

2023 Health Through Housing Annual Report

July 2024



King County

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Executive Summary

Introduction

King County's Health Through Housing (HTH) initiative is an innovative, regional approach that accelerates the County's ability to address chronic homelessness. HTH's paramount goal is to create and operate up to 1,600 units of affordable housing with services, referred to as supportive housing, for households in King County that are experiencing chronic homelessness or at risk of chronic homelessness.¹ The HTH initiative is also designed to annually reduce racial and ethnic disproportionality among persons experiencing chronic homelessness in King County.^{2,3,4}

Background

HTH arose as a concept and initiative in 2020 as the COVID-19 pandemic posed a once-in-a-generation challenge to the King County region and the world. COVID-19 amplified pre-existing crises of homelessness, housing affordability, and racial inequity. In 2020, King County enacted Ordinance 19179, codified as King County Code (KCC) 4A.503, to impose the HTH sales tax.⁵ In 2021, King County Council enacted three ordinances to guide HTH planning, which established goals and strategies for HTH and formally adopted the initial Health Through Housing Implementation Plan (the Plan).^{6,7,8}

Following adoption of the Plan, significant HTH activity took place in 2021 and 2022. Key outcomes from this period included:

- Acquiring 10 buildings across Seattle, Renton, Redmond, Auburn, Federal Way, and Kirkland;
- Establishing a memorandum of agreement with the City of Seattle to permanently add 350 operations-only units to the HTH portfolio, and
- Opening six HTH buildings across King County and moving new residents inside at each of these locations.

Report Requirements

This annual report summarizes the HTH Initiative's progress and accomplishments in calendar year 2023. During the reporting period, HTH opened 138 new units to residents, contributing to a net increase of 108 residents successfully housed in these and other HTH units in 2023. HTH also expanded by 127 the number of units for which it funds services and enhanced the essential services provided to residents, including behavioral health care. As of December 2023, HTH has secured a cumulative total of 1,358 units and has served 1,169 residents at risk of or experiencing chronic homelessness.

¹ King County Code 24.30.030.A.3. [[LINK](#)]

² King County Code 4A.503.040.B. [[LINK](#)]

³ King County Code 24.30.030.A.1. [[LINK](#)]

⁴ *Initial Health Through Housing Implementation Plan*. [[LINK](#)]

⁵ King County Code 4A.503. [[LINK](#)]

⁶ King County Code 24.30. [[LINK](#)]

⁷ Ordinance 19236. [[LINK](#)]

⁸ *Initial Health Through Housing Implementation Plan*. [[LINK](#)]

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See also [Health Through Housing Dashboard](#).

Performance Overview: Accomplishments and Effectiveness in 2023

In 2023, the initiative's second full year of operation, Health Through Housing accomplished the following:

People Served

- HTH served 911 people in 2023, an increase of 108 people from 2022.
- HTH placed 480 people in HTH permanent supportive housing (PSH) or other permanent housing, with 466 of them experiencing chronic homelessness.
- 85 percent of HTH residents reported existing ties to the communities where their HTH site is located.
- 91 percent of HTH residents in PSH maintained their housing or moved to another permanent housing destination.

Additional Units

- HTH opened 138 units, including 62 at Burbridge Place and 76 at Salmonberry Lofts in Honor of Peter Joe.
- HTH secured an additional 127 operations-only units in 2023. These are in buildings not owned by King County, in which HTH funds the cost of operations and programming. This includes 95 operations-only units in Burien, plus 32 additional units at Sacred Medicine House in Seattle for a total of 120 units at that site (88 secured in 2022).

Financial Information

The HTH initiative's 2023 revenue was \$85.6 million in capital funds and \$74.7 million in operating funds, reflecting the issuance of additional bond proceeds that are expected to be spent in 2024 through 2025. HTH spent approximately \$17.6 million on capital expenditures and \$44.4 million on operating expenditures in 2023. Financially, the HTH initiative remains consistent with projected goals in the Implementation Plan, with 2023's spending reflecting a planned strategic shift at this phase of the initiative from asset acquisition to rehabilitating and opening buildings, bringing people inside, and delivering health care and other supports to HTH residents.

The cost per unit for each HTH site varies based on the circumstances of each acquisition, as well as site development process and timing. From 2021 to 2023, the average capital per-unit costs among HTH properties were \$273,021. The annual, average operating costs for HTH properties in 2023 were \$20,759 per unit.

HTH Advisory Committee Establishment, Membership, and Certification of Dashboard

In 2023, the Health Through Housing Advisory Committee formed consistent with King County Code 2A.300.200.⁹ The Committee convened quarterly, appointed a chair and co-chair, and received

⁹ K.C.C. 2A.300.200. [\[LINK\]](#)

presentations from HTH service providers on the HTH service model. On May 16, 2024, the HTH Advisory Committee reviewed and certified this report and the HTH Dashboard, including certifying that that the dashboard is updated with 2023 calendar year data.¹⁰

Conclusion/Next Actions

In 2023, the HTH initiative's second full year of operation, the initiative focused on moving residents into units, integrating significant enhancements in health care and other supportive services into the HTH sites, and building capacity of service providers as its intensive acquisition phase wound down. HTH is planning for even more tailored support, ensuring that future HTH interventions are as effective and impactful as possible. HTH also continued to license, permit, seek changes of use, and initiate major construction work at acquired properties.

As HTH moves into 2024, the initiative will focus on streamlining service delivery, enhancing community engagement to inform responsive services, and continuing toward its paramount goal of securing 1,600 units of supportive housing. HTH will continue to expand housing and services for people exiting homelessness while focusing on reducing racial and ethnic disproportionality. By increasing access to dignified supportive housing, HTH is a powerful part of King County's regional strategy to address the entwined crises of affordable housing and chronic homelessness.

¹⁰ Initial Health Through Housing Implementation Plan 2022-2028. [\[LINK\]](#)

Background

Overview

King County’s Health Through Housing initiative’s (HTH) paramount goal is to create and sustain up to 1,600 units of affordable, supportive housing for those in King County experiencing or at risk of chronic homelessness.¹¹ This initiative takes a regional approach to both accelerate King County’s ability to address chronic homelessness countywide and dismantle the racial and ethnic disproportionality prevalent among the homeless population in King County.¹²

HTH expanded access to affordable supportive housing countywide by partnering with cities on permitting, selecting service providers, and similar city actions to open these sites. In some cases, navigating jurisdictional approval processes, construction timelines, and County and provider staff limitations extended the time necessary to open HTH buildings. Despite these delays, as of December 2023, HTH secured a cumulative total of 1,358 units and has served 1,169 residents at risk of or experiencing chronic homelessness.

From 2020 to 2023, HTH acquired and began contracting for 16 sites across seven cities, achieving a pace faster than any previous related County effort. In addition to 11 County-owned buildings, these HTH sites include five HTH “operations-only” buildings in which HTH funds the cost of operations and programming. HTH partnered with eight service providers to operate HTH’s 16 sites, as shown in Figure 1.

¹¹ King County Ordinance 19236 [\[LINK\]](#)

¹² King County Ordinance 19236 [\[LINK\]](#)

Figure 1: HTH Service Providers at HTH Sites, 2023

Service Provider	HTH Site Name	Jurisdiction
Catholic Community Services (CCS)	Sidney Wilson House	Renton
	The Bob G.	Queen Anne, Seattle
Chief Seattle Club	Salmonberry Lofts in Honor of Peter Joe	Pioneer Square, Seattle
	Sacred Medicine House <i>(operations-only)</i>	Lake City, Seattle
Compass Housing Alliance	Don's Place	Auburn
Downtown Emergency Service Center (DESC)	The Mary Pilgrim	Bitter Lake, Seattle
	The Gateway in Honor of Tenaya Wright	Haller Lake, Seattle
	Burbridge Place <i>(operations-only)</i>	Green Lake, Seattle
	The North Star <i>(operations-only)</i>	Bitter Lake, Seattle
	Bloomside <i>(operations-only)</i>	Burien
Lavender Rights Project (LRP)/Chief Seattle Club	TBD. Building Secured	Capitol Hill
Plymouth Housing	Bertha Pitts Campbell Place <i>(operations-only)</i>	Central District, Seattle
The Salvation Army	TBD. Building Secured	Redmond
The Urban League of Metropolitan Seattle	TBD. Building Secured	Federal Way

HTH selected these service providers with municipal support to best serve the building's residents and ensure that the services provided are responsive to the diverse needs of residents. Catholic Community Services, Compass Housing Alliance, DESC, Plymouth Housing, and The Salvation Army are longstanding regional providers of emergency shelter and permanent supportive housing.^{13,14,15,16,17} Chief Seattle Club is a Native-led housing and human services agency that serves American Indian and Alaska Native people.¹⁸ Lavender Rights Project is a Black trans-led and founded organization centered in the values of

¹³ Catholic Community Services [[LINK](#)]

¹⁴ Compass Housing Alliance [[LINK](#)]

¹⁵ Downtown Emergency Services Center (DESC) [[LINK](#)]

¹⁶ Plymouth Housing Group [[LINK](#)]

¹⁷ The Salvation Army [[LINK](#)]

¹⁸ Chief Seattle Club [[LINK](#)]

social justice for trans and queer low-income people.¹⁹ The Urban League of Metropolitan Seattle is an organization dedicated to improving the lives of communities of color.²⁰

These partnerships at all HTH sites are vital to create inclusive environments that respect and celebrate the cultural backgrounds and lived experience of all residents and staff, thereby promoting a sense of belonging and support for marginalized individuals. HTH uses this pro-equity approach in all aspects of design and implementation, leading to community partnerships and cross-sector solutions with service providers that further HTH's goal to reduce racial and ethnic disproportionality in homelessness throughout the region.

Department Overview

King County's Department of Community and Human Services (DCHS) provides equitable opportunities for people to be healthy, happy, and connected to community. The mission of DCHS's Housing and Community Development Division (HCD) is to increase housing stability and develop strong communities. The division strives to be anti-racist and to collaborate with partners to center historically excluded and systemically marginalized people. HCD leads DCHS's implementation of the HTH initiative. Other related work led by the division includes the Housing Finance Program that provides capital funding for income-restricted affordable housing and the Housing and Supportive Services Program which facilitates human services to support housing stability and individual safety.

The Facilities Management Division (FMD) of the Department of Executive Services (DES) provides clean, environmentally sustainable, and cost-effective environments at about 45 King County facilities. These include office buildings, Superior and District courthouses, Sheriff precincts, correctional facilities, and shelter/housing complexes. Major sections of FMD include Building Operations, Capital Projects, Finance, Planning and Administrative Services, Real Estate Services, and Security Management. FMD works closely with DCHS to support the acquisition, maintenance, building security, and building operations of County-owned HTH properties.

Key Historical Context and Current Conditions

King County launched HTH in 2020 at the height of the COVID-19 pandemic. The pandemic amplified the region's pre-existing housing and homelessness crises, with the pandemic forcing tens of thousands of King County households to fall behind on rent in an expensive housing market.^{21,22} Social distancing requirements implemented due to the pandemic further reduced overall shelter capacity while the rate of unsheltered homelessness climbed.²³

¹⁹ Lavender Rights Project [\[LINK\]](#)

²⁰ The Urban League of Metropolitan Seattle [\[LINK\]](#)

²¹ King 5. King County Accepting Applications for Rental Assistance before Eviction Moratorium Expires. [\[LINK\]](#)

²² Zillow King County Market Overview, data through July 31, 2021. [\[LINK\]](#)

²³ King County Homelessness Response System Data Review: Q1 2021 Release. [\[LINK\]](#).

The COVID-19 pandemic demonstrated that single-room settings are more supportive of a person’s stability, health, and ability to maintain housing compared to congregate shelters.²⁴ Learning from this lesson, King County acquired hotels and apartments with the revenue created by the one tenth of a cent of sales tax which was authorized by the Washington Legislature in 2020.^{25,26}

During this time, the King County Executive proposed and developed the HTH initiative, with King County Council review and adoption by Ordinance. HTH is an innovative strategy that accelerates the region’s response to chronic homelessness by establishing 1,600 new housing units in the face of compounding emergencies.

The HTH model is based on the following foundational premises:

- Incorporate the lessons of COVID deintensification shelters, which demonstrated that single-room settings are more supportive of a person’s stability, health, and ability to maintain housing.²⁷
- Exercise the authority provided by the Washington Legislature to create a funding source generating sufficient capital to rapidly acquire and operate for the long-term up to 1,600 new supportive housing units.²⁸
- Take advantage of economic circumstances to buy relatively new or recently updated hotels or apartments, many of which include kitchen facilities, to substantially grow the region’s stock of affordable homes in months, rather than years.
- Establish partnerships with cities across King County to site and operate emergency and permanent supportive housing at a speed and scale not previously possible. This coordinated strategy recognizes that to reduce chronic homelessness in King County, communities, cities, and the County must act boldly together to increase housing that is available to and supportive of residents who have been living outside.

The economic circumstances of the pandemic made hotels and apartments available for purchase at lower rates, allowing HTH to grow the region’s stock of affordable homes in months rather than years.²⁹ HTH transformed these hotels and apartments into emergency and permanent supportive housing with comprehensive wraparound services including case management, behavioral health support, healthcare, employment support, and crisis intervention for residents experiencing chronic homelessness.

²⁴ University of Washington and King County DCHS: Impact of Hotels as Non-Congregate Emergency Shelters. (2020). [\[LINK\]](#)

²⁵ RCW 82.14.530 as reflected in ESHB 1070 from 2021. [\[LINK\]](#)

²⁶ King County Department of Community and Human Services. (2024). *Health Through housing: A Regional Approach to Address Chronic Homelessness*. [\[LINK\]](#)

²⁷ University of Washington and King County DCHS: Impact of Hotels as Non-Congregate Emergency Shelters. (2020). [\[LINK\]](#)

²⁸ RCW 82.14.530 as reflected in ESHB 1070 from 2021. [\[LINK\]](#)

²⁹ Initial Health Through Housing Implementation Plan, page 11. [\[LINK\]](#)

As the world moves beyond the acute phase of the COVID-19 pandemic, the ongoing issues of homelessness, housing affordability, and racial inequity continue to be central concerns for King County. In 2022, the King County Regional Homelessness Authority found 13,368 individuals experiencing homelessness, a 13.8 percent increase from the 2020 Annual Point in Time (PIT) count (11,751 individuals).³⁰

Communities do not experience homelessness at the same rate. Black, Hispanic/Latin(a)(o)(x), American Indian, Alaska Native, or Indigenous, and Native Hawaiian or Pacific Islander individuals are overrepresented among those experiencing homelessness compared to King County's overall demographics.³¹ Veterans are also overrepresented among the group who received homelessness services compared to the number of veterans countywide.³²

Multiple systemic and societal factors influence the racial-ethnic disproportionality among people experiencing chronic homelessness. Redlining, rental housing discrimination, and other racially exclusive land use and housing practices have limited affordable housing opportunities for communities of color and increased their risk of homelessness.³³ Exposure to the criminal legal system, the child welfare system, and lack of access to quality schools and health care can drive up homelessness, and systemic racism is a feature of each of these systems.^{34, 35} Recent studies indicate that intergenerational poverty and engagement with multiple systems, which disproportionately affect communities of color, impede families' ability to remain united and to successfully avoid or escape homelessness.³⁶ Together, these factors, as well as how well other supportive housing programs in the region are working to advance equity in who they house, shape the landscape of homelessness in King County.

This growing rate of homelessness has occurred concurrently with a drastic increase in housing costs. Between 2015 and 2022, the median gross rent in King County increased from \$1,354 to \$1,917, marking a 42 percent increase.³⁷ Nearly one-third of households (31.5 percent) in King County are cost-

³⁰ King County Regional Homelessness Authority. (2022). 2022 Point in Time Count. [\[LINK\]](#)

³¹ King County Department of Community and Human Services, Performance Measurement and Evaluation Division. (December 2021). Integrating Data to Better Measure Homelessness. [\[LINK\]](#)

³² King County Department of Community and Human Services, Performance Measurement and Evaluation Division. (December 2021). Integrating Data to Better Measure Homelessness. [\[LINK\]](#)

³³ King County Affordable Housing Committee. (2024, January). *King County Countywide Planning Policies Housing Chapter Resources for Documenting the Local History of Racially Exclusive and Discriminatory Land Use and Housing Practices*. [\[LINK\]](#)

³⁴ National Alliance to End Homelessness. (2023, December). *Homelessness and Racial Disparities*. [\[LINK\]](#)

³⁵ Zelaya, E. (2022, April 27). *Why School Segregation Matters*. Urban Institute. [\[LINK\]](#)

³⁶ Olivet, J., Wilkey, C., Richard, M., Dones, M., Tripp, J., Beit-Arie, M., Yampolskaya, S., & Cannon, R. (2021). Racial Inequity and Homelessness: Findings from the SPARC Study. *The ANNALS of the American Academy of Political and Social Science*, 693(1), 82-100. [\[LINK\]](#)

³⁷ 1-year American Community Survey [\[LINK\]](#)

burdened, meaning they pay more than 30 percent of their income in rent.³⁸ Most extremely low-income households, or those earning less than or equal to 30 percent area median income (AMI), are severely cost burdened in King County, meaning they pay more than 50 percent of their income in rent.³⁹ These households are at high risk of homelessness and often do not have safe, affordable options in the private housing market. HTH plays a critical role in meeting the housing needs of HTH residents who are at or below 30 percent AMI.

Legislative History, Initiative Goals, and Annual Reporting Requirements

In 2020, King County implemented the HTH sales tax through the adoption of Ordinance 19179, codified as King County Code (KCC) Chapter 4A.503.^{40, 41} After establishing the revenue for the initiative, King County adopted Ordinance 19236 in 2021, which detailed the implementation planning for the HTH initiative.⁴² This ordinance established the initiative's paramount goal through 2028 of creating and maintaining the ongoing operations of 1,600 units of affordable, supportive housing for individuals experiencing or at risk of chronic homelessness.⁴³ HTH is mandated to enhance access to healthcare, develop a mobile behavioral health intervention program, and address demographic disproportionality in homelessness.⁴⁴

In 2021, King County adopted Ordinance 19366, which adopted the Initial Health Through Housing Implementation Plan, outlined the process to establish an advisory committee for HTH, and set forth annual reporting requirements.^{45, 46} The plan outlines the processes for acquiring and operating supportive housing, engaging community stakeholders, and measuring the initiative's impact on chronic homelessness.⁴⁷ It also delineates the roles and responsibilities of the advisory committee, setting forth comprehensive annual reporting requirements to maintain transparency and accountability.⁴⁸

The HTH Advisory Committee consists of 14 people, including representatives from local communities, non-profit organizations, healthcare providers, and housing experts.⁴⁹ The Committee's purpose is to provide oversight, guidance, and expertise to ensure the initiative's objectives are met effectively and

³⁸ U.S. Department of Housing and Urban Development. (2021). Cost Burden, CHAS 2014-2018.

³⁹ U.S. Department of Housing and Urban Development. (2021). Cost Burden and Severe Cost Burden by Income, CHAS 2014-2018.

⁴⁰ King County Ordinance 19179 [\[LINK\]](#)

⁴¹ King County Code 4A.503 [\[LINK\]](#)

⁴² King County Ordinance 19236 [\[LINK\]](#)

⁴³ King County Ordinance 19236 [\[LINK\]](#)

⁴⁴ King County Ordinance 19236 [\[LINK\]](#)

⁴⁵ King County Ordinance 19366. [\[LINK\]](#)

⁴⁶ King County Code 2A.300.200. [\[LINK\]](#)

⁴⁷ King County Ordinance 19366. [\[LINK\]](#)

⁴⁸ King County Ordinance 19366. [\[LINK\]](#)

⁴⁹ King County Department of Community and Human Services. (n.d.) *Health Through Housing Advisory Committee*. [\[LINK\]](#)

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See also [Health Through Housing Dashboard](#).

equitably.⁵⁰ The HTH Advisory Committee is intended to serve as a bridge between HTH and the communities it serves, ensuring that the voices and needs of those most affected by housing instability are heard and addressed.⁵¹ Appendix A of this report shows legislative and Plan language that sets out reporting elements and provides both the location of summary information in this report and tabs of the HTH dashboard that contain further information and opportunities to explore data.

HTH Progress in 2023 Expands on 2021-2022 HTH Activities

In 2021 and 2022, HTH successfully:

- acquired a total of ten buildings across Seattle, Renton, Redmond, Auburn, and Federal Way;
- established a memorandum of agreement with City of Seattle to permanently add 445 operations-only units to the HTH portfolio;⁵² and
- moved residents into six HTH sites.

This annual report describes the HTH initiative's activities in 2023.

Report Requirements

This annual report summarizes the activities of the HTH initiative through the end of 2023 and fulfills the reporting requirements in KCC 2A.300.200.A. Specifically, this document includes summaries of the accomplishments and effectiveness of the expenditure of HTH sales tax proceeds in 2023 as well as financial information including, but not limited to, the allocation of proceeds by jurisdiction.⁵³

This report also summarizes the significant additional annual data reporting provided by HTH's new online dashboard, as called for by the Health Through Housing Implementation Plan as adopted by Ordinance 19366.^{54,55,56} Finally, this report provides information about the Health Through Housing Advisory Committee and confirms that the Committee has certified that the online dashboard is current and updated with 2023 data and ready for review, as directed by the Plan.^{57,58}

⁵⁰ King County Ordinance 19366. [[LINK](#)]

⁵¹ King County Ordinance 19366. [[LINK](#)]

⁵² As described in the Plan, the term operations-only refers to City-owned buildings that have been permanently added to the HTH portfolio via memoranda of agreement. Cities retain ownership of operations-only buildings whereas HTH funds all operations and services costs associated with those buildings.

⁵³ K.C.C. 2A.300.200.A. [[LINK](#)]

⁵⁴ Ordinance 19366. [[LINK](#)]

⁵⁵ Initial Health Through Housing Implementation Plan. [[LINK](#)]

⁵⁶ Health Through Housing Dashboard. [[LINK](#)]

⁵⁷ Initial Health Through Housing Implementation Plan. [[LINK](#)]

⁵⁸ Health Through Housing Dashboard. [[LINK](#)]

A. Performance Overview: Accomplishments and Effectiveness in 2023

HTH transformed an emergency response strategy to the COVID-19 pandemic into an innovative response to the region's homelessness crisis by providing emergency housing and permanent supportive housing. By acquiring and repurposing hotels and apartments throughout the County, HTH has increased housing capacity for residents with the highest needs, who are experiencing or at risk of chronic homelessness. In 2023, HTH opened a total of 138 units, reflecting its commitment to expanding the availability of supportive housing across the region.

HTH is collaborating with host jurisdictions, neighboring communities, and community-based supportive housing operators to provide housing for people experiencing homelessness. In its second year of operation, HTH solidified its role in providing innovative permanent supportive housing and emergency housing for the region.

2023 Highlights

HTH's 2023 activities reflect a strategic shift from property acquisitions (the initiative's focal point in 2021 and 2022) to rehabilitating and opening buildings, bringing people inside, and connecting residents with health care and other supports. In 2023, HTH provided housing for 911 people and expanded mobile behavioral response teams to serve six HTH buildings. These teams provide crisis and other behavioral health services to HTH residents, increasing their ability to remain stably housed. In addition, HTH worked through pre-occupancy processes to license, permit, seek changes of use, and initiate major construction work at acquired properties in Federal Way, Capitol Hill, and Kirkland. HTH is making significant progress toward opening these sites to residents, which are expected to become available in 2025.

2023 Highlights include:

- Opened 138 units, including 62 at Burbridge Place and 76 at Salmonberry Lofts in Honor of Peter Joe;
- Served 911 people, a net increase of 108 residents as compared to 2022;
- Contracted with Lavender Rights Project and Chief Seattle Club for the operations of HTH Capitol Hill;
- Secured an additional 32 operations-only units at Sacred Medicine House in North Seattle, for a total of 120 units (88 units were secured in 2022);
- Invested in the 95 operations-only units at DESC's Bloomsdale building in Burien;
- Housed 396 residents in permanent supportive housing (PSH) sites and 519 individuals in emergency housing (EH) sites;⁵⁹

⁵⁹ A small number of residents have moved between different HTH sites and are represented in more than one count of residents served by housing type.

- Placed 480 individuals in HTH PSH or other permanent housing, with 466 of these individuals being chronically homeless prior to HTH’s intervention;
- 91 percent of HTH residents in PSH maintained their housing or moved to another permanent housing destination;
- Enhanced health care services available at HTH sites, with an increase of eight percent more residents accessing physical health care and 19 percent more residents accessing behavioral health care services compared to 2022;⁶⁰
- Expanded DESC’s 24/7 Mobile Response Teams across six HTH buildings, and
- Brought the total number of housing units secured since inception to 1,358.

The following subsections describe the initiative’s 2023 activities in depth and provide performance data at the program and population level.

Number of Housing Units by Year-End 2023

At the end of 2022, HTH’s portfolio included 1,303 housing units.⁶¹ By the end of 2023, the HTH portfolio had grown to include 1,358 housing units, as shown in Figure 2. The net increase of 55 housing units in 2023 accounts for the following additions and other adjustments:

- 32 additional operations-only housing units obtained at Sacred Medicine House in North Seattle;
- 95 operations-only housing units obtained at Bloomsdale in Burien;
- The Redmond HTH site reduced the number of units from 144 to 100 units to comply with municipal code for PSH buildings;⁶²
- 15 housing units taken offline at HTH Federal Way in order to establish clinical office space, a warming kitchen and life skills training space, consistent with municipal code requirements for multipurpose community space;⁶³
- 12 housing units taken offline from HTH Kirkland in order to create additional clinical office space, Americans with Disabilities Act (ADA) compliant units, and to comply with statewide

⁶⁰ In the 2022 report, interactions with the behavioral health system, such as authorizations for care during a resident’s stay in HTH, were documented using the PHP96 behavioral health system database that DCHS administers. This year, the methodology has been updated to include authorizations that began before a resident’s stay and continued into it. Additionally, new programs introduced in 2023 have been included.

⁶¹ A HTH unit is a secured housing unit that can be used to eat, sleep and live. The unit does not have to be open and available for occupancy at the time it is secured.

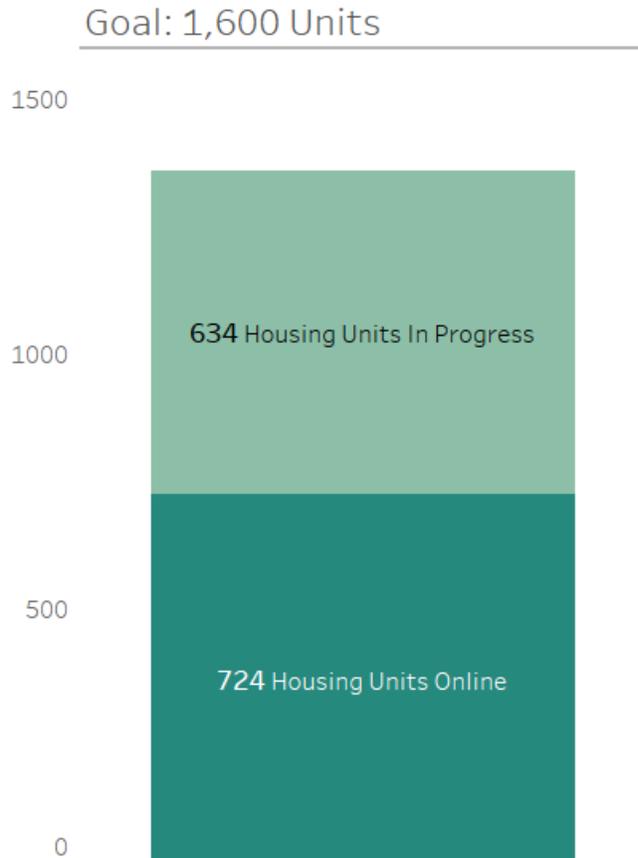
⁶² In 2023, DCHS began coordinating with leadership and staff within City of Redmond to develop an Operational Agreement. This Agreement states King County must adhere to all applicable Redmond Zoning Code (RZC) including RZC Chapter 21.57, which limits PSH buildings to 100 residents. In order to comply with this, the housing unit count for HTH Redmond was reduced from 144 units to 100 units.

⁶³ The HTH Federal Way property is atypical in that it did not feature any onsite community space at the time of acquisition. Per Federal Way Revised Code sections 19.230.065 and 19.115.115, PSH buildings in the city must feature “common open space” at a ratio of 100 square feet per dwelling.

minimum square footage requirements for permanent dwelling units, as part of the building’s planned conversion to PSH,⁶⁴ and

- One housing unit taken offline from HTH Capitol Hill after FMD issued a correction to the design. The Capitol Hill site will include 34 units.

Figure 2: Cumulative Number of HTH Housing Units, 2023⁶⁵



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

⁶⁴ Washington Administrative Code (WAC) 51-50-1208 dictates the interior space dimensions and characteristics of a permanent residence, referred to therein as a “dwelling unit.”

⁶⁵ The measure for tracking progress towards HTH's 1,600 unit paramount goal is the cumulative number of *housing units*, which refers specifically to units that will be used for residential purposes. Thus, this figure shows only housing units. By contrast, the 2022 annual report showed the total universe of units obtained irrespective of use (e.g. administrative space, community rooms), and or municipal limits on occupancy.

New Operations-Only Units

HTH contracted with Chief Seattle Club, a Native-led housing and human services agency, to secure an additional 32 units of Sacred Medicine House as HTH operations-only units. Combined with the 88 units for which HTH agreed in 2022 to fund services, all 120 units at Sacred Medicine House are now HTH-funded. HTH also confirmed funding for 95 operations-only units at DESC's Bloomsdale, a PSH development expected to open in Burien in 2024.

Number of People Housed in Health Through Housing Sites

In 2023, HTH permanently or temporarily housed 911 people, a net increase of 108 residents in 2023 compared to 2022.⁶⁶ This increase is due mainly to the additional HTH sites that opened to residents in 2023.⁶⁷

As of December 31, 2023, HTH operated five sites as PSH and three as EH. To open a site as PSH, a developer must obtain special use permits, ensure compliance with local zoning laws, and often undertake significant renovations to meet the long-term living standards required for permanent housing. This process can take two to five years. Generally, city building codes require EH sites to meet basic health and safety standards without the extensive renovations often required for permanent supportive housing, which allows EH sites to open faster than PSH sites. In alignment with the HTH Implementation Plan, HTH generally opens newly acquired sites as EH in order to immediately provide shelter to chronically homeless King County residents. HTH is on track to convert at least 50 percent of HTH sites that enter the portfolio as EH to PSH by December 31, 2028, as required by the Plan.

As of December 31, 2023, HTH's PSH sites had housed 396 residents and HTH's EH sites had housed 519 individuals, as shown in Figure 3. This represents a net increase of 97 PSH residents in 2023 as compared to 2022, due to completion of building rehabilitation and opening of additional housing units at properties including Salmonberry Lofts in Honor of Peter Joe and Burbridge Place respectively.

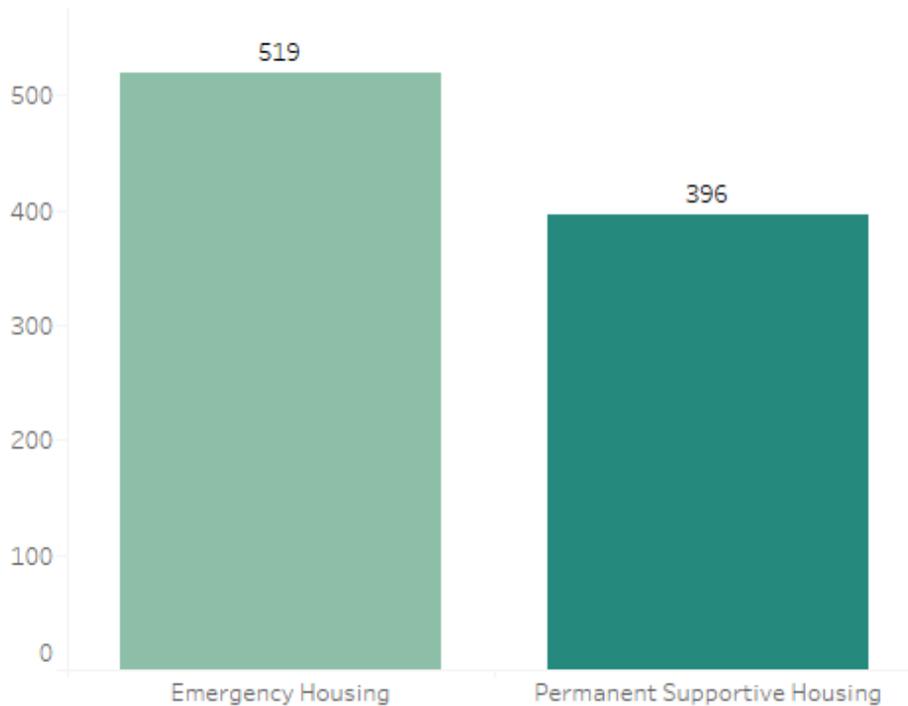
The number of residents housed in HTH EH sites decreased slightly, by a net of 16 residents from 2022's total of 535 residents. The slight decrease in residents at HTH EH sites may be a result of HTH's improvements to the comprehensive support services offered in EH, allowing these individuals to transition more quickly into more permanent housing solutions within the HTH system or elsewhere. HTH staff will continue to monitor these trends.⁶⁸

⁶⁶ 241 residents who were served in 2022 left the program before 2023. In 2023, HTH served 349 new residents. This results in a net increase of 108 new residents served in 2023.

⁶⁷ Over time, the number of new HTH residents per year is expected to fluctuate based on how many HTH sites have opened to residents during the year. In years when more new sites open, the net increase is expected to be higher, while the net increase may be lower in years when HTH opens fewer new sites.

⁶⁸ The increase in the total count of unique residents from 2022 to 2023 reflects a combination of residents moving between different housing types, moving out of HTH altogether, and new residents entering HTH. This accounts for the reported counts in EH and PSH being higher than the net increase of 108 unique residents.

Figure 3: People Housed in HTH Emergency Housing or Permanent Supportive Housing, 2023



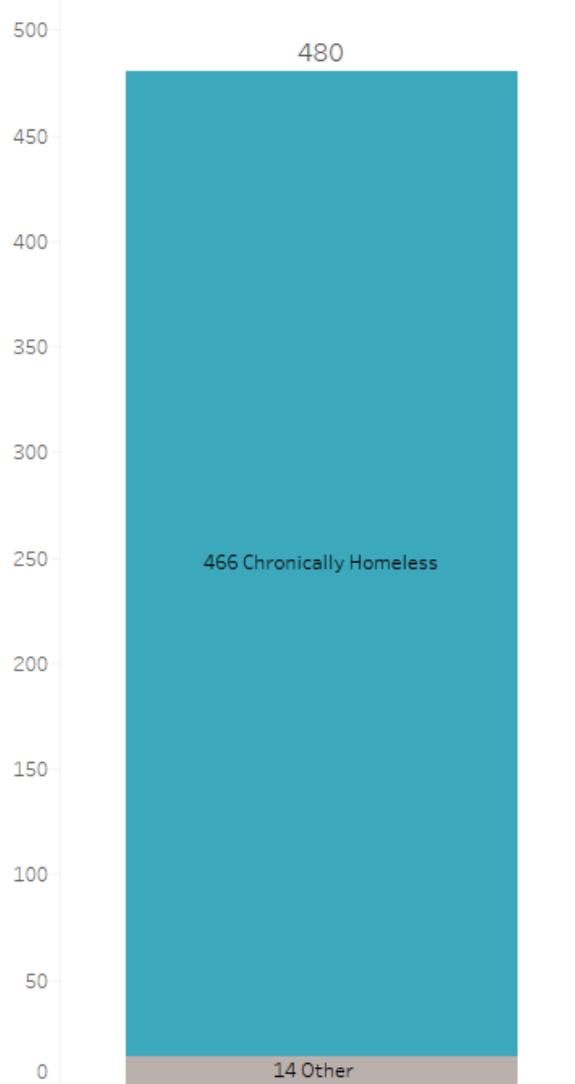
Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

Number of People Moved from Chronic Homelessness to Permanent Housing

As shown in Figure 4, throughout 2023, 480 individuals were permanently housed in HTH permanent supportive housing units or moved on to permanent housing elsewhere with the help of HTH resources. Of those 480 individuals, 466 were chronically homeless.⁶⁹

⁶⁹ 11 residents were at risk of chronic homelessness prior to HTH’s intervention, as defined by King County Code (KCC) 4A.503. King County opened and operated a number of non-congregate shelters in response to the COVID-19 pandemic. Once those shelters closed, their residents were relocated to HTH Emergency Housing buildings. Because shelter eligibility criteria differs from HTH eligibility criteria, some current HTH residents do not meet the chronically homeless or at risk of chronic homelessness definitions. Of the remaining three individuals, one resident was relocated from King County’s non-congregate shelter programs upon their closure in 2022 and two residents have missing data. HTH staff are currently partnering with service providers to complete data entry for the two individuals.

Figure 4: Number of People Moved from Chronic Homelessness to Permanent Housing, 2023



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

Notes: "Other" includes 11 individuals who meet the HTH At Risk of Chronic Homelessness definition. It also includes two individuals whose status is "unknown" due to missing data. HTH staff are currently partnering with service providers to complete data entry for these residents. One individual's status as "other" is related to the relocation of some shelter residents to HTH Emergency Housing buildings upon the closure of non-congregate shelters that had opened as part of King County's COVID-19 response.

Percent of HTH Residents who Maintain Housing in HTH or Exit to Permanent Housing

HTH's PSH sites continued to perform stronger than EH in helping people maintain their housing or moving to stable housing elsewhere. In 2023, 91 percent of HTH residents in PSH buildings maintained their housing or moved to another permanent housing destination, compared to 57 percent of HTH EH residents.

Permanent Supportive Housing

Across HTH's PSH buildings, residents maintained their housing at similar rates in 2023, as shown in Figure 5. In its first year of operation, Salmonberry Lofts in Honor of Peter Joe had the highest rate of housing stability in 2023 with 97 percent of their residents maintaining housing, followed by Bertha Pitts Campbell Place (91 percent), Sidney Wilson House (90 percent), and The North Star (88 percent).

For PSH sites that operated in both 2022 and 2023, the rate of residents who maintained their housing decreased slightly in 2023 from 2022, at rates ranging from six to eight percent.⁷⁰ HTH PSH's 91 percent overall rate of maintaining HTH housing or moving on to other permanent destinations in 2023 is on par with regional PSH housing stability averages.⁷¹ Because slight reductions in housing retention are apparent at every PSH site that operated through the 2022 and 2023 calendar years, it is possible that this reflects an overall shift toward a normal distribution of housing retention within HTH PSH as seen over a longer period of time. By contrast, the slightly higher percentages shown in the 2022 report were based on data collected over a more limited time frame.

Emergency Housing

In 2023, HTH's three EH sites continued to serve as a critical bridge for individuals in transition from homelessness, with 57 percent of EH residents maintaining their housing. As shown in Figure 5, in its first year of operation, Don's Place had the highest rate of housing stability in 2023 among EH sites, with 69 percent of residents maintaining HTH or exiting to permanent housing.

The rate of residents who maintained their housing or exited to permanent housing in The Gateway in Honor of Tenaya Wright decreased from 73 percent in 2022 to 59 percent in 2023. Over the same time period, the rate of residents who maintained their housing or exited to permanent housing increased from 38 percent to 49 percent in the Mary Pilgrim Inn. DESC operates both of these EH sites. Though year-to-year fluctuation on this metric is not unusual for EH sites broadly, DCHS continues to work with DESC to assess these trends and to explore adaptations to support residents effectively.⁷²

⁷⁰ These data may also reflect a slight undercount of HTH residents' ability to retain permanent housing as two percent of residents were reported to have an exit status of "unknown" and one percent of residents were reported as "data not collected." Longer term monitoring and thorough program evaluation are necessary to fully understand this trend and identify potential root causes.

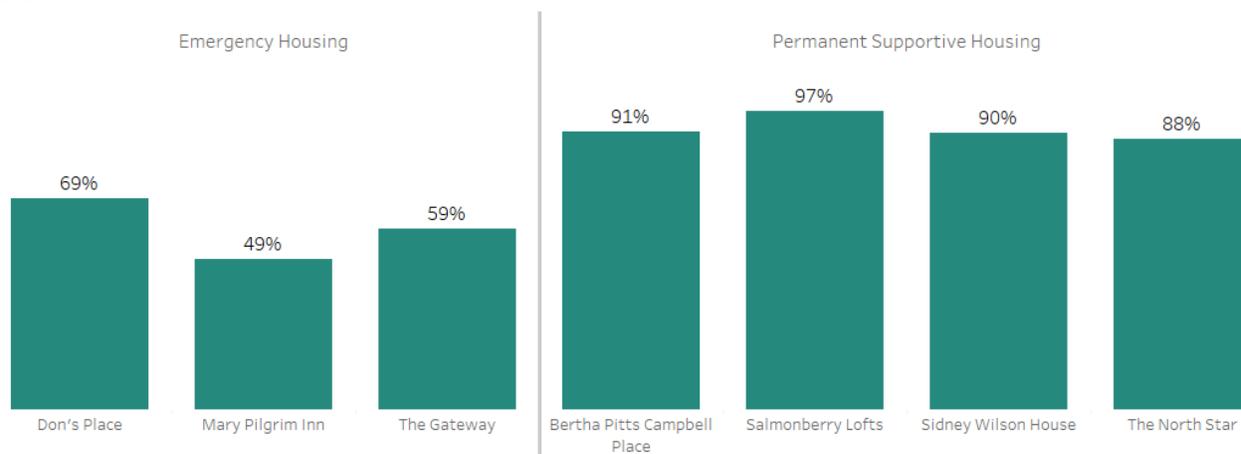
⁷¹ King County Regional Homelessness Authority (KCRHA) System Performance Dashboard, Homeless Management Information System (HMIS) data as of 9/1/2023. [\[LINK\]](#)

⁷² Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

The Bob G. was closed in June 2023 due to major renovations, so this site was not included in the overall calculation of the rate of EH residents who maintained their housing or exited into permanent housing. When The Bob G. closed, HTH facilitated the movement of residents into supportive housing elsewhere, with 15 percent of Bob G. residents moving on to permanent housing by the end of 2023.

HTH has not yet determined the factors that drive lower rates of residents maintaining housing or moving on to other permanent housing in HTH’s EH sites compared to the initiative’s PSH sites. Among HTH EH service providers, about one third of residents who exited the HTH EH site in 2023 moved to shelters and other homeless situations. For another third, HTH does not have data on where the resident went after exiting the site.⁷³

Figure 5: Percent of Residents who Maintained HTH Housing or Exited to Permanent Housing Elsewhere, 2023



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

Average Length of Stay

Overall, HTH residents sustained stable, long-term housing in 2023 as shown in Figure 6. Because the various HTH buildings that were operational in 2023 became available to residents at different times, length of stay statistics vary dramatically. Unsurprisingly, HTH sites that have opened recently have shorter lengths of stay on average than sites that have been established for longer periods of time.

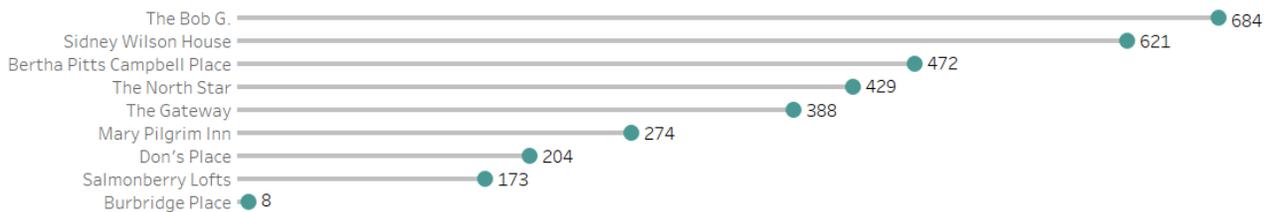
Among all HTH sites opened since 2021, the Bob G. averaged the longest length of stay up until its closure in June 2023 for major renovations (684 days). Sidney Wilson House in Renton averaged the second longest length of stay, with residents staying in the building for an average of 621 days, followed

⁷³ Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024. The absence of data for some residents may reflect the resident opting not to report, data not being collected at exit, or the resident being deceased, among other reasons.

by Bertha Pitts Campbell Place (472 days), The North Star (429 days), The Gateway in Honor of Tenaya Wright (388 days), Mary Pilgrim Inn (274 days), and Don’s Place (204 days).

Salmonberry Lofts in Honor of Peter Joe and Burbridge Place had the shortest stays among PSH sites (173 days and eight days, respectively) in 2023. However, these short length of stay averages reflect the fact that each of these sites fully opened in late 2023.⁷⁴ With the majority of HTH EH sites averaging one to two years of continuous residence, these figures reinforce the importance of EH providing immediate relief from unsheltered homelessness in a manner that offers a greater level of resident stability and support services than can be found in the traditional congregate shelter model.⁷⁵

Figure 6: Average Length of Stay for HTH Sites, 2023



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

HTH Residents’ Health Challenges

People experiencing homelessness die on average 12 years sooner than the general U.S. population.⁷⁶ Research shows that homelessness both causes and exacerbates illness and chronic mental and physical health conditions in people experiencing homelessness.⁷⁷ Their lack of housing creates barriers to accessing health care and following health care directives, such as adhering to mental health and prescription medication routines.⁷⁸ Because homelessness is linked to physical and mental health conditions, HTH services are designed to support residents with a wide range of health challenges.

In 2023, HTH residents reported the following health challenges at move-in: mental health disorder (69 percent), substance use disorder (57 percent), physical disability (41 percent), chronic health condition

⁷⁴ Burbridge Place’s first residents moved in in December 2023. Salmonberry Lofts in Honor of Peter Joe opened in January of 2023, but major plumbing needs resulted in the relocation of some residents to hotel rooms in February of 2023. Salmonberry opened for full lease up on site in December of 2023.

⁷⁵ Colburn, G., Fyall, R., McHugh, C., Moraras, P., Ewing, V., Thompson, S., Dean, T., & Argodale, S. (2022). Hotels as Noncongregate Emergency Shelters: An Analysis of Investments in Hotels as Emergency Shelter in King County, Washington During the COVID-19 Pandemic. *Hous Policy Debate*. 2022; 32(6): 853–875. [\[LINK\]](#)

⁷⁶ Homelessness and Health: What’s the Connection? National Health Care for the Homeless Council. [\[LINK\]](#)

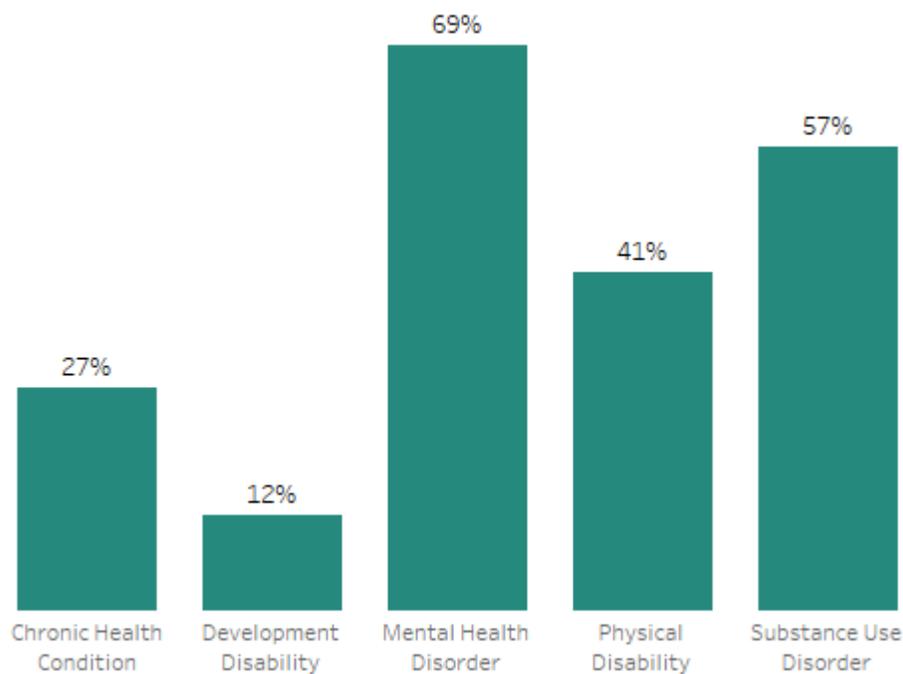
⁷⁷ National Health Care for The Homeless Council. (2019, February). *Homelessness & Health: What’s the Connection?* [\[LINK\]](#)

⁷⁸ Homelessness and Health: What’s the Connection? National Health Care for the Homeless Council. [\[LINK\]](#)

(27 percent), and developmental disability (12 percent), as shown in Figure 7 of residents (64 percent) reported multiple health conditions.

Compared to 2022, in 2023 seven percent more residents reported at move-in that they had a developmental disability. Six percent more reported a mental health disorder, and four percent more reported a substance use disorder. On the other hand, in 2023 fewer residents reported at move-in having a physical disability (eight percent less) and a chronic health condition (five percent less) compared to 2022. These changes may reflect normal year-to-year fluctuations in data based on which residents moved into HTH sites during 2023. HTH intends to track these trends to monitor long-term shifts and use this data to develop targeted support for residents' evolving needs.

Figure 7: Percent of HTH Residents Reporting Health Conditions at Move-in, 2023



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

Health and Wellbeing Supports

In 2023, HTH widened the range of whole-person health supports available to residents by:

- expanding access to the Mobile Response Team (MRT) from three HTH sites in 2022 to six HTH sites in 2023, serving residents via 24/7 mobile behavioral health crisis response, case management, and certified peer support.

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See also [Health Through Housing Dashboard](#).

- coordinating streamlined access to health insurance enrollment through partner health providers and on-site case management services.
- establishing subregional and culturally specific partnerships for resident medical care including:
 - HealthPoint at Sidney Wilson House in Renton and Don’s Place in Auburn;
 - Harborview Medical Center’s Adult Medicine Clinic and internal staff nurses at Mary Pilgrim Inn and The Gateway in Honor of Tenaya Wright in North Seattle;
 - Seattle Indian Health Board at Salmonberry Lofts in Honor of Peter Joe; and
 - Healthcare for the Homeless Network services across multiple HTH sites.

In addition to physical and behavioral health care, HTH continued to refine programs and partnerships that increase residents’ health and wellbeing by addressing the determinants of health such as:

- ensuring residents can access community resources and transportation services offered by King County Metro Transit;
- increasing residents’ food security by providing nutritional and culturally sensitive food box programs through a partnership with the Emergency Feeding Program for Mary Pilgrim Inn, Don’s Place in Auburn, and The Gateway in Honor of Tenaya Wright, and
- encouraging holistic health and lifelong learning through employment support services and personal enrichment programs that provide computer training, digital literacy, and wellness activities.

Enhanced Mobile Behavioral Health Service Delivery

Adhering to the HTH Implementation Plan and leveraging American Rescue Plan Act (ARPA) funding, HTH expanded the Mobile Response Team (MRT) managed by DESC to address behavioral health needs of residents and expand to new HTH sites. The MRT ramped up throughout 2023 from its initial service at Bertha Pitts Campbell Place, Mary Pilgrim Inn, and Sidney Wilson House to add four additional sites: The Bob G., Don’s Place, The Gateway in Honor of Tenaya Wright, and The North Star. At the close of 2023 the MRT was preparing to add service delivery to two more HTH sites: Salmonberry Lofts in Honor of Peter Joe and Burbridge Place. The MRT model is a multidisciplinary team intended for 24/7 coverage, though workforce conditions did not allow the team to operate overnight in 2023.⁷⁹ The MRT delivered individual and group peer support services, crisis response and de-escalation, case management, and navigation to behavioral health services to meet individuals’ needs.

A critical service for residents requiring low barrier and immediate behavioral health support, the MRT program is expected to be accessible to all locations and service providers within the HTH network by the end of 2024. As the program reaches full operation and begins to be funded by local HTH revenue, HTH will collect demographic data on MRT services, including information on people served by geographic area.

⁷⁹ DESC is currently evaluating its MRT staffing model to address recruitment needs for the night shift.

HTH residents also continue to have access to behavioral health services provided by Public Health – Seattle & King County’s Health Care for the Homeless Network, as well as the network of community behavioral health providers administered by the King County DCHS Behavioral Health and Recovery Division (BHRD) that are available through Medicaid, state funding, and MIDD behavioral health sales tax funds.

On-site Medical Care at HTH Sites in 2023

The configuration of health services offered at HTH sites varies and is designed to meet the specific needs of that building’s residents as determined by its operator. This subsection describes the unique health care supports provided at various HTH sites:

- Sidney Wilson House: Catholic Community Services’ in-house Counseling, Recovery and Wellness Program (CReW) offers mental health and SUD counseling on site at Sidney Wilson House, including expansion in 2023 to include onsite access to a psychiatric prescriber. In addition, Sidney Wilson House has a nurse from HealthPoint on site on a weekly basis. After expanding its nursing coverage in 2023, onsite nursing care was expanded from 2 hours twice a month to one full day each week. This nurse offers general primary care consultation, wound care, overdose prevention, and over the counter pain remedies. In addition, the nurse performs vital care coordination services such as making referrals to the appropriate level of care such as hospitals, inpatient clinics, or specialized care, and connecting residents to other health supportive services that are tailored to the individual’s needs. The Health Care for the Homeless Mobile Medical Van is also on site at Sidney Wilson House twice a month and provides doctor and nurse visits for acute and chronic conditions; testing for sexually transmitted diseases, HIV, and Hepatitis C; family planning services; access to behavioral health specialists; overdose prevention kits; and emergency dental care. The on-site mobile medical team can also offer referral to outpatient care, mental health counseling, harm reduction services, health insurance enrollment, and referrals to shelter food, benefits, legal and domestic violence programs.
- Don’s Place: In 2023, HealthPoint established both nursing and physician care at Don’s Place in Auburn. One day a week, medical staff provide a wide array of health services including wound care, foot care, primary care consults, and referrals to specialized medical services. Construction work to add a purpose-built medical exam room began in 2023 and is anticipated to be completed in 2024. As Don’s Place moves to full occupancy in 2024, onsite medical services are expected to increase proportionally. Finally, in 2023, We Care Daily Clinics, a mobile opioid treatment provider based in Auburn, began offering daily services to Don’s Place residents who are already on or interested in beginning medication for opioid use disorder (MOUD) treatment regimens.
- Mary Pilgrim Inn and The Gateway in Honor of Tenaya Wright: Residents at the Mary Pilgrim Inn and The Gateway in Honor of Tenaya Wright benefit from an innovative onsite partnership with Harborview Medical Center’s Adult Medicine Clinic. In 2023, Harborview continued medical

clinic operations based at the Mary Pilgrim Inn and provided site visits and remote consults for residents at The Gateway in Honor of Tenaya Wright. Residents can access care from physicians, nurses, and nurse practitioners. This partnership supports chronic disease management, particularly diabetes management, and supports monitoring of medically fragile residents.

- Salmonberry Lofts: Seattle Indian Health Board and Chief Seattle Club began offering onsite nursing services at Salmonberry Lofts in the fall of 2023. Nurse care includes medication management, wound care, wellness checkups, consultation and referral for illness and physical injury. Salmonberry Lofts residents also benefit from Chief Seattle Club's in house traditional wellness team which works individually and in group settings to engage in trauma-informed healing and wellness modalities that are centered in ancestral Indigenous knowledge.
- Burbridge Place: Residents at Burbridge Place in Seattle receive on-site medication management services and a medication pick-up service for individuals already engaged in care with clinicians elsewhere. Burbridge Place also has a team of clinical support specialists who provide residents with behavioral health services, aid them in accessing community-based health resources, and coordinate with other members of that resident's care team. Burbridge residents who are connected to SAGE (Support Advocacy Growth and Employment), DESC's comprehensive outpatient mental health program, and HOST (Homeless Outreach Stabilization and Transition), a multi-disciplinary team of health, substance use disorder, and medical professionals, receive coordinated case management meetings at their place of residence.

In addition to these 2023 developments, DCHS is supporting HTH operators as they pursue opportunities to bring co-located health services to The North Star and Bertha Pitts Campbell Place. This exploration continues into 2024.

Other Supportive Health-Related Programming at HTH Sites in 2023

Mobility Supports: King County Metro has partnered with HTH to provide a suite of mobility and transportation programs to improve residents access to essential services and personal needs. Based on feedback from operators and residents, Metro has modified several existing programs to address needs and worked to implement these services at all open HTH buildings. Services available across the HTH initiative in 2023 included:

- distributing fully subsidized, unlimited regional transit passes via the ORCA Passport program;
- providing access to Community Transportation Navigators with lived experience of homelessness, some of whom are HTH residents, and
- Provided a wheelchair accessible van to each HTH site.

Culturally Responsive Food: DCHS began a partnership with the Emergency Feeding Program to provide healthy and culturally responsive food distribution services to individuals, primarily focusing on residents at EH sites due to the lack of kitchenettes at EH properties. This initiative-wide service supplements the meal provision that each EH operator provides its residents five days a week. Ongoing

food box distribution began in 2023 at the Gateway in Honor of Tenaya Wright, Mary Pilgrim Inn, and Salmonberry Lofts. Food box distribution services are also available by request at HTH PSH sites. The food boxes include dry and canned goods, fresh produce, and meats and are scheduled for delivery during high impact time frames. Close coordination with staff at each site addresses dietary restrictions, culturally specific food preferences, and delivery timing to meet residents' needs.

Employment Resource Program: In 2023, DCHS' Employment Resource Program (ERP) offered weekly drop-in services on-site and virtually to support residents to:

- participate in professional development programs;
- enroll in job training and educational opportunities, including trade school and GED programs;
- find internships and opportunities for continued education, and
- volunteer their services to community-based organizations.

In 2023, the ERP continued to provide the above services via collaborations with community-based organizations such as Goodwill, Path with Art, Northwest Access Fund, Pioneer Human Services, Solid Ground; employers and employment program partners such as Uplift Northwest, Weld Works, Port Jobs, PCC Community Markets; and local institutions of higher learning. Employment resource specialists offer alternating virtual and onsite drop-in hours for residents on a weekly basis.

Metrics for Physical and Behavioral Health Care Access

In 2023, a sizeable portion of HTH residents accessed King County supported health care services:

- 39 percent of residents received physical health care from Health Care for the Homeless Network (HCHN) and Public Health – Seattle & King County facilities.⁸⁰
- 51 percent of residents accessed behavioral health care services through HCHN and King County BHRD's network of community behavioral health agencies.^{81 82}

This reflects greater access of health care in 2023, compared to 2022. At least eight percent more residents accessed physical health care services, and 19 percent more residents accessed behavioral health care services, compared to baseline metrics from 2022. HTH operator staff report that the increased housing stability HTH provides to residents contributed to this increase in resident access to health care. The longer a resident lives in a building, the more likely they will have consistent engagement with service providers, such as case managers. This ongoing interaction and supportive environment likely encouraged more residents to utilize health care services.

⁸⁰ Health Through Housing Dashboard, *Health Supports* tab. [\[LINK\]](#)

⁸¹ Health Through Housing Dashboard, *Health Supports* tab. [\[LINK\]](#)

⁸² In the 2022 report, interactions with the behavioral health system, such as authorizations for care during a resident's stay in HTH, were documented using the PHP96 database. This year, the methodology has been updated to include authorizations that began before a resident's stay and continued into it. Additionally, new programs introduced in 2023 have been incorporated into the authorization checklist.

The data only reflect the health care data available to the HTH initiative and do not include health care that HTH residents access from Medicare, the U.S. Department of Veterans Affairs, charity care, private insurance, or out-of-pocket payment. HTH will continue to monitor health outcomes and access, and will update its dashboard and other reporting to reflect additional data on care access as it becomes available.

Demographic Data and Progress toward Reducing Disproportionality

Consistent with Ordinance 19179, HTH is dedicated to enhancing equity in housing access, addressing the root causes of chronic homelessness, and housing historically marginalized communities that are more likely to experience chronic homelessness.⁸³ Accordingly, HTH’s primary supporting goal is to annually reduce the racial-ethnic disproportionality among persons experiencing chronic homelessness.⁸⁴

Compared to their share of the general King County population, American Indian/Alaska Native/Indigenous, Black/African American/African, Native Hawaiian/Pacific Islander, and people who report being of multiple races including Hispanic/Latina/e/o communities are each overrepresented among those experiencing chronic homelessness, as shown in Figure 8.⁸⁵

Figure 8 also shows HTH’s progress on proportionally serving American Indian, Alaska Native, or Indigenous communities with the percentage of residents from these communities increasing from three percent in 2022 to 10 percent in 2023. The percentage of Black, African American, or African residents decreased slightly from 27 percent in 2022 to 25 percent in 2023.^{86,87,88} Asian or Asian Americans are represented at the same rate (three percent).^{89,90,91,92}

⁸³ King County Ordinance 19179. [\[LINK\]](#)

⁸⁴ *Initial Health Through Housing Implementation Plan*. [\[LINK\]](#)

⁸⁵ King County HMIS Data as of 3/1/2024. US Census Bureau American Community Survey 5-Year Estimates, 2017-2021. For more discussion of disproportionality in chronic homelessness, including a disproportionality index that provides another way to understand the issue, see the *Understanding Disproportionality* tab of the HTH Dashboard. [\[LINK\]](#)

⁸⁶ Seattle-King County HMIS Data as of 3/1/2024.

⁸⁷ US Census Bureau American Community Survey 5-Year Estimates, 2018-2022.

⁸⁸ *2022 Health Through Housing Annual Report*. [\[LINK\]](#)

⁸⁹ Seattle-King County HMIS Data as of 3/1/2024.

⁹⁰ US Census Bureau American Community Survey 5-Year Estimates, 2018-2022.

⁹¹ *2022 Health Through Housing Annual Report*. [\[LINK\]](#)

⁹² The proportion of individuals identifying as Multiracial among people experiencing chronic homelessness increased over the same time period from seven percent to 16 percent. The increase in the multiracial category is a result of HUD’s October 2023 update to the HMIS data standards, which merged race and Hispanic ethnicity fields, shifting individuals identifying as both Hispanic/Latina/e/o and another race into the Multiple Races category rather than solely the Hispanic/Latina/e/o category, thus leading to a decline in the latter category. From 2022 to 2023, the percentage of households that identify as Native Hawaiian or Pacific Islander and White decreased from two percent to one percent and 45 percent to 42 percent.

In 2023, HTH's racial equity strategies focused on reducing the racial and ethnic disparities in homelessness through strategic partnerships and intentional community engagement. HTH partnered with organizations that focus on serving these communities, like Chief Seattle Club, the Urban League, and Lavender Rights Project, to address the racial disparities in homelessness in King County. By collaborating with organizations like these, HTH ensures culturally appropriate services are accessible to historically marginalized communities. This is a key strategy to secure housing stability for disproportionately impacted communities of color. These partnerships facilitate targeted outreach and engagement, enhancing the initiative's capacity to serve the specific needs of diverse populations and making meaningful progress toward equity in housing access.

Figure 8: Race/Ethnicity of HTH residents Compared to Chronically Homeless Population and Overall Population in King County, 2023

Race/Ethnicity	Percent of Race/Ethnicity of HTH Residents	Percent of Race/ Ethnicity of People in King County Experiencing Chronic Homelessness	Percent of Race/Ethnicity of Total King County Population
American Indian, Alaska Native, or Indigenous	10%	6%	<1%
Asian or Asian American	3%	2%	19%
Black, African American, or African	25%	25%	6%
Hispanic/Latin(a)(o)(x)	4%	3%	7%
Multiracial	11%	16%	9%
Native Hawaiian or Pacific Islander	1%	2%	1%
Unknown/Unreported	5%	1%	N/A
White	42%	45%	56%

Sources: Seattle-King County HMIS Data as of 3/1/2024. US Census Bureau American Community Survey 5-Year Estimates, 2018-2022.

Expanding Partnerships and Provider Supports

In 2023, HTH executed three competitive procurement processes to select service providers capable of providing comprehensive property management and on-site support services for new HTH sites in Seattle’s Capitol Hill neighborhood, Kirkland, and Redmond. The initiative also offered new training opportunities to existing HTH housing operators and implemented new strategies to provide additional operational flexibility for HTH service providers.

Strengthening Existing Partnerships

HTH strengthened its existing partnerships with the Downtown Emergency Service Center (DESC) and Chief Seattle Club to enhance service provision and operational efficiency. DESC commenced operations for Burbridge Place in November 2023, its fourth HTH-funded building. Chief Seattle Club undertook

new responsibilities, including comprehensive property management and on-site support services at Salmonberry Lofts in Honor of Peter Joe, opening it in January 2023. Chief Seattle Club also contracted with HTH to fund operations for all 120 units at Sacred Medicine House. These strengthened provider partnerships are integral to ensuring that residents receive consistent, quality care and support.

Developing New Partnerships

In 2023, HTH began identifying service providers for buildings in Seattle's Capitol Hill neighborhood, Kirkland, and Redmond via competitive procurement of applicants and selected from the initiative's pre-qualified pool.⁹³ In May 2023, HTH announced its partnership with Lavender Rights Project and Chief Seattle Club to jointly open and operate the Capitol Hill site, marking a pivotal step toward providing permanent supportive housing specifically for the Queer, Transgender, Two-spirit, Black, Indigenous, and People of Color (QT2BIPOC) community. Recognizing this population's disproportionate engagement with the criminal legal system, HTH fosters the community's resilience by providing community-based services and supports that address systemic inequities and promote well-being.⁹⁴ Chief Seattle Club will handle the site's property management, and Lavender Rights Project will deliver on-site programming and support services.

In September 2023, in partnership with the City of Redmond, HTH announced The Salvation Army as the selected provider for comprehensive property management and support services at the Redmond HTH site. A procurement for an operator for the Kirkland HTH site opened to applicants in December 2023 and continued into 2024.

Training and Capacity Building for HTH Providers

In 2023, HTH supported service providers and their staff in training and development as well as creating a capacity building plan to be implemented in 2024.

- HTH contracted with consultants to provide a local training series on resident behavioral management techniques to selected HTH providers. This three-part workshop series discussed strategies to manage safety and challenging behaviors within housing sites, such as de-escalation techniques, trauma-informed care approaches, and proactive resident engagement strategies. This series enhanced the operational capabilities of HTH service providers, fostering a consistent environment of safety and support across HTH facilities, as well as connecting themes of equity and social justice to their understanding of and response to resident behaviors.
- With HTH support, staff of multiple HTH operator organizations attended the national Supportive Housing Summit, convened by the Corporation for Supportive Housing. Operators learned about supportive housing best practices, advancing racial equity and housing justice,

⁹³ The HTH prequalified provider pool consists of pre-approved agencies and service providers that meet HTH requirements to operate an initiative site in specific subregions throughout the County. A list of pre-qualified applicants can be found in the Initial Health Through Housing Implementation Plan. [\[LINK\]](#)

⁹⁴ Unequal Treatment: Confronting Racial and Ethnic Disparities in the Criminal Justice System." The Sentencing Project, 2020. [\[LINK\]](#)

partnering across systems, and other emerging topics for housing operators nationally. Participating HTH operators included the Urban League and Chief Seattle Club, so this summit built organizational capacity among HTH’s culturally focused partners.

- Additionally, HTH developed a contract with the Corporation for Supportive Housing to provide a longer series of trainings, provide individualized technical assistance to operators, and coordinate a community of practice for peer-to-peer learning between organizations. A particular asset from the community of practice is the diversity of culturally specific and supportive housing expertise that providers will share to elevate the quality of services across HTH sites. This provider support planned in 2023 will be implemented throughout 2024.

Temporary Staffing Assistance to Support Initial Operations

To support the successful operation and services at Don’s Place in Auburn, HTH contracted with Urban League of Metropolitan Seattle, to enhance service delivery and operational stability at this new HTH site through temporary program staffing. From December 2022 to April 2023, the Urban League supported Compass Housing Alliance during initial operations while Compass Housing Alliance built its staffing capabilities.

Responding to Emerging Challenges with Operational Flexibility and Support

In 2023, HTH providers faced challenges with high rates of inflation and increased risks to residents from the proliferation of fentanyl, both of which the human services sector is encountering broadly.^{95,96} Rising costs associated with inflation drove increased operational expenses, particularly for utility costs, property maintenance, and employee wages. To mitigate impacts of inflation for operators, consistent with the Implementation Plan, HTH embedded an annual five percent increase into service/operation contracts to help manage rising costs associated with inflation.

In 2023, HTH sites also continue to have staff trained to administer opioid antagonists, such as Naloxone, which can reverse an overdose from opioids. HTH also plans to launch further collaboration to promote health-centered policies, assessment, and training regarding overdose prevention and response in 2024.

B. Site Locations and Other Geographic Information

HTH includes a total of 16 sites as of the end of 2023, including 11 acquired buildings and five operations-only buildings, in six cities and in seven of the nine County Council districts, as shown in Figure 9. A detailed description of each site within the HTH portfolio can be found in *Appendix B: HTH*

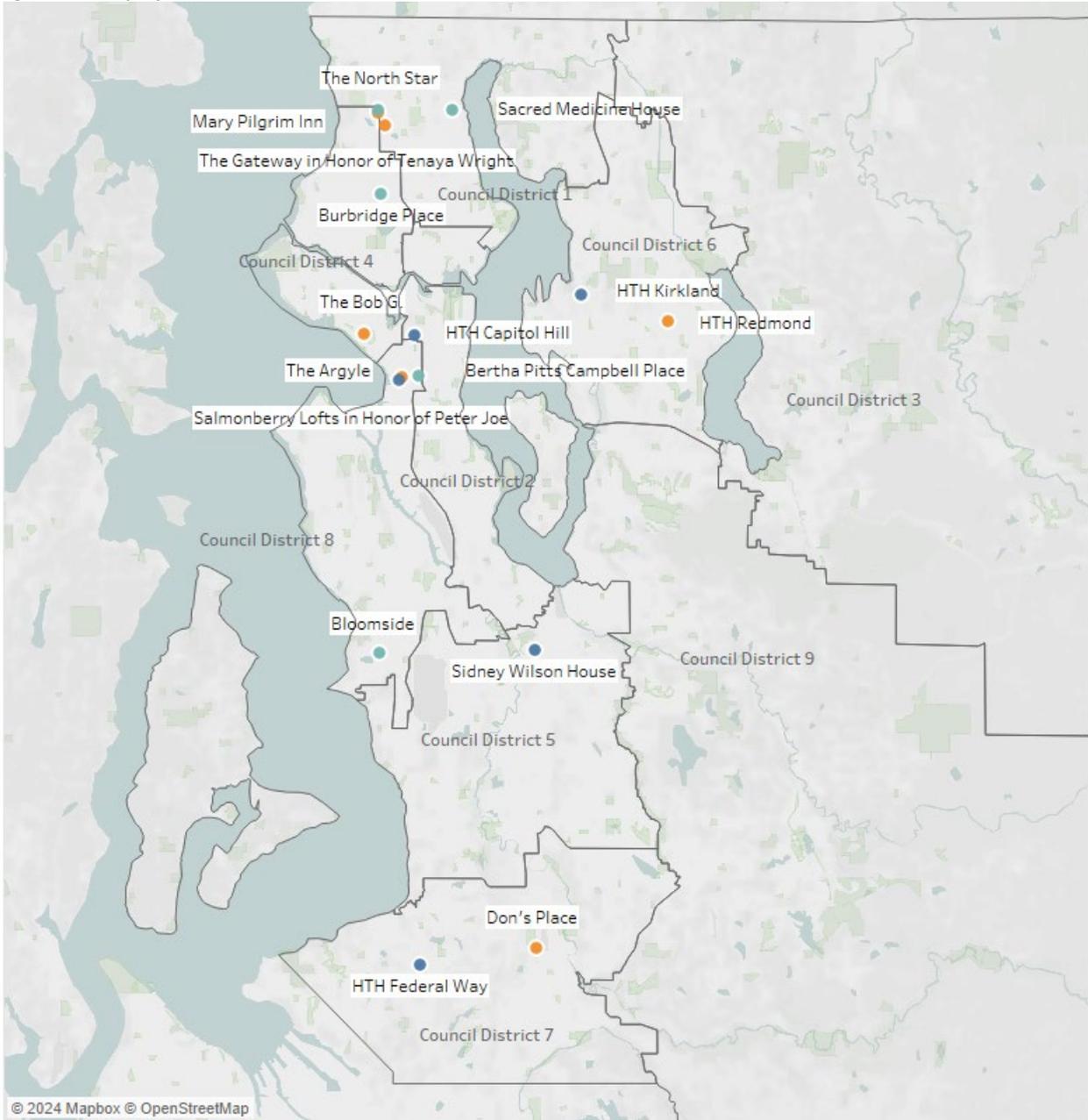
⁹⁵ Wage Equity Study Team. (2023, February) *Wage Equity for Non-Profit Human Services Workers: A study of work and pay in Seattle and King County*. University of Washington School of Social Work. [\[LINK\]](#)

⁹⁶ King County Department of Community and Human Services. (2024, March 6). *New Actions to Stop the Surge of Fentanyl Overdoses and Expand Behavioral Health Treatment in King County*. [\[LINK\]](#)

*Investments (Acquisitions and Operations-only Partnerships), Cumulative to Year End 2023 and the Location Map tab of the HTH dashboard.*⁹⁷

⁹⁷ HTH Dashboard, Location Map tab. [\[LINK\]](#)

Figure 9: Map of HTH Site Locations, 2023



Housing Type

- Permanent Supportive Housing - Owned by HTH
- Permanent Supportive Housing - Operations Only
- Emergency Housing - Owned by HTH

Additional Information on HTH Units Opened in 2023

As summarized in the Performance Overview subsection of this report, the HTH initiative opened 138 additional units in 2023. Figure 10 provides details on the two buildings where these units opened, including address, cost of acquisition, initial housing type, number of units, and acreage, as well as photos of each property. HTH considers a unit opened when it becomes ready for resident occupancy. HTH opens a unit after completing renovations and contracting with a service provider who ensures the facility can function as intended, providing safe and supportive housing.

Figure 10: HTH Units Opened, 2023

1 Salmonberry Lofts in Honor of Peter Joe in honor of Peter Joe, 224 S Washington St, Seattle, WA 98104
Property Details
Service Provider: Chief Seattle Club Initial Housing Type: Permanent Supportive Housing Total Units: 76
Building Photos


2 | Burbridge Place, 8610 Aurora Ave N, Seattle, WA 98103

Property Details

Service Provider: DESC
Initial Housing Type: Permanent Supportive Housing
Total Units: 62

Building Photos



Additional Information on Operations-Only Units Added to the HTH Portfolio in 2023

As summarized in the Performance Overview subsection of this report, the HTH initiative added 127 units to its portfolio in 2023 by contracting for an additional 32 operations-only units at Sacred Medicine House and confirming funding for 95 units at Bloomsdale, a new DESC-operated PSH building in Burien slated to open in spring 2024.^{98,99} Operations-only units are new units in non-County owned buildings for which HTH provides all ongoing services and operations costs.

Figure 11 provides details on Sacred Medicine House and Bloomsdale including address, initial housing type, number of units, as well as photos of the property.

⁹⁸ This is in addition to the 88 units at Sacred Medicine House that DCHS obtained in 2022, for a grand total of 120 operations-only units at Sacred Medicine House

⁹⁹ While this section provides information about newly added units and buildings, the overall net unit increase for 2023, which also accounts for units taken offline at several buildings as detailed in subsection IV.A, is 55 units.

Figure 11: HTH Units Secured, 2023

1 Sacred Medicine House, 14315 Lake City Way N.E., Seattle WA 98125
Property Details
Service Provider: Chief Seattle Club Initial Housing Type: Permanent Supportive Housing Additional Units Secured in 2023: 32 Total HTH Units Obtained: 120
Building Photos


2 | Bloomside, 801 SW 150th St., Burien, 98166

Property Details

Service Provider: DESC
Initial Housing Type: Permanent Supportive Housing
Total HTH Units Obtained: 95

Building Photos



Individuals Served with Local Community Ties

In 2023, HTH continued to provide referral pathways for people who live in or near the city in which the site is located or have ties to that community, consistent with RCW 82.14.530 and the HTH Implementation Plan.^{100,101} In 2023, 85 percent of residents reported existing ties to the communities where their HTH site is located, as shown in Figure 12.

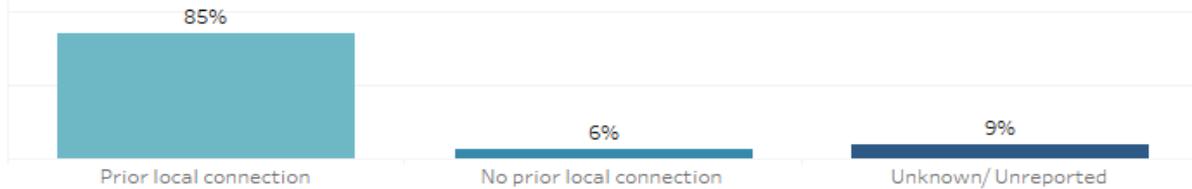
The rate of residents reporting a prior local connection to the HTH site jurisdiction increased by 37 percent since 2022. HTH successfully collected more data about local ties during 2023, with the rate of unknown local connections decreasing from 44 percent in 2022 to 9 percent in 2023. While this improved data collection likely contributes to the significant increase in residents reporting a local connection to the HTH site's jurisdiction, this is not the only factor. Intensified outreach efforts by HTH local referral partners to identify and engage individuals within the local community around HTH sites

¹⁰⁰ The Initial Health Through Housing Implementation Plan 2022-2028 [\[LINK\]](#)

¹⁰¹ RCW 82.14.530(3)(b) requires counties to provide an opportunity for 15 percent of units at a facility to be provided to individuals who are living in or near the city in which the facility is located, or have ties to that community.

increased the likelihood of connecting with those who already have ties to the area. The rate of HTH residents reporting no prior local connection to the HTH site’s jurisdiction decreased from nine percent in 2022 to six percent in 2023.

Figure 12: HTH Residents with Local Connections to their Host Jurisdiction, 2023



Source: Seattle-King County Homeless Management Information System (HMIS) Data as of 3/1/2024.

C. Financial Information

The HTH initiative is funded by a 0.1 percent sales and use tax imposed by King County in 2020 through King County Ordinance 19179, codified as King County Code 4A.503.¹⁰² The County leverages anticipated tax revenue to be collected in future years to issue bonds that finance the immediate costs of capital acquisition and rehabilitation. This section of the report summarizes total revenue, actual expenditures, and allocation of debt service in 2023 and provides information about the distribution of proceeds across HTH host jurisdictions.

Annual Revenue

As shown in Figure 13, Health Through Housing's total 2023 revenue totaled \$160.3 million, including \$70.3 million in tax revenue, \$85 million from bond proceeds, \$4.3 million in interest, and less than \$0.1 million from commercial rent. Tax revenue collections in 2023 were approximately \$2.4 million higher than in 2022.

Figure 13: Annual Revenue, 2023

Health Through Housing Revenue in 2023	
Tax Revenue	\$70,333,285
Bond Proceeds	\$85,595,000
Interest	\$4,281,853
Rent	\$70,502
Total 2023 Revenue	\$160,280,640

¹⁰² King County Code 4A.503. [\[LINK\]](#)

Actual Expenditures

Funding for HTH is distributed across the following strategies, each of which are described further in the HTH Implementation Plan.

- *Strategy 1:* Capital Financing and Improvement for HTH Sites
- *Strategy 2:* Emergency and Permanent Supporting Housing Operations
- *Strategy 3:* Behavioral Health Services Outside of HTH Sites
- *Strategy 4:* Capacity Building Collaborative
- *Strategy 5:* Evaluation and Performance Measurement
- *Strategy 6:* Future Acquisition of Additional Properties (*Acquisitions after 2021*)

In 2023, HTH spent \$62.0 million, which was approximately \$8.1 million less than the \$70.1 million spent in 2022, as depicted in Figure 14. This included \$17.6 million on capital expenditures and \$44.4 million on operating expenditures. This reduction in expenditure is primarily due to a strategic shift in 2023 from property acquisitions, which constituted a significant portion of the 2022 budget, to rehabilitating and operating buildings, bringing people inside, and delivering health care and other supports to HTH residents. Property acquisitions typically require larger one-time investments compared to operational expenses, which are generally lower but ongoing and crucial for long-term sustainability. This transition is aligned with HTH’s strategic planning to enhance service delivery and operational efficiency. Additionally, while 2023 bond proceeds were issued in December 2023 and therefore not spent within the same year, these funds are expected to be used for critical rehabilitation projects in 2024 and 2025.

Figure 14: Expenditures by HTH Strategy, 2023

Health Through Housing Expenditures in 2023	
Strategy 1 Capital Financing and Improvements for HTH Sites (<i>Rehabilitation</i>)	\$6,513,862
Strategy 2 Emergency and Permanent Supportive Housing Operations	\$18,496,505
<i>Facility Maintenance</i>	\$4,434,711
<i>Program Operations</i>	\$14,061,794
Strategy 3 Behavioral Health Services Outside HTH Sites	\$6,345,487
Strategy 4 Capacity Building Collaborative	\$280,555
Strategy 5 Evaluation and Performance Measurement	\$156,868
Strategy 6 Future Acquisition of Additional Properties (<i>Acquisitions after 2021</i>)	\$11,046,580
Initiative Administration	\$1,858,619
Bond Financing Cost (Debt Service)	\$17,306,770
Total 2023 Expenditures	\$62,005,247

Allocation of Expenditures by Jurisdiction

For HTH, King County receives 0.1 percent sales and use tax revenue from each jurisdiction within the region except Bellevue, Covington, Issaquah, Kent, Maple Valley, North Bend, Renton, and Snoqualmie. These jurisdictions passed municipal legislation in 2020 to keep the tax revenue generated under RCW 82.14.530 under city control.^{103,104,105,106,107,108,109,110} RCW 82.14.530 requires King County to plan to spend at least 30 percent of the revenue collected from cities with a population greater than 60,000 within that jurisdiction.

The cities in King County that meet this population threshold but did not pass their own city-level sales tax are Federal Way, Kirkland, Redmond, Sammamish, and Seattle. Among these cities, King County has purchased HTH facilities in Federal Way, Kirkland, Redmond, and Seattle. Executive staff continue to meet annually with staff from the City of Sammamish, consistent with the HTH Implementation Plan.¹¹¹

As shown in Figure 15, HTH spent approximately \$5.6 million in Auburn, \$2 million in Federal Way, \$2.7 million in Kirkland, \$2.8 million in Redmond, \$4.9 million in Renton, and \$35.3 million in Seattle. Higher spending occurred in cities where sites were acquired or jurisdictions established partnerships for operations-only sites, while spending was lower when sites in a jurisdiction were not yet operational during 2023. HTH had the highest expenditures in Seattle because it has approved acquisition of six HTH sites, more than any other jurisdiction. Expenditures for HTH strategies 3, 4, 5, and initiative administration, shown in this table as “other expenditures,” cannot be readily allocated to specific jurisdictions.

Figure 15: Allocation of Expenditures by Jurisdiction, 2023

HTH Partner Jurisdiction	Expenditure Category	2023 Amount
Auburn	Acquisition	*\$0
	Building Rehabilitation	\$2,141,948
	Facility Maintenance	\$684,179
	Program Operations	\$1,806,954
	Bond Financing Cost	\$1,008,143

¹⁰³ City of Bellevue Resolution 9826. [\[LINK\]](#)

¹⁰⁴ City of Covington Ordinance 14-20. [\[LINK\]](#)

¹⁰⁵ City of Issaquah Ordinance 2922. [\[LINK\]](#)

¹⁰⁶ City of Kent City Code 3.16.035 Additional Sales or Use Tax for Housing. [\[LINK\]](#)

¹⁰⁷ City of Maple Valley Ordinance No. O-20-708. [\[LINK\]](#)

¹⁰⁸ City of North Bend Resolution 1955. [\[LINK\]](#)

¹⁰⁹ City of Renton Ordinance 5983. [\[LINK\]](#)

¹¹⁰ City of Issaquah Resolution 1557. [\[LINK\]](#)

¹¹¹ The plan notes that the County and the city of Sammamish agreed in 2021 that the County would not pursue HTH acquisition in Sammamish but would meet annually to discuss HTH and opportunities for partnership.

HTH Partner Jurisdiction	Expenditure Category	2023 Amount
	Total	\$5,641,224
Federal Way	Acquisition	**(\$41,543)
	Building Rehabilitation	\$15,018
	Facility Maintenance	\$307,779
	Program Operations	\$41,697
	Bond Financing Cost	\$1,655,379
	Total	\$1,978,330
Kirkland	Acquisition	**(\$124,200)
	Building Rehabilitation	\$167,242
	Facility Maintenance	\$480,960
	Program Operations	\$111,612
	Bond Financing Cost	\$167,242
	Total	\$2,686,123
Redmond	Acquisition	*\$0
	Building Rehabilitation	\$346,898
	Facility Maintenance	\$363,111
	Program Operations	\$73,449
	Bond Financing Cost	\$2,022,163
	Total	\$2,805,621
Renton	Acquisition	**(\$54,869)
	Building Rehabilitation	\$475,822
	Facility Maintenance	\$682,371
	Program Operations	\$1,695,418
	Bond Financing Cost	\$2,137,748
	Total	\$4,936,497
Seattle	Acquisition	\$11,267,186
	Building Rehabilitation	\$3,366,935
	Facility Maintenance	\$1,916,311
	Program Operations	\$10,332,664
	Bond Financing Cost	\$8,432,828
	Total	\$35,315,923
Total Expenditures Allocated by Jurisdiction		\$53,363,718

* All acquisition activity in Auburn and Redmond took place in 2021 and is therefore not represented in this table.

** The negative acquisition amount for Federal Way, Renton, and Kirkland in 2023 reflect expenses that were initially misclassified as acquisitions in 2022 but were reclassified as controllable expenses in 2023.

Average Per-Unit Costs by Site

The cost per-unit for each HTH site varies based on the circumstances of each acquisition as well as site development process and timing. Figure 16 identifies:

- per-unit acquisition one-time costs;
- facility maintenance which includes site work outside of major rehabilitation or PSH conversion;
- operational costs which include services provided by housing operators and contracted partners and administrative support from King County’s Facilities Management Division, and
- rehabilitation.

Among HTH properties with acquisition costs in 2023, the average per-unit costs for capital were \$273,021 and costs for operations were \$20,759. In 2023, the average per-unit costs among HTH properties without acquisition costs was \$22,089. Facility maintenance, rehabilitation, and operations costs vary between buildings based on each site’s initial configuration and physical condition as well as the length of time for which a given site has been operational. HTH sites that had opened earlier than 2023 received inflationary adjustments to their contracts during 2023 that contributed to increased costs.

Figure 16: Cost Per Unit for Each HTH Site (Acquisition/Rehabilitation life-to-date, other costs from 2023)

HTH Facility	Expenditure	Cost Per Unit
Bertha Pitts Campbell Place	Acquisition <i>(one-time cost, Life to Date [LTD])</i>	N/A - operations-only property
	Maintenance	\$0
	Operations	\$24,762
	Rehabilitation (LTD)	\$0
	Total Cost Per Unit	\$24,762
Burbridge Place	Acquisition <i>(one-time cost, LTD)</i>	N/A - operations-only property
	Maintenance	\$0
	Operations	\$1,049
	Rehabilitation (LTD)	\$0
	Total Cost Per Unit	\$1,049
Don’s Place	Acquisition <i>(one-time cost, LTD)</i>	*\$148,498
	Maintenance	\$8,447
	Operations	\$22,308
	Rehabilitation (LTD)	\$26,444
	Total Cost Per Unit	\$205,697
HTH Capitol Hill	Acquisition <i>(one-time cost, LTD)</i>	*\$349,575
	Maintenance	\$7,276
	Operations	\$0
	Rehabilitation (LTD)	\$1,313

HTH Facility	Expenditure	Cost Per Unit
	Total Cost Per Unit	\$358,165
HTH Federal Way	Acquisition (<i>one-time cost, LTD</i>)	*\$270,381
	Maintenance (2023)	\$3,579
	Operations (2023)	\$485
	Rehabilitation (<i>LTD</i>)	\$175
	Total Cost Per Unit	\$274,619
HTH Kirkland	Acquisition (<i>one-time cost, LTD</i>)	*\$321,960
	Maintenance (2023)	\$5,404
	Operations (2023)	\$14,425
	Rehabilitation (<i>LTD</i>)	\$1,879
	Total Cost Per Unit	\$330,467
HTH Redmond	Acquisition (<i>one-time cost, LTD</i>)	*\$280,763
	Maintenance (2023)	\$3,631
	Operations (2023)	\$84
	Rehabilitation (<i>LTD</i>)	\$3,469
	Total Cost Per Unit	\$287,948
Mary Pilgrim Inn	Acquisition (<i>one-time cost, LTD</i>)	*\$206,913
	Maintenance (2023)	\$4,737
	Operations (2023)	\$20,465
	Rehabilitation (<i>LTD</i>)	\$7,548
	Total Cost Per Unit	\$239,663
Sacred Medicine House	Acquisition (<i>one-time cost, LTD</i>)	N/A - operations-only property
	Maintenance (2023)	\$0
	Operations (2023)	\$0
	Rehabilitation (<i>LTD</i>)	\$0
	Total Cost Per Unit	\$0
Salmonberry Lofts in Honor of Peter Joe	Acquisition (<i>one-time cost, LTD</i>)	*\$314,809
	Maintenance (2023)	\$3,947
	Operations (2023)	\$29,470
	Rehabilitation (<i>LTD</i>)	\$32,651
	Total Cost Per Unit	\$380,877
Sidney Wilson House	Acquisition (<i>one-time cost, LTD</i>)	*\$267,403
	Maintenance (2023)	\$6,377
	Operations (2023)	\$15,845
	Rehabilitation (<i>LTD</i>)	\$13,418
	Total Cost Per Unit	\$303,044
The Argyle	Acquisition (<i>one-time cost, LTD</i>)	*\$305,240
	Maintenance (2023)	\$726

HTH Facility	Expenditure	Cost Per Unit
	Operations (2023)	\$0
	Rehabilitation (LTD)	\$0
	Total Cost Per Unit	\$305,966
The Bob G.	Acquisition (one-time cost, LTD)	*\$206,408
	Maintenance (2023)	\$6,689
	Operations (2023)	\$0
	Rehabilitation (LTD)	\$0
	Total Cost Per Unit	\$213,097
The Gateway in Honor of Tenaya Wright	Acquisition (one-time cost, LTD)	*\$362,643
	Maintenance (2023)	\$3,751
	Operations (2023)	\$11,130
	Rehabilitation (LTD)	\$14,784
	Total Cost Per Unit	\$392,308
The North Star	Acquisition (one-time cost, LTD)	N/A - operations-only property
	Maintenance (2023)	\$0
	Operations (2023)	\$26,195
	Rehabilitation (LTD)	\$0
	Total Cost Per Unit	\$26,195

* All capital measures, including acquisition and rehabilitation activity, are depicted as Life-to-Date expenses rather than Year-to-Date expenses, so acquisition costs appear in this table regarding real estate transactions that took place in prior years.

* Because Burbridge Place opened in December, the per-unit cost for this property was only \$1,049 in 2023. Sacred Medicine House had not yet incurred any costs by the end of 2023.

D. HTH Advisory Committee Establishment, Membership, and Certification of Dashboard

KCC 2A.300.200 and KCC 24.30.020 call for a HTH Advisory Committee.^{112,113} As shown in Figure 17, the HTH Advisory Committee is a 12- to 16-member group advising the King County Executive and King County Council on current and future implementation of the HTH initiative. In addition to providing guidance, the committee is responsible for:

- reviewing the initiative’s performance data;
- providing annual certification of the HTH Dashboard, and
- reporting annually to the King County Council and the community at large on the expenditures, accomplishments, and effectiveness of the HTH Initiative.

As part of the initiative’s commitment to equity and social justice and consistent with the Implementation Plan, the HTH Advisory Committee centers individuals with lived experience and communities who have been historically overrepresented in the region’s homelessness crisis. All

¹¹² KCC 2A.300.200. [\[LINK\]](#)

¹¹³ KCC 24.30.020. [\[LINK\]](#)

committee members reside in King County and demonstrate track records of supporting and promoting equitable, affordable, and supportive housing in the region. Initial committee members upon the Committee’s formation in 2023 include the following 14 King County residents. For more information about the members, visit the Advisory Committee tab of the HTH Dashboard.¹¹⁴

Figure 17: Health Through Housing Advisory Committee Members, 2023

Health Through Housing Advisory Committee Members		
Elizabeth Archambault	Lena Bernal	Brook Buettner
Avon Curtis, Co-Chair	Tulika Dugar	Isadora Eads
Febben Fekadu	Marissa Fitzgerald	Sean Healy, Chair
Sara Lidstrom	Krystal Marx	Sarah Stewart
Da’mont Vann	Barbara Walker	

In 2023, the Committee convened quarterly, appointed a chair and co-chair, and received presentations from HTH service providers regarding the HTH model. On May 16, 2024, the HTH Advisory Committee reviewed and unanimously certified this report and the HTH Dashboard, including certifying that that the dashboard is updated with 2023 calendar year data.¹¹⁵

E. Additional Information Available in the HTH Dashboard

Additional information about the HTH initiative is in the online HTH dashboard available [here](#).¹¹⁶ The dashboard includes:

- additional data specific to each of HTH’s sites;
- additional context and discussion of initiative activities and performance in 2023;
- customizable views of HTH data;
- greater background on disproportionality;
- more information about how HTH and its partners are working to support the health of residents;
- more information about Advisory Committee members, and
- further discussion of the HTH initiative’s plans for 2024.

Conclusion/Next Actions

In 2023, the HTH initiative’s second full year of operation, the initiative focused especially on moving residents into units, integrating health care and other supportive services into the HTH sites, and building capacity of service providers as its intensive acquisition phase wound down.

¹¹⁴ Health Through Housing Dashboard. [\[LINK\]](#)

¹¹⁵ Initial Health Through Housing Implementation Plan 2022-2028. [\[LINK\]](#)

¹¹⁶ Health Through Housing Dashboard. [\[LINK\]](#)

HTH also continued to work through pre-occupancy processes to license, permit, seek changes of use, and initiate major construction work at acquired properties in Federal Way, Capitol Hill, and Kirkland. Despite the complexity of cross-jurisdictional building regulations and widely varying municipal processes, significant progress has been made toward opening all HTH acquisitions to residents.

In addition to its operational achievements, in 2023 HTH introduced significant enhancements in healthcare service offerings and other wellness supports, evidenced by the increase in residents accessing both physical and behavioral health care compared to the previous year and the expansion of unique onsite health services for HTH residents. This improvement underscores HTH taking full advantage of the opportunity to improve resident health through providing stable housing. As HTH continues to expand its reach and refine its services, it is exploring ways to better understand and meet the unique needs of each community it serves. This effort involves planning for even more tailored support and ensuring that future HTH interventions are as effective and impactful as possible.

As HTH moves into 2024, it will focus on streamlining service delivery, enhancing community engagement to inform responsive and tailored services, and ensuring that the initiative remains on track to meet its paramount goal of securing 1,600 units of supportive housing. Work toward these goals will include moving residents into additional buildings, and continuing major construction work that is needed to ready sites for occupancy.

HTH remains focused on securing and opening more HTH units in order to address chronic homelessness in King County. HTH will continue to expand supportive housing and services for people exiting homelessness while focusing on reducing racial and ethnic disproportionality. By increasing access to dignified supportive housing, HTH is a powerful part of King County's regional strategy to address the entwined crises of affordable housing and chronic homelessness.

Appendix A: Reporting Elements Table and HTH Dashboard Guide

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) 11
King County Code 2A.300.200.A			
<p>The health through housing advisory committee is created to provide advice to the executive and council and report annually to the council and community on the accomplishments and effectiveness of the expenditure of sales and tax proceeds as authorized by KCC chapter 4A.503 and RCW 82.14.530. Annual reporting to the council and the community shall include information on the allocation by jurisdiction of sales and use tax proceeds as authorized by KCC. chapter 4A.503 and RCW 82.14.530. ...</p>	<p>KCC 2A.300.200.A</p>	<ul style="list-style-type: none"> • Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 • Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> • Initiative Roots • Units Secured • Number of People Served • Revenue and Expenditures
<p>No later than June 15 of each year, beginning with the first report to be filed by June 15, 2023, on behalf of the advisory committee, the executive shall electronically file the annual report and a motion that should acknowledge receipt of the report with the clerk of the council, who shall retain an electronic copy to all councilmembers, the council chief and member and alternates of the regional policy committee, or its successor. The clerk of the council shall retain an electronic copy and provide an electronic copy to all councilmembers, the council chief of staff and the lead staff for the committee of the whole, or its successor.</p>	<p>KCC 2A.300.200.A</p>	<p>N/A</p>	<p>N/A</p>
King County Code 24.30.030.A			

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
<p>... The implementation plan shall also describe responsibilities of a health through housing advisory committee, which is to provide advice to the executive and council and to report annually to the council and the community on the accomplishments and effectiveness of the expenditure of proceeds and name the persons to the committee. Annual reporting provided to the council and the community shall include information on the allocation of the proceeds by jurisdiction.</p>	<p>KCC 24.30.030.A</p>	<ul style="list-style-type: none"> • Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 • Report Requirements Subsection D: HTH Advisory Committee Establishment, Membership, and Certification of Dashboard • Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> • Initiative Roots • Units Secured • Number of People Served • Advisory Committee • Revenue and Expenditures
HTH Implementation Plan			
<p>The HTH Advisory Committee will annually report to the Council and public on the expenditures, accomplishments, and effectiveness of the HTH initiative through an online HTH dashboard. The purposes of reporting by online dashboard are to increase community access to reporting, to take advantage of an online platform’s ability to present interactive data, to allow for faster data updates as data are available within the annual reporting period, and to reduce the environmental impact of printing paper reports.</p>	<p>HTH Implementation Plan, page 64</p>	<ul style="list-style-type: none"> • Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 • Report Requirements Subsection B: Site Locations and Other Geographic Information • Report Requirements Subsection C: Financial Information • Report Requirements Subsection E: Performance Overview: Additional Information Available in the HTH Dashboard 	<ul style="list-style-type: none"> • Initiative Roots • Units Secured • Number of People Served • Revenue and Expenditures

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
<p>DCHS will prepare and maintain the online dashboard. No later than June 15 of each year starting in 2023, the online dashboard will be updated with the prior calendar year’s data reporting and an overview of the HTH initiative’s performance during the year. The online dashboard will include performance measures that are consistent with this plan’s section on Performance Measurement and Evaluation.</p>	<p>HTH Implementation Plan, page 64</p>	<ul style="list-style-type: none"> • Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2022 • Report Requirements Subsection B: Site Locations and Other Geographic Information • Report Requirements Subsection E: Performance Overview: Additional Information Available in the HTH Dashboard 	<ul style="list-style-type: none"> • Initiative Roots • Units Secured • Number of People Served • Project Phases • Our Progress • Our Theory of Change • Why Housing Matters • Health Supports
<p>A list of the members of the HTH Advisory Committee</p>	<p>HTH Implementation Plan, page 65</p>	<ul style="list-style-type: none"> • Report Requirements Subsection D: HTH Advisory Committee Establishment, Membership, and Certification of Dashboard 	<ul style="list-style-type: none"> • Advisory Committee
<p>A map depicting the locations of sites constructed or acquired with Health through Housing proceeds and depicting the locations and numbers of operational-only housing units supported by HTH</p>	<p>HTH Implementation Plan, page 65</p>	<ul style="list-style-type: none"> • Report Requirements Subsection B: Site Locations and Other Geographic Information 	<ul style="list-style-type: none"> • Location Map
<p>Demographic data describing the population residing in Health through Housing-funded housing, including race and ethnicity. The dashboard will track progress towards reducing racial-ethnic disproportionality by comparing HTH demographic data to the population experiencing chronic homelessness in King County and the general King County population</p>	<p>HTH Implementation Plan, page 65</p>	<ul style="list-style-type: none"> • Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 – Demographic Data and Progress toward Reducing Disproportionality 	<ul style="list-style-type: none"> • Our Progress

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
Number of households receiving a service through the mobile behavioral health intervention program by geographic area	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 – Health and Wellbeing Supports 	<ul style="list-style-type: none"> Health Supports
Number of households, who, at the time of enrollment, were living in or near the city in which the site is located, or have ties to that community	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection B: Site Locations and Other Geographic Information – Individuals Served with Local Community Ties 	<ul style="list-style-type: none"> Our Progress
Health Through Housing initiative financial information, including,			
<ul style="list-style-type: none"> The program’s annual revenue 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> Revenue and Expenditures
<ul style="list-style-type: none"> Allocation of proceeds for housing and operations to jurisdictions that host Health through Housing sites 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> Revenue and Expenditures
<ul style="list-style-type: none"> Actual expenditures of the previous year’s proceeds amongst the categories of expenditure required or allowed by KCC chapter 24.30 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> Revenue and Expenditures
<ul style="list-style-type: none"> Including the average per-unit cost of acquisition, conversion and operation by site 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection C: Financial Information 	<ul style="list-style-type: none"> Revenue and Expenditures
Data that describe how the Health through Housing initiative performs on at least the following population-level and program performance measures:			

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
<ul style="list-style-type: none"> Cumulative number of people who moved from chronic homelessness into permanent housing via HTH; 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 - Number of People Housed in Health Through Housing Sites 	<ul style="list-style-type: none"> Number of People Served
<ul style="list-style-type: none"> Progress on reducing disproportionality in the experience of chronic homelessness; 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 - Demographic Data and Progress toward Reducing Disproportionality 	<ul style="list-style-type: none"> Our Progress
<ul style="list-style-type: none"> Percentage of residents who maintain their housing in HTH or exit to permanent housing from HTH-funded emergency or permanent supportive housing; 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 – Percent of HTH Residents who Maintain Housing in HTH or Exit to Permanent Housing 	<ul style="list-style-type: none"> Our Theory of Change
<ul style="list-style-type: none"> Average length of stay of residents in HTH-funded emergency or permanent supportive housing; 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2023 – Average Length of Stay 	<ul style="list-style-type: none"> Our Theory of Change

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
<ul style="list-style-type: none"> Percentage of residents who receive physical or behavioral healthcare supports or care while residing in a HTH unit; and 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effectiveness in 2022 – HTH as a Direct and Indirect Driver of Health 	<ul style="list-style-type: none"> Health Supports
<ul style="list-style-type: none"> Additional measures of improvements in health or well-being, as data are available 	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection A: Performance Overview: Accomplishments and Effective in 2022 – Health and Wellbeing Supports 	<ul style="list-style-type: none"> Mobile Response Team King County Metro Supports Employment Navigation Emergency Feeding Program
Beginning in 2023, the HTH Advisory Committee will annually certify by June 15 that the online dashboard is updated with the previous year’s data and ready for review.	HTH Implementation Plan, page 65	<ul style="list-style-type: none"> Report Requirements Subsection D: HTH Advisory Committee Establishment, Membership, and Certification of Dashboard 	<ul style="list-style-type: none"> Advisory Committee

Reporting Element Language	Source	See Section(s) of This Report	See Also HTH Dashboard Tab(s) ¹¹
<p>On behalf of the Committee, the Executive will electronically file the annual report and a motion that should acknowledge receipt of the report with the clerk of the council, who will retain an electronic copy and provide an electronic copy to all councilmembers, the council chief and members and alternates of the regional policy committee, or its successor. Passage of the motion acknowledging receipt of the report will satisfy HTH's annual reporting requirement. DCHS will be prepared upon invitation to present an overview of the annual report to the Council or one of its committees and to the Regional Policy Committee.</p>	<p>HTH Implementation Plan, page 65</p>	<p>N/A</p>	<p>N/A</p>

¹¹ HTH Dashboard. [\[LINK\]](#)

Appendix B: HTH Investments (Acquisitions and Operations-only Partnerships), Cumulative to Year End 2023

Note: HTH's Capitol Hill building entered escrow in 2022; the transaction was completed in 2023.

Investment Type	Service Provider	Building Name	Initial Housing Type	Total Units	Housing Units	City	KCC District	Status as of April 2023
Acquisition	Compass Housing Alliance	Don's Place	EH	102	81	Auburn	7	Open and in lease-up
Acquisition	Lavender Rights Project	HTH Capitol Hill	PSH	37	34	Seattle	2	Pre-occupancy
Acquisition	The Urban League	HTH Federal Way	PSH	101	86	Federal Way	7	Pre-occupancy
Acquisition	TBD	HTH Kirkland	EH	121	109	Kirkland	6	Service provider procurement
Acquisition	Salvation Army	HTH Redmond	EH	144	100	Redmond	6	Pre-occupancy
Acquisition	DESC	Mary Pilgrim Inn	EH	100	85	Seattle	4	Open and occupied
Acquisition	Chief Seattle Club	Salmonberry Lofts in Honor of Peter Joe	PSH	80	76	Seattle	8	Open and occupied
Acquisition	Catholic Community Services	Sidney Wilson House	PSH	110	107	Renton	5	Open and occupied
Acquisition	TBD	The Argyle	PSH	12	10	Seattle	8	Project scoping
Acquisition	Catholic Community Services	The Bob G	EH	80	80	Seattle	4	Pre-occupancy
Acquisition	DESC	The Gateway in Honor of Tenaya Wright	EH	131	113	Seattle	1	Open and occupied

Investment Type	Service Provider	Building Name	Initial Housing Type	Total Units	Housing Units	City	KCC District	Status as of April 2023
Operations-only	Plymouth Housing	Bertha Pitts Campbell Place	PSH	100	100	Seattle	8	Open and occupied
Operations-only	DESC	Burbridge Place	PSH	62	62	Seattle	4	Occupancy
Operations-only	DESC	Bloomsdale	PSH	95	95	Burien	8	Pre-occupancy
Operations-only	Chief Seattle Club	Sacred Medicine House	PSH	120	120	Seattle	1	Pre-occupancy
Operations-only	DESC	The North Star	PSH	100	100	Seattle	4	Open and occupied
Total				1,495	1,358			