



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

Motion 15271

Proposed No. 2018-0454.1

Sponsors Kohl-Welles

1 A MOTION acknowledging receipt of the Modular
2 Structure Progress Report, as required by Ordinance 18409,
3 Section 105, as amended by Ordinance 18602, Section 62,
4 Proviso P4.

5 WHEREAS, Ordinance 18409, Section 105, as amended by Ordinance 18602,
6 Section 62, appropriated to the community and human services administration fund and
7 included Proviso P4, requiring executive transmittal of a modular structure progress
8 report, receipt of which is to be acknowledged by council motion;

9 NOW, THEREFORE, BE IT MOVED by the Council of King County:

10 The council acknowledges receipt of the report, Attachment A to this motion, as
11 described in this motion.
12

Motion 15271 was introduced on 10/1/2018 and passed by the Metropolitan King
County Council on 12/10/2018, by the following vote:

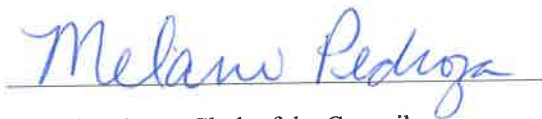
Yes: 9 - Mr. von Reichbauer, Mr. Gossett, Ms. Lambert, Mr. Dunn,
Mr. McDermott, Mr. Dembowski, Mr. Upthegrove, Ms. Kohl-Welles
and Ms. Balducci
No: 0
Excused: 0

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON



J. Joseph McDermott, Chair

ATTEST:



Melani Pedroza, Clerk of the Council



Attachments: A. Modular Structure Progress Report



King County

Modular Structure Progress Report

**Response to King County Ordinance 18409, Section 105, as amended by Ordinance 18602,
Section 62, Proviso P4**

Department of Community and Human Services

September 2018

SECTION 1: Proviso Requiring Modular Structure Progress Report

This report fulfills a King County Council proviso request included Ordinance 18409, Section 105, as amended by Ordinance 18602, Section 62, Proviso P4, which states:

Of this appropriation, \$150,000 shall not be expended or encumbered until the executive transmits a modular structure progress report and a motion that should acknowledge receipt of the modular structure progress report and reference the subject matter, the proviso's ordinance, ordinance section and proviso number in both the title and body of the motion and a motion acknowledging receipt of the modular structure progress report as passed by the council.

The modular structure progress report shall include, but not be limited to:

- A. The Intended location of the modular structure or structures;*
- B. The proposed configuration of the modular structure or structures, including the type of use (such as enhanced shelter, temporary housing or permanent housing), the number of beds to be provided, the proposed layout for the modular structure or structures and the amount and types of other spaces to be provided, such as space for cooking and eating, hygiene, recreation or supportive services;*
- C. An update on the project budget, based, if available, on bids from a request for proposals process conducted by the executive;*
- D. A timeline to begin operation of the proposed shelter or housing; and*
- E. A description of the efforts that have been made or are planned to seek and consider public input from surrounding communities.*

The executive should file the modular structure progress report and a motion required by this proviso within 30 days of transmitting the letter required by Proviso P3 of this appropriation, in the form of a paper original and an electronic copy with the clerk of the council, who shall retain the original and provide an electronic copy to all councilmembers, the council chief of staff, the regional housing coordinator and the lead staff for the health, housing and human services committee, or its successor.

SECTION 2: Location and Configuration of Modular Structures

The King County Department of Community and Human Services (DCHS) is proceeding with the creation of a modularly constructed enhanced shelter. The shelter will have capacity for 72 individuals and couples and will be open 24 hours a day, seven days a week. Housing navigation, behavioral health and employment services will be provided on site. Meals will also be provided. Shelter residents will have access to hygiene facilities including showers and laundry. There will also be space for pets, resident storage and parking.

The shelter will be configured out of multiple modularly constructed units, including dormitories, a common room, office and meeting space, multiple shower/bath units and storage. Exhibit A shows the schematic layout of the shelter.

King County has identified the property located at 551 Elliott Avenue West in Seattle as the future location for the Enhanced Modular Shelter. The property is owned by King County's Wastewater Treatment Division and is currently leased on a month-to-month basis to a private party for operations as a parking lot. DCHS and the Facilities Management Division have begun the permitting process with the City of Seattle.

SECTION 3: Project Budget and Timeline

In July 2017, DCHS issued a Request for Information (RFI) to gather information on the design, operation, cost and timeline for alternative shelter models, including those created using a modular construction process. Specifically, the RFI asked for information regarding the capital, site development and operating costs for one or multiple years to serve approximately 50 to 100 people at a time and move them out of homelessness.

Using that information as a foundation, DCHS, working with partner entities Catholic Community Services and Whitley Evergreen, refined the shelter program and ordered the modular units. The following table outlines the estimated project capital expenses.

Modular Shelter Capital Budget	
Modular Unit Cost (includes transportation)	\$3,000,000
Site Costs (includes utilities, foundations, etc.)	\$1,500,000
TOTAL	\$4,500,000

Shelter operating costs are estimated at \$2 million per year. Included in this figure are staff costs (services, maintenance, and 24/7 operations), utilities (including shower and laundry for 72 residents), meals and transportation.

DCHS anticipates that the modular units will be complete and ready to be placed on site in Spring 2019. Site placement and final improvements will be completed shortly thereafter and Catholic Community Services will commence operations.

SECTION 4: Public Input

DCHS worked with the City of Seattle Department of Neighborhoods over the summer on an initial outreach plan. Prior to public announcement of the shelter location at the Elliott Avenue site, DCHS contacted multiple community groups in the Belltown, Queen Anne and Uptown neighborhoods via email. DCHS intends to continue public outreach, including public meetings through the fall and winter prior to shelter opening.