>Capital financing related to rehabilitation of 34 units of affordable rental housing for low-income households in the Delridge Neighborhood. Rental Housing Program staffing.</p> <p>This year's allocation of HOME funds will likely go towards the production of approximately 20+ units of rental housing, some of which may be developed by a CHDO. The CDBG funds will be used, with other funds, for capital financing related to construction, acquisition and rehabilitation of affordable rental housing for low-income households.</p> <p>Based on 2018 NOFA project activities will continue through 12/31/2022.</p>
9	Project Name	OED 2020 Neighborhood Business District - Only in Seattle
	Target Area	
	Goals Supported	CPD: Increase Small Business Assistance
	Needs Addressed	AFH: Lack Public Investment in Specific Neighbhds.
	Funding	CDBG: \$218,097
	Description	<p>The Only in Seattle (OIS) Initiative provides grants and services to foster inclusive neighborhood business districts that allow small businesses to thrive. The Initiative focuses on supporting district stakeholders to organize around a common vision for their district and take action. Includes planning and administration that supports the Only in Seattle Initiative</p>
	Target Date	12/31/2020

	<p>Estimate the number and type of families that will benefit from the proposed activities</p>	<p>Twenty-three small businesses benefiting a low-income service area in the Central Area neighborhood received technical assistance through the OIS program.</p> <p>Seattle is experiencing rapid redevelopment, particularly in urban villages and business districts. Although some areas of Seattle have not seen the same level of redevelopment, particularly in areas of historic disinvestment, the rapid rise in real estate costs has pushed higher income people into these less-expensive areas and pushed lower-income residents and businesses out of Seattle. The projects in the Only in Seattle program focus on preventing displacement of small businesses of color. This is accomplished by organizing district stakeholders to create a shared vision, developing strategies to address priorities and intentionally reaching out to businesses and connecting them to services. This allows local businesses, property owners, residents and organizations to drive changes and develop local support for businesses.</p>
	<p>Location Description</p>	<p>City-wide</p>
	<p>Planned Activities</p>	<p>The majority of CDBG funds intended for this program were swapped with the City’s General Fund in 2020. A small portion of funding allocated to the Central Area remained as CDBG and was used to provide technical assistance to 23 businesses needing support with COVID-19 closures and resources.</p>
<p>10</p>	<p>Project Name</p>	<p>OED 2020 Small Business Support</p>
	<p>Target Area</p>	
	<p>Goals Supported</p>	<p>CPD: Increase Small Business Assistance</p>
	<p>Needs Addressed</p>	<p>AFH: Displacement due to economic pressure</p>
	<p>Funding</p>	<p>CDBG: \$595,378</p>

	Description	Grants will support development of affordable commercial space benefitting microenterprises. Financing is planned for qualifying Tenant Improvement fund grants distributed citywide to low- and moderate-income owned businesses (microenterprises), prioritizing outreach for financing to women, minority and immigrant owned businesses. A portion of funding could be used as interest subsidy on microenterprise loans. Technical assistance (e.g., lease education, business plan development, and financial management training) will be provided to priority population microenterprise owners.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	The program prioritizes outreach for business technical assistance to women, minority and immigrant owned businesses. In 2020, estimate one small business in the Central Area neighborhood will receive tenant improvement funding. An additional 200 businesses will receive technical assistance services. Estimate five interest subsidy on microenterprise loans.
	Location Description	City-wide.
	Planned Activities	
11	Project Name	OIRA 2020 ESL for Work (Ready for Work)
	Target Area	
	Goals Supported	AFH/CPD: Initiatives support marginalized groups
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Impediments to mobility AFH: Scarcity/High Costs of Land AFH: Lack of Educational/Employment Spprt for LMI AFH: Lack Private Investment in Specific Neighbhds
	Funding	CDBG: \$400,000
	Description	Provide ESL, job skills training and placement for persons with limited English proficiency via a CBDO.
	Target Date	12/31/2020

	Estimate the number and type of families that will benefit from the proposed activities	The total number of families served is estimated to be 150. Participants will be English language learners in need of stable employment and ongoing access to English language learning programs. Currently immigrant and refugee jobseekers who have low levels of English language proficiency succeed in college certificate, job training, and basic skills programs at a significantly lower rate than native -born English proficient individuals. The outcomes of this program will demonstrate course completion and educational advancement rates that exceed those of traditional college-based ESL programs.
	Location Description	City-wide
	Planned Activities	Via a CBDO, and subcontracted CBOs, provide English language learning classes and employment services including outreach, learning assessments, classroom instruction, case management, educational and career planning, job placement and employer engagement to support the program
12	Project Name	OPCD 2020 Equitable Development Initiative
	Target Area	
	Goals Supported	AFH: Promote equitable growth in new development
	Needs Addressed	AFH: Lack Public Investment in Specific Neighbhds.
	Funding	CDBG: \$430,000
	Description	Provide support for community-based organizations pursuing investment strategies that will mitigate displacement within high-risk neighborhoods.
	Target Date	12/31/2020

<p>Estimate the number and type of families that will benefit from the proposed activities</p>	<p>The EDI Fund addresses displacement and the unequal distribution of opportunities to sustain a diverse Seattle. The EDI fosters community leadership and supports organizations to promote equitable access to housing, jobs, education, parks, cultural expression, healthy food and other community needs and amenities. The EDI Framework integrates people and place to create strong communities and people, as well as great places with equitable access. The Framework, with its equity drivers and outcomes, functions as an analytical tool to guide implementation to reduce disparities and achieve equitable outcomes for marginalized populations. The following are the indicators that inform the displacement Risk Index that EDI projects are focusing on:</p> <ol style="list-style-type: none"> 1. People of color: Percentage of population that is not non-Hispanic White. 2. Linguistic isolation: Percentage of households in which no one 14 and over speaks English only or no one 14 and over speaks both a language other than English and English "very well" 3. Low educational attainment: Percentage of population 25 years or older who lack a Bachelor's degree. 4. Rental tenancy: Percentage of population in occupied housing units that are renters 5. Housing cost-burdened households: Percentage of households with income below 80% of AMI that are cost burdened (> 30% of income on housing) and Percentage of households with income below 80% of AMI that are severely cost burdened (> 50% of income on housing) 6. Household income: Percentage of population with income below 200% of poverty level 7. Proximity to transit: Number of unique transit trips within 0.25-mile walking distance of a location
<p>Location Description</p>	<p>To be determined in 2020 with activities continuing through 2021.</p>
<p>Planned Activities</p>	<p>Equitable Development Projects are community-driven strategies created through an inclusive community engagement process and are prioritized in neighborhoods with high levels of chronic and recent displacement risk, history of disinvestment and community driven priorities to mitigate further displacement and increase access to opportunity. Funds will be awarded to eligible organizations through a request for proposal process in 2020.</p>

13	Project Name	Parks 2020 Seattle Conservation Corps Park Upgrades
	Target Area	
	Goals Supported	CPD: Access to Nature and Physical Activities
	Needs Addressed	AFH: Inaccessible Government Facilities/Services AFH: Inaccessible Infrastructure
	Funding	CDBG: \$218,441
	Description	Provide capital improvements, renovation and ADA improvements in neighborhood parks serving qualifying low- and moderate-income neighborhoods.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	City-wide
	Planned Activities	Installation of up to 10 park improvements including but not limited to safety fencing, paths, ADA compliance, and improved landscaping.
14	Project Name	Parks 2020 ADA Parks Improvements
	Target Area	
	Goals Supported	CPD: Access to Nature and Physical Activities
	Needs Addressed	AFH: Inaccessible Government Facilities/Services AFH: Inaccessible Infrastructure
	Funding	CDBG: \$700,000
	Description	Funds will be used to implement American with Disabilities Act (ADA) improvements in order for Seattle dept. of Parks and Recreation to address citywide ADA needs.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Community Centers administered by the Parks Department are prioritized by those with ADA infrastructure improvements needs and location serving communities with higher LMI households.
	Location Description	City-wide.

	Planned Activities	This project provides for ADA improvements at a number of parks facilities. Work will be focused on selected community centers (e.g., Bitter Lake, Delridge, Garfield, Jefferson, Meadowbrook, Miller and others) and will consist of adjustments to signage, door closures, restroom fixtures, and other features. Signage will be added where needed as well. Similar work will be undertaken at Discovery Park Environmental Learning Center and other facilities to the degree that funding allows.
16	Project Name	OH 2020 Homebuyer Assistance Revolving Loan Program
	Target Area	
	Goals Supported	AFH/CPD: Equitable investment across communities
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Location & Type of Affordable Housing AFH: Lack of Afford, Access. Hsg in Range of Sizes AFH: Access to financial services
	Funding	CDBG: \$146,793
	Description	These funds will be used to provide direct assistance to low- and moderate-income households to purchase existing homes.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	Six households of color, or other historically disadvantaged Seattle residents will benefit from the proposed activities.
	Location Description	City-wide.
	Planned Activities	The City of Seattle, through the Office of Housing (OH), originates loans that are structured as silent, second loans, lent directly to LMI homebuyers and secured against the property with a deed of trust. The term is 30-year, 3% simple interest, repayable upon refinance or resale. In 2020, six loans will be used to support the purchase of homes.
22	Project Name	OED 2020 COVID19 Small Business Stabilization
	Target Area	
	Goals Supported	CPD: Increase Small Business Assistance
	Needs Addressed	AFH: Displacement due to economic pressure AFH: Access to financial services

	Funding	CDBG: \$4,160,400
	Description	\$4,780,000 was provided in small business grants (and includes \$1.41M in CRF funding) and \$157,505.42 was spent on staffing for this program in 2020. This project issued 478 stabilization working capital grants to microenterprises to help support meeting their financial obligations during income losses attributed to the COVID19 outbreak.
	Target Date	12/31/2020
	Estimate the number and type of families that will benefit from the proposed activities	478 microenterprises received a grant in the amount of \$10,000.
	Location Description	City-wide.
	Planned Activities	The City of Seattle Office of Economic Development (OED) offered grants of up to \$10,000 to microenterprises with low- and moderate-income owners located in Seattle. Grants were used to cover the day-to-day operating expenses of the business, such as but not limited to payroll or losses due to the impacts of the COVID-19 crisis. Outreach to diverse communities was undertaken through a variety of channels, including translated materials posted on websites and social media, outreach of community partner organizations, and via webinars.
31	Project Name	Seattle Jobs Initiative
	Target Area	City-wide
	Goals Supported	
	Needs Addressed	
	Funding	CDBG \$307,500
	Description	Office of Economic Development supported contract partner programming geared to recover jobs lost due to the COVID-19 pandemic during.
	Target Date	

Estimate the number and type of families that will benefit from the proposed activities	Individuals from low-income families were targeted to benefit from these job placements, job training programs. OED estimates that 140 individuals will be served in 2020 program year.
Location Description	City-wide
Planned Activities	OED will contract with Seattle Jobs Initiative to conduct job re-training activities.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

At present, the City is not implementing HUD designated geographic based priority areas such as NRSAs, Empowerment Zone or Brownfields. Allocations and program activities are funded City-wide in accordance with eligibility and program priorities set through sub-recipient departments policies. Going forward, however, there will be intentional application of the following principles to help address the disparities of access to services, housing and community infrastructure identified through:

1. Disparities identified through the 2017 City and Seattle Housing Authority's Assessment of Fair Housing analysis in terms of geographic equity in access to private and publicly supported housing, services and community assets. In many cases this will be based on the need to balance City-wide access; but it will also prioritize those investments that address the current and future boundaries that HUD maps and data determine fall into Racial/Ethnically Concentrated Areas of Poverty. Other issues, such as improving access and reducing impact on people with different abilities could focus on system-level improvements without being tied to specific geographic locales such as Transit Improvement that are primarily driven by urban planning and growth management principles but need to address disparate impact on people with different abilities, **regardless** of location.
2. The City's Economic Equity Development Initiative (EDI); part of the AFH work plan, focuses on areas with a high potential for gentrification and displacement, particularly areas that have been high minority concentrations as a result of racially restrictive covenants and/or redlining. Organizations prioritized for funding from EDI are expressly rooted in impacted communities and geographies.
3. The Mandatory Housing Affordability ordinance and implementation. In order to realize affordable housing goals in the mix of all residential and commercial development across the City, the Office of Planning and Community Development in consultation with many other departments and Seattle Housing Authority will implement a series of up zones in areas of the City deemed "high opportunity" areas (mainly based on transit access and growth management goals) where higher density development will be required in conjunction with incentives and required production of units of affordable housing by private and public developers. As each up zone happens through the Mayor's Office and Council; that area may rise in priorities for investment of CDBG/HOME, State trust fund or local Levy funding. The HUD federal grants may be used for eligible high priority developments that directly benefit LMI households.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

See answer to question one above. In addition, where activities might impact HUD identified Racial/Ethnically concentrated area of Poverty (R/ECAPS) we want to suggest a broader approach to those neighborhoods. The 2017 Assessment of Fair Housing suggested that it's good to pay attention not only to areas currently meeting R/ECAP criteria, but also areas of the city that are close to meeting the R/ECAP criteria **and** to areas that have come out of R/ECAP status.

- Areas of micro-segregation and economic disadvantage can be masked with data at the Census Tract level.
- A Census Tract can land inside or outside of the criteria for R/ECAPs as an artifact of the high margins of error in the ACS estimates used to test for R/ECAP status. (The tract-level margins of error for poverty rate HUD used to identify R/ECAPs averages +/- 9 to 10 percentage points.)

Additionally, it's helpful to keep in mind that former R/ECAPs may be rapidly gentrifying areas with high displacement risk. Example: in 1990, Census Tract 87 in the Central Area/Squire Park area was a R/ECAP; as of the 2009-2013 5-year ACS, this Census Tracts was no longer a R/ECAP.

Discussion

Regardless of focus on a particular geographic area which is an official HUD designation like an empowerment zone, or Brownfield urban renewal area, this Consolidated Plan will prioritize projects that meet the following criteria:

- Meet one or more of the established Consolidated Plan Goals for 2018-2022;
- Address and/or mitigate issues identified in the 2017 Assessment of Fair Housing;
- Proactively address the Race and Social Justice impact questions included in SP- 25 and SP-25;
- Address the needs of a City R/ECAP (geographic area that is disproportionately represented by people of color who are in poverty);
- Leverage the work of other City and/or SHA adopted plans or initiatives.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The Office of Housing’s 2019 Notice of Funding Availability (NOFA) for the Multifamily Rental Housing Program was announced on July 24, 2019 and included approximately \$45 million for multifamily rental projects, which includes funds from the Housing Levy, other local and state sources as described here, along with federal funds.

One Year Goals for the Number of Households to be Supported	
Homeless	254
Non-Homeless	608
Special-Needs	109
Total	971

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	340
The Production of New Units	22
Rehab of Existing Units	609
Acquisition of Existing Units	0
Total	971

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

Starting in 2020, Office of Housing Homebuyer Education and Counseling will no longer be supported by CDBG funds.

Homebuyer Affordable housing assistance programs implement many of the goals of the 2017 Assessment of Fair Housing and this Consolidated Plan by assisting people who are experiencing homelessness and other high needs groups, and by providing housing in areas with access to high opportunity and areas at high risk of displacement.

Funding for rental housing production and preservation is awarded following the priorities and procedures adopted in OH's Housing Funding Policies (link in PR-10 of the Consolidated Plan).

The funding supports housing that will serve seniors and people with disabilities; low-wage workers and

their families; and adults, families and youth/young adults experiencing homelessness, including chronically homeless people with disabilities. Housing is funded throughout the city, meeting fair housing goals to increase housing options in areas that afford access to opportunity, as well as preserve and increase housing in areas where residents are at high risk of displacement. Rehabilitation funding is also available for existing low-income rental housing needing major systems upgrades to extend the life of buildings that serve extremely low-income residents.

Funding for housing rehabilitation loans and grants is also made available following priorities and procedures in OH's Housing Funding Policies (see above). Assistance is available to low-income homeowners, including seniors on fixed income and other homeowners at risk of displacement. The program prioritizes repairs that address immediate health and safety issues and other urgent repairs that will result in increased cost and unhealthy living conditions if left unaddressed.

AP-60 Public Housing – 91.220(h)

Introduction

Seattle Housing Authority is a public corporation, providing affordable housing through a variety of programs and properties to nearly 36,000 people, including over 30,000 who are living in neighborhoods throughout the City of Seattle. Participants include approximately 11,700 children, 7,200 seniors and 5,500 non-elderly disabled adults. Eighty percent of SHA households have annual incomes below 30 percent of the area median income.

Actions planned during the next year to address the needs to public housing

In 2020, SHA will continue to innovate and adopt practices and policies that can increase access to affordable housing for more households in Seattle. While the Seattle housing market has grown increasingly expensive over the years, SHA has played a critical role in helping low-income households find stable, safe and affordable housing while remaining in Seattle. See Seattle Housing Authority's 2016-2020 Strategic Plan, 2020 Annual Moving to Work Plan and 2020 Annual Budget for SHA's proposed actions to address Seattle's public housing needs in 2020.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

Residents play an active role at SHA. SHA Community Builders support residents in becoming involved in management, working with interested residents to form and sustain elected resident councils and issue-specific work groups to collaborate with management on issues of common interest. In addition, most communities send representatives to the Low-Income Public Housing Joint Policy Advisory Committee (JPAC) and the Seattle Senior Housing JPAC, which SHA regularly consults on major policy issues, the Annual MTW Report and the Annual Budget. Residents are also involved in planning for the use of HUD's Resident Participation Funds. Finally, SHA's Board of Commissioners has two resident Commissioners who provide a valuable point of view in SHA's governance.

In 2020, SHA will partner with Habitat for Humanity in Lake City and HomeSight in Othello to create homeownership opportunities in newly constructed homes for SHA residents. The developers have been asked to work with designated staff to allow SHA residents who might be interested in purchasing the units access to all relevant information and all units are being constructed under an affordable housing covenant to ensure that they are affordable to households with annual incomes no higher than 80% AMI.

If the PHA is designated as troubled, describe the manner in which financial assistance will be

provided or other assistance.

Seattle is not a troubled housing authority.

Discussion

Seattle has been experiencing a sustained, unprecedented period of economic growth. The region's future is bright, but there are unfortunate consequences of this growth. While the need for safe, decent, affordable housing has always been greater than the supply, Seattle's income inequality gap is widening and the ability for people with low incomes to live in our city without additional support grows increasingly difficult. The majority of households we serve are comprised of seniors or people with disabilities who don't have a chance to earn higher incomes to cover increasing rents and other costs of living. Those who are able to work need stable, affordable housing, as well as access to low-cost childcare, job training and other services so they can participate in the workforce and benefit from the City's strong economy. Thus, in addition to providing affordable housing, SHA will continue to help residents access other services to ensure residents stay housed and Seattle remains a place for people of all income levels to live.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Seattle is responding to the needs of people experiencing homelessness through a coordinated Continuum of Care (CoC), currently led by All Home. The City invests in services to prevent homelessness and to help homeless people access and retain permanent, affordable housing with direct grants through contracts with community-based organizations. The City also invests in the development of affordable, permanent housing for homeless and low-income individuals and families.

To provide more effective and efficient services, the City of Seattle anticipates merging its homeless services with King County and All Home to create a new King County Regional Homelessness Authority (KCRHA) in 2020. A consultant from the Corporation for Supportive Housing has been working with all three organizations and other stakeholders to develop a Regional Action Plan, which will be complete in late 2019. In the meantime, all three organizations continue to coordinate on shared goals and outcomes, such as increasing rates of exits to permanent housing, and addressing racial inequities.

Through consolidation into a new regional authority, the City, King County and All Home will formalize goals around investment priorities and outcomes. Until that time, we continue to share goals around outcomes such as increasing permanent housing exits through housing interventions and diversion, reducing inflow, and reducing returns to homelessness. Additional strategies to meet these goals include consolidating government homeless services, releasing requests for proposals, strengthening our Coordinated Entry for All (CEA) system, providing targeted technical assistance, and further engaging customer voice in the design of homelessness prevention and response. Goals will be refined through a new Regional Action Plan, which will be complete in 2020.

Funding to agencies described in the action plan is provided in the form of a contract between the recipient agency and the Seattle Human Services Department (HSD). The contract contains terms and conditions of funding, reporting and invoicing requirements, performance expectations and service delivery levels, record keeping responsibilities, and consent to on-site monitoring as requested by the City.

HSD makes funding awards through competitive procurement processes. The specific requirements for requests for funding are detailed in procurement materials. Funding opportunities and materials are posted on the HSD Funding Opportunities web page. All agencies submitting proposals for investment through the competitive process demonstrate their ability to deliver established outcomes for clients by providing specific services.

Applications in each process are reviewed for ability to deliver services that meet investment outcomes and goals. Applicants are also asked to demonstrate how they will incorporate specific standards and

principles, such as cultural and linguistic relevance, in their program model.

A similar model of funding process is expected in the new King County Regional Homelessness Authority.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of Seattle funds traditional street outreach services across several contracted service providers that have population and culturally specific focus. Seattle’s Navigation Team is an innovative 7-day/week outreach approach that combines behavioral health-trained outreach workers, police officers and field workers in identifying unsheltered households camping in unsafe conditions and connecting them to shelters or other safe spaces. In 2020, focus will be on additional gap analysis, further collaboration, and continuous improvement.

Addressing the emergency shelter and transitional housing needs of homeless persons

Both the City of Seattle and King County invested in hundreds of new shelter beds in 2018 and 2019, adding beds to existing facilities and repurposing spaces such as former apartment buildings and an unused wing of the King Co Correctional Facility. Both the City and County worked to further shift to “enhanced” shelter models that offer 24/7 services, right of return, storage, hygiene, meals and amenities, with staffing support to quickly exit households to permanent housing and create space for inflow. The City also shifted in 2018 to a pay for performance model for shelter and transitional housing and has developed peer “learning circles” and targeted technical assistance to support grantee success. In 2020, focus will be on refining the enhanced model and identifying potential new spaces to increase of shift bed capacity as resources allow.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Several regional efforts are underway to help homeless households’ transition to permanent housing:

- Providing staffing at crisis centers (shelters, day centers, regional access points) to provide

- coordinated entry assessments, diversion, and housing support
- Piloting and scaling Housing Connector, a public-private partnership engaging landlords in offering housing to households experiencing homelessness
- Improving the coordinated entry assessment tool to best prioritize households in highest need of housing
- Continuing weekly case conferencing to review by-name households by population type who are eligible for housing placement

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

The City of Seattle uses a vulnerability tool to identify households at highest risk of becoming homeless, then supports those households through culturally competent, effective homelessness prevention program. The City piloted in 2018 and will continue in 2020 a project to target prevention services toward households on the waitlist for Seattle Housing Authority housing choice vouchers and who are at high risk of homelessness.

System partners are engaged regularly in homelessness response, and partners continue to focus attention on reducing system exits into homelessness. The City of Seattle participated with regional partners in 2018 in the Mayor's "One Table" initiative, which convened system representatives from child welfare, health, corrections and more. A new End Youth Homelessness Now! campaign also actively engages child welfare and other systems to focus on reducing exits into homelessness. These system partners will be involved in the shift to the new King County Regional Homelessness Authority.

Also, in 2020, OPCD's EDI allocations prioritize CDBG funding for the Chief Seattle Club, which is an organization specializing in providing supportive services and housing for homeless individuals from the American Indian/Alaskan-Native populations.

Discussion

Public Housing Impact on Homelessness: Seattle Housing Authority serves nearly 18,000 households. In 2018, 49% of new households admitted into SHA's subsidized housing programs were homeless. Additionally, over 80% of all households served are extremely low-income at 30% or less of area median income. Without housing supports, many of these families and individuals could be at risk of homelessness. Specific housing supports are also targeted to individuals and families experiencing homelessness. For example, 19% of SHA's housing capacity is designated for previously homeless households, including 1,646 vouchers supporting permanent supportive housing in partnership with

local government and community nonprofits. In addition, 300 vouchers were committed to the City of Seattle's 2016 Housing Levy projects, 154 vouchers are dedicated to non-elderly adults with disabilities who are homeless or at risk of homelessness and 509 Veterans Affairs Supportive Housing vouchers are designated for homeless veterans and their families. SHA's homelessness commitment also includes support for families with children, through 275 Family Unification Project vouchers, which help to reunite families who have been separated due to homelessness or foster youth who are aging out of the foster system.

Seattle Housing Authority believes in keeping people stably housed, working with residents and service providers to be flexible and supportive. The agency recognizes that residents may have few, if any, other options for stable affordable housing and staff strive to work with residents to remain housed. SHA meets residents where they are and works with them to be successful in housing while still holding them accountable and being mindful of impacts on the health and safety of the community. This is done by investing in services in partnership with community-based organizations that provide case management, wellness and physical and behavioral health services. SHA also invests in adult education, employment and asset-building programs.

AP-70 HOPWA Goals– 91.220 (I)(3)

One-year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	96
Tenant-based rental assistance	140
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	51
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	287

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

The 2017 City of Seattle (City) and Seattle Housing Authority (SHA) Assessment of Fair Housing (Assessment) responds to the requirements of HUD’s December 2015 Final Rule requiring jurisdictions to make a baseline assessment of their compliance with Affirmatively Furthering Fair Housing. The Assessment requirements in 24 CFR 5.150 through 5.180 make clear that HUD’s purpose in adopting the new rule is to ensure that public and private policies, programs, contracting and resource allocations: 1) take “meaningful action” to affirmatively further fair housing and economic opportunity; and 2) remove barriers to compliance with the Fair Housing Act of 1968 (FHA); and 3) not take action that is inconsistent with the duty to further fair housing.

To complete this assessment, the City and SHA used HUD’s prescribed Assessment Tool to analyze HUD-provided maps and data, identify contributing factors that “cause, increase, contribute to, maintain, or perpetuate segregation, racially or ethnically concentrated areas of poverty, significant disparities in access to opportunity, and disproportionate housing needs” by Federal protected class members (24 CFR 5.154a and 5.154d(4)). This data analysis combined with the input gained through multiple community engagement efforts to develop the Fair Housing Goals and Priorities integrated into this Assessment. The City and SHA have long been committed to the principles of equity and compliance with the Fair Housing Act of 1968 and related civil rights laws. People who live and work here in the public and private sectors of this city and region are known for a progressive approach to fair housing and equity issues.

The City released its community preference guideline, which was developed through cross-departmental efforts by the Office of Housing and the Office for Civil Rights and informed by many months of stakeholder and community engagement. A number of non-profit housing developers in Seattle have already expressed interest in implementing community preference as part of affirmative marketing for new subsidized rental housing projects.

The City’s 2018 CAPER reflects the accomplishments for projects committed to in the 2017 AFH. See the full report at <http://www.seattle.gov/Documents/Departments/HumanServices/Reports/2018-CAPER-final.pdf>

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

HUD requires the AFH to address prioritized Contributing Factors (which include public and private

action or inaction regarding public policies, land use controls, tax policies affecting land zoning ordinances, growth limitations, etc.) by developing fair housing Goals and Objectives which the City adopted via the AFH; to eliminate or mitigate the fair housing issues and conditions identified in the community engagement and data analysis phases of the assessment. The City and SHA strategies to address the "contributing factors" are detailed in the 2017 AFH Goals and Objectives Matrix that is attached to the 2018-22 Consolidated Plan as a supplemental document, see section AD-25. The following list highlights the City and SHA identified factors.

- Access to financial services
 - Access to proficient schools for persons with disabilities
 - Access to publicly supported housing for persons with disabilities
 - Access to transportation for persons with disabilities
 - Admissions and occupancy policies and procedures, including preferences in publicly supported housing
- The availability of affordable housing units in a range of sizes
- The availability, type, frequency and reliability of public transportation
- Community opposition
- Displacement of residents due to economic pressures
- Inaccessible buildings, sidewalks, pedestrian crossings, or other infrastructure
- Inaccessible government facilities or services
- Lack of community revitalization strategies
- Lack of local private fair housing outreach and enforcement
- Lack of local public fair housing enforcement
- Lack of private investment in specific neighborhoods
- Lack of public investment in specific neighborhoods, including services or amenities
- Land use and zoning laws
- Lending Discrimination
- Location of employers
- Location of environmental health hazards
- Location of proficient schools and school assignment policies
- Location and type of affordable housing
- Occupancy codes and restrictions
- Private discrimination
- Siting selection, policies, practices and decisions for publicly supported housing
- Source of income discrimination

Discussion:

As the City and SHA proceed with implementation of the 2017 Assessment of Fair Housing Goals and Priorities it must take into consideration the following challenges which require balancing potentially

competing strategies.

- HUD calls for a balanced approach to Affirmatively Furthering Fair Housing. HUD is not “prescriptive in the actions that may affirmatively further fair housing, program participants are required to take meaningful actions to overcome historic patterns of segregation, promote fair housing choice, and foster inclusive communities free from discrimination.” However, HUD makes it clear that “for a balanced approach to be successful, it must affirmatively further fair housing...specific to local context, including the actions a program participant has taken in the past.”
- Jurisdictions are to balance place-based strategies (to create equity, reduce poverty and mitigate displacement risk) and housing mobility strategies (to encourage integration and provide people in protected classes more options for housing city-wide). HUD describes place-based strategies as “making investments in segregated, high poverty neighborhoods that improve conditions and eliminate disparities in access to opportunity” and “maintaining and preserving existing affordable rental housing stock to reduce disproportionate housing needs.” Housing mobility strategies include “developing affordable housing in areas of opportunity to combat segregation and promote integration.”
- The challenge of influencing and/or changing policies, initiatives, and actions that are outside of the direct authority of a jurisdiction. For example, states generally control taxation authority rather than cities, which may impact land use and zoning regulation.
- Because HUD CDBG/HOME/HOPWA/ESG federal funds are targeted to low- and moderate-income people with specific eligibility criteria it was difficult to ensure that the AFH was not limited only to impacts on vulnerable populations. It was necessary to remind agencies, stakeholders, and participants that the AFH is about inequity and potential discrimination regardless of income on a broader scope and scale than in prior planning efforts.

It is also clear that the federal government’s role is changing. Shifting priorities in direct federal allocations; decreasing priority for enforcement of fair housing violations; and cuts in funds for domestic programs which directly impact protected classes will leave cities in a vacuum of resources to address the issues identified in Assessments.

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

The City's EDI funds (including CDBG) target areas that have historically been under-invested in and have significant disparities in positive outcomes for residents compared to more affluent areas of the City.

In addition, the City plans several actions, completed or underway which have been informed by underserved homeless communities, including:

- An LGBTQ Action Plan was developed in 2019 to better meet the sheltering needs of LGBTQ households
- Targeted technical assistance to youth-serving service providers is being designed by a group of young adults with lived experience of homelessness
- The City of Seattle received technical assistance from Native-serving organizations on how to best support service providers serving American Indian/Alaska Natives
- In supportive housing buildings, the City is coordinating to have the same case managers in each building, creating increased trust, referrals and service utilization and decreasing hospitalization and evictions
- The City is working with the Seattle Housing Authority to identify stability needs and reduce evictions among households receiving Housing Choice Vouchers

Actions planned to foster and maintain affordable housing

Please see section PR-10, PR-15, and the Needs Assessment and Market Analysis elements of the 2018-2022 Consolidated Plan for detailed analysis and links to work plans that address Seattle's on-going commitment to foster and maintain affordable housing. Or visit the City Office of Housing website at <http://www.seattle.gov/housing> .

Actions planned to reduce lead-based paint hazards

Please refer to SP-65 of Consolidated Plan for details on the scope of LBP hazard in Seattle's housing stock and for actions planned by the City Office of Housing, the Seattle Housing Authority and during our environmental reviews of federally funded capital project for LBP removal.

Actions planned to reduce the number of poverty-level families

Please refer to the Consolidated Plan, SP-70, for the City's antipoverty approach to the needs of vulnerable populations, homeless and economic equity issues for all communities in Seattle including

poverty-level families in general.

For example, the Office of Immigrant and Refugee Assistance ESL for Work RTW program participants obtain stable employment and continue the ESL studies leading to more family economic stability. Emphasis is on referral and placement for clients in ongoing community based social and other services for which participants are eligible. In addition, the City's Equitable Development Initiative's project selection criteria emphasize actions that support economic mobility for people living in under-investment areas of the City as part of an effort to lift communities out of poverty.

In addition, OED's business technical assistance and business financing support for low-income small business owners helps to reduce the number of families in poverty, by supporting those owners to be more successful in managing their business. OED's CDBG funded Business Stabilization Fund program prioritizes making investments in small businesses dealing with commercial affordability and displacement issues.

Actions planned to develop institutional structure

Please refer to SP-40 in the 2018-2022 Consolidated Plan for a description and issues regarding development of institutional structure to carry-out the work of the federal grant activities funded by the City of Seattle.

Actions planned to enhance coordination between public and private housing and social service agencies

Please refer to Consolidated Plan PR-10 and AP-10 in this report for previously provided answers to a similar question. In addition, the City's Human Services department (particularly Homeless Strategies and Investment Division), the Office of Housing and Seattle Housing Authority have consistent interaction, project teams, and collaboration on RFPs, contracting, monitoring and joint reporting which sustains the commitment to our coordination.

For example, City of Seattle helped set up Housing Connector, a public-private partnership where landlords offer housing to households experiencing homelessness, and service providers deliver time-limited services those households. The City will continue to increase coordination with housing authorities through a variety of projects including a homelessness prevention pilot for households awaiting housing vouchers.

The Office for Economic Development collaborates with the Office of Housing to include commercial space geared towards low-income small business owners and nonprofit organizations serving the

community where low-income housing development investment are made by the City.

Discussion:

The City encourages HUD staff to take the Consolidated Plan as written, in its entirety with reference to multiple other major plans, as substantial evidence of a broad range of approaches, funding priorities, leveraged activities, and system efficiency toward the federally mandated goals of the CDBG/HOME/HOPWA/ESG/CoC-McKinney and all state and local funds represented in our investments. We seek to plan for all needs, seek out the high priority and eligible activities for federal funding and make that part of the "whole cloth" overall outcomes and investments the City tries to accomplish. We encourage many City departments, the Mayor's Office and Councilmembers, City Budget Office, Seattle Housing Authority and stakeholder entities and beneficiaries to see this as the City's Consolidated Plan for federal HUD grants in the context of all other plan priorities and resource management.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	2,752,255
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	2,752,255

Other CDBG Requirements

1. The amount of urgent need activities	2,810,400
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	70.00%

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

No other forms of investment are contemplated for the use of the HOME funds except as identified

in 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

US Department of Housing and Urban Development rules limit the maximum eligible sales price for HOME-assisted ownership housing to \$373,000 for homes in Seattle. In Seattle's high cost market, there is extremely limited inventory available for income-eligible buyers. The City could request a waiver to increase the maximum sales price based on a market study reflecting the higher median sales price; however, HUD requires this study to be updated on an annual basis and the City cannot justify the costs at this time. Therefore, Seattle will use HOME funds solely for rental housing activities.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

Seattle does not utilize HOME funds for homeownership projects. See above.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not have any plans to refinance existing debt secured by multifamily housing as described in the question, and therefore we do not have any refinancing guidelines for that activity.

Emergency Solutions Grant (ESG) Reference 91.220(l)(4)

1. Include written standards for providing ESG assistance (may include as attachment)

ESG is governed by the same requirements, priorities, and contract processes as other fund sources included in the City's Request for Proposal funding processes.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Seattle/King County Continuum of Care (CoC) has implemented a system wide coordinated entry and assessment system for all population groups. The system has been operational under a new platform since June of 2016. The CEA system is managed by King County. CEA serves all people (single adults, young adults, couples, families, and veterans) experiencing homelessness in the

following situations:

- Living and sleeping outside
 - Sleeping in a place not meant for human habitation
 - Staying in a shelter
 - Fleeing/attempting to flee domestic violence
 - Exiting an institution where you resided for up to 90 days and were in shelter or a place not meant for human habitation immediately prior to entering that institution or transitional housing
 - Young adults who are imminently at risk of homelessness within 14 days are also eligible for CEA.
3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

ESG funds in the past have been used by the City of Seattle as part of resources prioritized for homeless intervention services. Future sub-awards of ESG funding will be governed by RFP processes available to all applicants, relying heavily on community based NPOs and open to faith-based organizations within the statutory limits of use of federal funds by these types of organizations.

The City of Seattle's Human Services Department facilitated an open and competitive funding process for homelessness services and support in 2017 for a range of projects including Homelessness Prevention, Diversion, Outreach & Engagement, Emergency Services, Transitional Housing, Rapid Re-Housing and Permanent Supportive Housing. Funding recommendations reflected regional priorities such as person-centered service, results/impact, and addressing racial disparities. The next funding process is expected to be facilitated by 2021 under the new King County Regional Homelessness Authority.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The current Seattle/King County Continuum of Care (CoC) includes King County plus cities such as Seattle, Auburn, Bellevue, Federal Way, Kent, Renton, and Shoreline. The lead agency for the CoC is All Home, which convenes government, faith communities, non-profits, the business community and homeless and formerly homeless people working together to implement the Continuum of Care in King County. ESG funding decisions are coordinated with All Home and its Funders Group. For more

information about All Home, please visit <http://allhomekc.org/about/> .

All Home brings together local governments, religious institutions, non-profits, philanthropic organizations, shelter and housing providers, the private sector and engaged citizens in a coordinated effort that both responds to the immediate crisis of homeless individuals and addresses the root causes of the problem in our region. As a critical part of that consultation, All Home includes the Consumer Advisory Council which serves as a forum to incorporate consumer feedback within policy and strategic decisions and action items under the Strategic Plan. Consumers ensure that the effort to end homelessness in King County incorporates the expertise of people who experience homelessness – including those who are at risk of becoming homeless or were formerly homeless – at all levels of implementation, evaluation, and plan revision.

All Home brings together local governments, religious institutions, non-profits, philanthropic organizations, shelter and housing providers, the private sector and engaged citizens in a coordinated effort that both responds to the immediate crisis of homeless individuals and addresses the root causes of the problem in our region. As a critical part of that consultation, All Home convenes the Consumer Advisory Council and the Youth Action Board which serve as forums to incorporate consumer feedback within policy and strategic decisions and action items under the Strategic Plan. Each of the All Home system committees also make an effort to include participation from persons with lived experience. These efforts ensure that the effort to end homelessness in King County incorporates the expertise of people who experience homelessness – including those who are at risk of becoming homeless or were formerly homeless – at all levels of implementation, evaluation, and plan revision.

5. Describe performance standards for evaluating ESG.

The City of Seattle worked in partnership with the CoC (All Home), King County, and United Way of King County to develop shared performance standards used in all contracts. These standards were included in the City's 2017 RFP. Examples of performance requirements include Exit Rate to Permanent Housing, Length of Stay (days), Return Rates to Homelessness, and Entries from Literal Homelessness.

The City's data team provides quarterly performance progress reports and technical assistance as needed and works closely with the data team at King County to evaluate performance and review trends. The City is also in sync with other local funders to develop policies for HMIS. (King County is the operator of HMIS.)