



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

September 5, 2018

Ordinance 18781

Proposed No. 2018-0324.1

Sponsors Kohl-Welles

1 AN ORDINANCE authorizing the executive to enter into
2 an interlocal agreement with the city of Seattle to permit
3 Capitol Hill Housing Improvement Program to exercise its
4 chartered authority in unincorporated King County.

5 STATEMENT OF FACTS:

- 6 1. The city of Seattle chartered Capitol Hill Housing Improvement
7 Program ("CHHIP") in 1976 as a corporation, and its current purpose is to
8 assist homeowners, property owners, residential tenants, and residents of
9 the Capitol Hill community and such other areas as approved by the
10 CHHIP board of directors in preserving, improving and restoring the
11 quality of their homes, property and neighborhood, and to provide
12 additional housing, cultural, social and economic opportunities and
13 facilities.
- 14 2. CHHIP has a long history of successfully fulfilling its purpose both
15 inside and outside its Capitol Hill boundaries, including a prior affordable
16 housing project in unincorporated King County in which CHHIP partnered
17 with the Delridge Neighborhoods Development Association and the White
18 Center Community Development Association to secure tax credit equity
19 for the SOPI Village affordable housing project.

20 3. CHHIP desires to work with community-based partners in
21 unincorporated King County to provide affordable housing, cultural, social
22 and economic opportunities and facilities.

23 4. RCW 35.21.740 provides that a public development authority may not
24 operate outside of the boundaries of the establishing city unless that city
25 enters into an agreement with another city or county.

26 5. Seattle Municipal Code section 3.110.170.B. states, "If authorized by
27 its charter to do so, a public corporation may undertake projects and
28 activities or perform acts outside the limits of the City only in those areas
29 of another jurisdiction whose governing body by agreement with the City
30 consents thereto," and the CHHIP charter so authorizes.

31 6. It is in the interests of King County to permit CHHIP to engage in
32 mission-driven projects that provide affordable housing and community
33 development in unincorporated King County.

34 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

35 SECTION 1. The King County executive is hereby authorized to enter into an
36 interlocal agreement with the city of Seattle for the purpose of permitting Capitol Hill
37 Housing Improvement Program, a public corporation chartered by Seattle, to develop
38 affordable housing and community development projects located outside the Seattle

39 limits in the unincorporated areas of the county. The agreement shall be in substantially
40 the form of Attachment A to this ordinance.

41

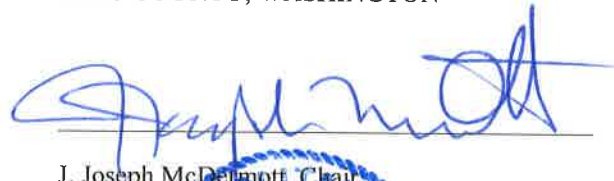
Ordinance 18781 was introduced on 8/20/2018 and passed by the Metropolitan King County Council on 9/4/2018, by the following vote:

Yes: 9 - Mr. von Reichbauer, Mr. Gossett, Ms. Lambert, Mr. Dunn,
Mr. McDermott, Mr. Dembowski, Mr. Upthegrove, Ms. Kohl-Welles
and Ms. Balducci

No: 0

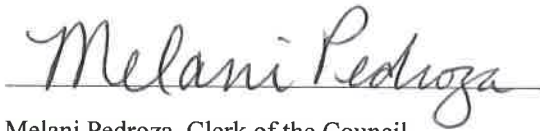
Excused: 0

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON



J. Joseph McDermott, Chair

ATTEST:



Melani Pedroza, Clerk of the Council



KING COUNTY COUNCIL
CLERK

2018 SEP -6 PM 3:20

RECEIVED

APPROVED this 6 day of SEPTEMBER 2018.



Dow Constantine, County Executive

Attachments: A. Interlocal Agreement

Attachment A

INTERLOCAL AGREEMENT

THIS AGREEMENT is entered into between King County, a municipal corporation and political subdivision of the State of Washington, hereinafter referred to as the “County” and The City of Seattle, a Washington municipal corporation, hereinafter referred to as “Seattle”, each being a unit of general local government of the State of Washington.

RECITALS

WHEREAS, Seattle chartered Capitol Hill Housing Improvement Program (CHHIP) in 1976 with the current purpose to assist homeowners, property owners, residential tenants, and residents of the Capitol Hill community and such other areas as approved by the CHHIP Board of Directors in preserving, improving, and restoring the quality of their homes, property, and neighborhood, and to provide additional housing, cultural, social, and economic opportunities and facilities; and

WHEREAS, CHHIP has a long history of fulfilling successfully its purpose both inside and outside its Capitol Hill boundaries; and

WHEREAS, an important component of CHHIP’s mission is to facilitate and provide safe and affordable housing and community development for the benefit of low- and moderate-income individuals and families; and

WHEREAS, CHHIP has identified certain specific mission-driven projects in the County and anticipates additional projects in the near future (collectively, the “Projects”); and

WHEREAS, CHHIP is a public corporation established under SMC Chapter 3.110; and

WHEREAS, Seattle Municipal Code, Section 3.110.170, states in part: “If 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,” and the CHHIP Charter so authorizes;

WHEREAS, both the County and Seattle desire to facilitate CHHIP’s undertaking of projects and activities consistent with its chartered purpose and to provide needed affordable housing; and

WHEREAS, by Seattle Ordinance 125424, the City Council of Seattle authorized the Director of Intergovernmental Relations to enter into this agreement with the County to enable CHHIP to perform the activities described herein;

NOW, THEREFORE, IN CONSIDERATION OF THE FOREGOING CIRCUMSTANCES, THE PARTIES AGREE AS FOLLOWS:

1. Consents

The County and Seattle each consent to Capitol Hill Housing Improvement Program (“CHHIP”), a public corporation chartered by Seattle, developing affordable housing and community development projects located outside the Seattle limits in the unincorporated areas of the County, which may include, without limitation, participating in the financing, ownership, and

operation of such projects. The consent provided in this Agreement is intended to satisfy the conditions of SMC 3.110.170 and the Charter of CHHIP for actions outside Seattle, and does not constitute approval of any components of such projects that may be required by any local, state, or federal law or regulation.

2. Powers and Authority

Pursuant to RCW Section 35.21.740, the County and Seattle agree that with respect to all activities of CHHIP related to such projects and all related property interests now or hereafter held by CHHIP, the powers, authorities, and rights of Seattle to establish, to confer power and authority upon, and to exercise authority over, a public corporation or authority, as expressly or impliedly granted pursuant to RCW Sections 35.21.730 through 35.21.755, shall be operable, applicable, and effective in unincorporated King County, so that CHHIP shall have the same powers, authority, and rights with respect to such activities as CHHIP has within the corporate limits of Seattle, and shall be subject to the same Seattle ordinances and authority of Seattle.

3. Duration

This Agreement and the consents herein shall take effect when both parties have signed this Agreement and shall remain in effect so long as the corporate existence of CHHIP continues, unless and until modified or terminated by written agreement of the County and Seattle.

4. Miscellaneous

This Agreement represents the entire agreement of the parties with respect to the subject matter hereof. Nothing in this Agreement shall impose any obligation, liability or responsibility on the County or Seattle for any liability, action, or omission of CHHIP.

KING COUNTY, WASHINGTON

CITY OF Seattle

By: Signature

By: Signature

Printed Name

Printed Name

Title

Title

Date

Date

Approved as to Form:
OFFICE OF THE KING COUNTY
PROSECUTING ATTORNEY

Approved as to Form:
CITY OF SEATTLE
CITY ATTORNEY

Signature

Signature

Title

Title

Date

Date