

SAMPLE HOUSING STRATEGIES USED IN EAST KING COUNTY

Tools	Bellevue	Bothell	Issaquah	Kenmore	Kirkland	Mercer Is.	Newcastle	Redmond	Sammamish	Woodinville
Land Use: Housing Supply and Diversity										
Increase Development Capacity										
<i>Voluntary Approaches</i>	•		•			•			•	•
<i>Mandatory Approaches</i>			•	•	•		•	•	•	
Development Agreements										
<i>On-site affordable units</i>			•			•		•		
<i>Site Control / In-lieu</i>	•		•							
Dimension Standards Flexibility	•		•		•					
Reduce Parking Requirement ¹	•				•					
Reduce Open Space Requirement			•							
Smaller Ownership Housing ²					•		•	•	•	
Mobile Home Park Preservation		•								
Micro Units (renter housing)								•		
SEPA - Planned Action EIS										
Regulatory: Incentives for Affordable Housing										
ADUs ³					•	•	•			
MFTE ⁴				•	•	•				
Impact Fee Waivers	•		•	•	•		•		•	
Permit Fee Waivers	•		•		•		•		•	
Direct Support										
ARCH Trust Fund ⁵	•		•	•	•	•	•	•	•	•
Underutilized Land										
<i>City Land, Market Value</i>	•	•		•				•		
<i>City Land, Donation</i>	•		•		•			•	•	
<i>Other Public Agencies</i>	•			•	•			•		
<i>Private Land⁶</i>	•		•		•					
Other Strategies										
Community Outreach										
<i>Education: Class / Tours</i>					•			•	•	
<i>Neighborhood Plans</i>				•	•			•		
<i>Media/City Newsletters</i>										
Preserve Existing Housing										
<i>Preserve Federally assisted⁷</i>	•	•	•		•	•		•		
<i>'Sending' TDR credit</i>										
<i>Proactive outreach to owners</i>					•					
Relocation Assistance										
Section 8 Anti-discrimination	•				•			•		

¹ All cities allow Accessory Dwelling Units. This indicates cities that have permitted 10 or more ADUs per 1,000 single-family homes.

¹ Only lists cities with explicit reduced standards for affordable housing. Many cities allow special studies to reduce parking.

² E.g., cottages, multi-plexes.

³ All cities allow Accessory Dwelling Units. This indicates cities that have permitted 10 or more ADUs per 1,000 single-family homes.

⁴ Multi-family Property Tax Exemption.

⁵ All cities have contributed CDBG funds. This indicates cities that have also given from general funds.

⁶ E.g., churches, private donations to non-profits.

⁷ Funding to preserve privately owned federally (HUD) assisted project-based housing that could convert to market rate.