

**COUNCIL GUIDING PRINCIPLES**  
**December 2015**

The Affordable Housing Strategy is a focused effort and action plan to develop an effective strategy and performance that will advance affordable housing opportunities throughout the city. The following Principles provide further direction to guide this work.

- 1) **Recognize that the City has a sizeable affordable housing problem and we are committed to addressing our local challenges and become a regional leader in the affordable housing effort.**
- 2) **Identify needs.** Identify Bellevue's affordable housing needs in terms of specific target populations based on available data, such as the Needs Assessment.
- 3) **Focus on Action.** This effort will build from the strong policy base already in place in the Comprehensive Plan, and be action-oriented, advancing additional tools and strategies that will produce effective results.
- 4) **Establish ambitious goals.** While the affordable housing challenge is daunting, this effort will establish ambitious goals to address local need.
- 5) **Build upon ongoing and recent tools the City has developed while strengthening partnerships with relevant organizations.** This work will build upon the solid foundation established by the City's long-running participation with ARCH and include partnerships with other established organizations (and funding sources) dedicated to affordable housing, including recent developments such as the MFTE, BelRed TOD and changes in the BelRed FAR incentives, among others.
- 6) **Draw upon knowledgeable resources.** This process shall draw upon the knowledge base of experts that have a solid understanding of the tools that will have the greatest impact.
- 7) **Consider a full suite of tools.** In order to make a significant change the city will consider a full range of action strategies and possible partnerships to achieve our affordable housing goals.
- 8) **Tailor affordable housing approaches to different areas of the City.** Needs will be addressed at a neighborhood level through the subarea planning process, as opposed to a "one size fits-all" approach.
- 9) **Leverage resources.** Maximize impact of direct assistance by leveraging other public and private resources and/or combining with incentive programs.
- 10) **Monitor results and adjust as needed.** Establish performance measures that will monitor quantity, types and affordability of housing achieved and the effectiveness of new strategies to address our needs so that future course corrections may be taken as needed.
- 11) **Ensure robust public outreach and engagement.** Outreach and communication tools assure a transparent process that will allow all members of the community to engage and shape the recommended strategies.