

# GMHB EXHIBIT 301

03/22/2023

Sponsored By: Executive Committee

1

2

## GMPC MOTION 23-2

3

A MOTION approving a King County Countywide Planning Policies Housing

4

Chapter accountability framework and housing-focused comprehensive plan

5

review standards

6

7

WHEREAS, the King County Council initially adopted Countywide Planning

8

Policies in 1992 in conformance with Growth Management Act requirements; and

9

WHEREAS, the King County Council comprehensively amended the

10

Countywide Planning Policies in 2012 to be consistent with the Multicounty Planning

11

Policies and Regional Growth Strategy in VISION 2040; and

12

WHEREAS, the King County Council amended the Countywide Planning

13

Policies in 2021 and these implemented the Regional Growth Strategy with growth

14

targets that will form the land use basis for periodic comprehensive plan updates; and

15

WHEREAS, the Growth Management Planning Council directed their

16

Affordable Housing Committee with Motion 21-1 to complete, by the end of 2022, a

17

collaborative process to:

18

1. monitor and report jurisdictional housing supply, housing affordability,

19

housing needs, and income-restricted housing levels, including disparities

20

between subregions and comparisons to established housing goals and

21

targets, through the Regional Affordable Housing Dashboard and reporting;

22

2. establish subregional or jurisdictional affordable housing needs, informed by

23

local data and the data and methodology provided by Commerce;

- 24           3.       recommend to the Growth Management Planning Council an accountability  
25                   and implementation framework for equitably meeting affordable housing  
26                   needs across the region. The Affordable Housing Committee will consider, at  
27                   a minimum, the range of Development Patterns and Housing Chapter  
28                   amendments proposed by Growth Management Planning Council members  
29                   in June 2021 regarding understanding and accommodating housing need,  
30                   holding jurisdictions accountable, and allocating resources;
- 31           4.       recommend to the Growth Management Planning Council any Countywide  
32                   Planning Policy amendments necessary to implement their recommendations;  
33                   and

34                   WHEREAS, the Affordable Housing Committee conducted a thorough and  
35                   collaborative process to respond to Growth Management Planning Council Motion 21-1,  
36                   which included engagement with the members of the Growth Management Planning  
37                   Council, jurisdictional stakeholders, Commerce staff, and the Community Partners Table  
38                   of the Affordable Housing Committee, which was composed of representatives from  
39                   communities disproportionately impacted by housing cost burden; and

40                   WHEREAS, the Affordable Housing Committee reported back on progress to  
41                   respond to Growth Management Planning Council Motion 21-1 to the Growth  
42                   Management Planning Council at all of their meetings in 2022; and

43                   WHEREAS, the Affordable Housing Committee approved on December 9, 2022  
44                   a recommended response to Growth Management Planning Council Motion 21-1, that  
45                   included:

- 46           1.       improvements to how King County, in partnership with cities, will monitor  
47                   and report progress to plan for and accommodate housing need through  
48                   ongoing Countywide Planning Policies Housing Chapter monitoring and  
49                   reporting;

- 50                   2.       methods for establishing countywide and jurisdictional housing needs,  
51                                   informed by local data and consistent with the data and methodology  
52                                   provided by Commerce;
- 53                   3.       accountability framework for equitability meeting these housing needs,  
54                                   informed by amendments proposed by Growth Management Planning  
55                                   Council members in June 2021 regarding understanding and accommodating  
56                                   housing need, holding jurisdictions accountable, and allocating resources.  
57                                   This included accountability framework process details for an Affordable  
58                                   Housing Committee-led and housing-focused comprehensive plan review  
59                                   process, updated monitoring and reporting requirements and procedures, and  
60                                   a mid-planning cycle check in, detailed in Attachment A, and comprehensive  
61                                   plan review standards and procedures, detailed in Attachment B; and
- 62                   4.       amendments to the King County Countywide Planning Policies necessary to  
63                                   implement their recommendations and further align the Countywide Planning  
64                                   Policies with recent changes to the Growth Management Act enacted through  
65                                   the passage of House Bill 1220 in 2021; and

66                                   WHEREAS, the Affordable Housing Committee Chair transmitted the  
67                   Committee recommendations to the Growth Management Planning Council on December  
68                   29, 2022; and

69                   NOW THEREFORE BE IT RESOLVED that the Growth Management Planning  
70                   Council of King County hereby approves Countywide Planning Policies Housing Chapter  
71                   accountability framework and housing-focused comprehensive plan review standards.

72



73

\_\_\_\_\_  
Dow Constantine, Chair, Growth Management Planning Council

74

75

76   Attachment A: Countywide Planning Policies Housing Chapter Accountability Framework

77   Attachment B: Housing-Focused Comprehensive Plan Review Standards

# Attachment A: Countywide Planning Policies Housing Chapter Accountability Framework

In response to item three of Growth Management Planning Council (GMPC) Motion 21-1, the Affordable Housing Committee (AHC) recommends the following three-part accountability framework for equitably meeting affordable housing needs across King County. All substantive amendments to this Framework will be brought to the Growth Management Planning Council for review.

<i>Framework Component</i>	<i>Component Implementation Roles</i>
<p><b>1. Review Plans</b></p> <p>Before adoption of a periodic update to a comprehensive plan, the AHC reviews draft plans for alignment with the CPP Housing Chapter and comments.</p> <p>Occurs once every ten years, starting in late 2023</p>	<ul style="list-style-type: none"> <li>a. County AHC staff work with Puget Sound Regional Council (PSRC) and the Washington State Department of Commerce (Commerce) to identify opportunities to align guidance, review standards, and processes.</li> <li>b. AHC recommends in 2022 and GMPC establishes in 2023 plan review standards. In advance of ratification by King County cities, the AHC issues early jurisdictional guidance. Once ratified, the AHC invites jurisdictional staff to seek assistance.</li> <li>c. To provide jurisdictions with ample time to address feedback before plan adoption, jurisdictions should submit materials to AHC reviewers as early as possible, ideally before a public review draft is released, but no later than the time of release.</li> <li>d. AHC staff review draft housing-related provisions of a comprehensive plan and prepare comment letters for AHC review and issuance using comprehensive plan review standards and with guidance from AHC chair. Comments focus on areas of strength and additional work needed to align with CPP Housing Chapter before plan adoption.</li> <li>e. AHC reviews and issues comment letter on draft comprehensive plan before planned adoption.</li> </ul>
<p><b>2. Monitor &amp; Report</b></p> <p>After comprehensive plan adoption, AHC measures jurisdictional progress to plan for and accommodate affordable housing need in dashboard using standardized benchmarks, a comparative standard, and housing data trends.</p> <p>Occurs annually, starting in 2024</p>	<ul style="list-style-type: none"> <li>a. AHC recommends to the GMPC a CPP amendment that revises the housing data trends and performance benchmarks that will be tracked annually across all jurisdictions or subregions and directs the County to compare jurisdictional progress.</li> <li>b. AHC staff work with PSRC to align jurisdictional housing data collection efforts.</li> <li>c. AHC staff or consultant monitors jurisdictional progress to reach countywide or subregional benchmarks every year in the dashboard, in consultation with Interjurisdictional Team/Housing Interjurisdictional Team.</li> <li>d. The annual dashboard update includes annual jurisdictional comparisons against the countywide or subregional benchmarks set and progress relative to other jurisdictions. Jurisdictional comparison format will be approved by the AHC no earlier than 2023.</li> </ul>

	<ul style="list-style-type: none"> <li>e. In response to monitoring, AHC periodically issues reports or recommendations on how to reach housing needs more effectively.</li> </ul>
<p><b>3. Mid-Cycle Check-in and Adjustment</b></p> <p>Five years after comprehensive plan adoption, the GMPC reviews the information collected through annual monitoring and reporting. Based on this analysis, the GMPC identifies jurisdictions with significant shortfalls in planning for and accommodating housing needs, provides findings that describe the nature of shortfalls, and may make recommendations that jurisdictions take action to address them. Jurisdictions with significant shortfalls in planning for and accommodating need then identify and implement actions to address the shortfalls.</p> <p>Occurs every ten years, starting in 2029</p>	<ul style="list-style-type: none"> <li>a. No earlier than 2024, the AHC develops and recommends to the GMPC the mid-cycle review and adjustment process.</li> <li>b. The GMPC includes in its motion to the King County Council language directing the AHC to commence no earlier than 2024 a collaborative process to design and recommend to them a mid-cycle check-in and adjustment program. The AHC should consider the need to define what data will be used in the assessment, define significant shortfalls in planning for and accommodating housing needs, and identify what role, if any, the GMPC will play in recommending whether adjustments are needed. Also, the AHC should develop and recommended CPP amendments needed to implement their recommendations.</li> <li>c. AHC develops and GMPC decides on program design and any necessary CPP amendments no earlier than 2024.</li> <li>d. County AHC staff work with Commerce to identify opportunities to align implementation progress report standards and processes to be developed by Commerce in response to House Bill 1241.</li> </ul>

## Attachment B: Housing-Focused Comprehensive Plan Review Standards

The Affordable Housing Committee and staff will use the following comprehensive plan review standards to evaluate alignment between jurisdictional comprehensive plans and Countywide Planning Policy (CPP) Housing Chapter policies during the Affordable Housing Committee's recommended housing-focused comprehensive plan review process. The accountability framework described in Attachment A details the process by which these standards will be used. All substantive amendments to these standards will be brought to the Growth Management Planning Council for review.

1. The policies and related appendices in the plan evidently address all CPP Housing Chapter policies.
2. The plan or related appendices articulate implementation strategies for Housing Chapter CPPs requiring policy adoption and/or implementation: H-2, H-9, H-10, H-11, H-12, H-13, H-14, H-15, H-16, H-17, H-18, H-21, H-22, H-23, H-24, H-25.<sup>1</sup> Implementation strategies should identify:
  - a. the regulatory or non-regulatory measures to be used to implement goals and policies used to address CPP Housing Chapter policies; and
  - b. an adoption schedule for measures (by year).<sup>2</sup>
3. The plan lays out meaningful<sup>3</sup> policies that, taken together, support the jurisdiction's ability to equitably meet housing need by promoting:
  - a. equitable processes and outcomes;
  - b. increased housing supply, particularly for households with the greatest needs;
  - c. expanded housing options and increased affordability accessible to transit and employment;
  - d. expanded housing and neighborhood choice for all residents;
  - e. housing stability, healthy homes, and healthy communities; and
  - f. a commitment to continuous improvement through implementation, monitoring, and adjustment.

---

<sup>1</sup> Note that policy numbers are based on CPP amendments recommended by the Affordable Housing Committee in 2022.

<sup>2</sup> Request for regulatory and non-regulatory measures to implement comprehensive plans are supported by language in the Washington Administrative Code 365-196 650 [\[link\]](#).

<sup>3</sup> Meaningful policies are designed and can be reasonably expected to achieve a material, positive change in the jurisdiction's ability to equitably meet housing needs and advance CPP Housing Chapter goals.