



Legislation Text

File #: 2009-0589, Version: 1

Clerk 11/23/2009

AN ORDINANCE authorizing the executive to enter into an agreement with the city of Seattle, consenting to a request from Capitol Hill Housing Improvement Program to serve as lead developer of an affordable housing project located in the White Center neighborhood of unincorporated King County.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. Findings:

A. In 2007, the department of community and human services awarded funding to the Delridge Neighborhoods Development Association ("DNDA") for the Strength of Place Initiative Village affordable housing project located at 13th Avenue SW and SW 100th Street in White Center in unincorporated King County ("the project").

B. Low-income housing tax credit equity is also needed as a major subsidy source for the project, and DNDA has concluded that a joint venture is necessary to secure tax credit equity funding.

C. DNDA desires to partner with Capitol Hill Housing Improvement Program ("CHHIP"), a public corporation chartered by the City of Seattle, to secure tax credit equity necessary to move the project forward and to complete development of the project.

D. DNDA and CHHIP have reached an agreement allowing CHHIP to act as the lead developer for the project, and the CHHIP board of directors has adopted a resolution approving this proposal.

E. Seattle Municipal Code Section 3.110.170 provides that "[i]f authorized by its charter to do so, a public corporation may undertake projects and activities or perform acts outside the limits of the city only in

those areas of another jurisdiction whose governing body by agreement with the City consents thereto." The CHHIP charter authorizes CHHIP to conduct an activity outside the city of Seattle if the Seattle city council determines that the activity will further the purposes of the program, and if the governing body of the jurisdiction where the activity is located consents.

F. The Seattle city council has determined that CHHIP's work as lead developer for the project will further the purposes of the program, and authorized the director of the Seattle office of housing to enter into an agreement with King County to allow CHHIP to engage in such work through city of Seattle Ordinance No. 123058 on August 10, 2009. The mayor of the city of Seattle signed the ordinance on August 17, 2009.

G. The project will create new quality affordable housing for low-income households in a formerly vacant lot in the White Center neighborhood, which is in the interests of the city of Seattle as well as King County.

SECTION 2. The King County council, having determined that such an agreement is in the best interest of the public, hereby authorizes the executive or the executive's designee to execute an agreement with the city of Seattle in substantially the form of Attachment A to this ordinance, in order to enable CHHIP to act as the lead developer for the project.