



KING COUNTY

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Signature Report

Motion 16377

Proposed No. 2023-0001.1

Sponsors Kohl-Welles

1 A MOTION acknowledging receipt of the Safe Vehicle
2 Parking Program Report required by Ordinance 19210,
3 Section 106, as amended by Ordinance 19479, Section 62,
4 Proviso P2.

5 WHEREAS, Ordinance 19210, Section 106, as amended by Ordinance 19479,
6 Section 62, Proviso P2, requires the executive to transmit a safe vehicle parking program
7 report, and

8 WHEREAS, Ordinance 19210, Section 106, as amended by Ordinance 19479,
9 Section 62, Proviso P2, further requires the executive to submit a motion that
10 acknowledges receipt of the safe vehicle parking program report;

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

12 The receipt of the Safe Vehicle Parking Program Report, which is Attachment A

Motion 16377

- 13 to this motion, in compliance with Ordinance 19210, Section 106, as amended by
14 Ordinance 19479, Section 62, Proviso P2, is hereby acknowledged.

Motion 16377 was introduced on 1/10/2023 and passed by the Metropolitan King County Council on 6/6/2023, by the following vote:

Yes: 6 - Dembowski, Kohl-Welles, Perry, McDermott, Upthegrove and Zahilay

No: 1 - Dunn

Excused: 2 - Balducci and von Reichbauer


KING COUNTY COUNCIL
KING COUNTY, WASHINGTON

DocuSigned by:

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Dave Upthegrove, Chair

ATTEST:

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Melani Pedroza, Clerk of the Council

Attachments: A. KCRHA - Memorandum Safe Parking Program Report



Memorandum**Ordinance 16377 – Attachment A**

To: Metropolitan King County Council Chair Claudia Balducci
From: Helen Howell, Deputy Chief Executive Officer, King County Regional Homelessness Authority
CC: Leo Flor, Director, Department of Community and Human Services; Shannon Braddock, Chief of Staff, King County Executive; Mina Hashemi, Director of Council Relations, King County Executive
Subject: Safe Parking Program Report
Date: October 31, 2022

This memo responds to Ordinance 19479¹, HCD Fund Proviso 2 from the Metropolitan King County Council. The proviso requests a summary of efforts underway to develop safe parking programs throughout King County and information on how the County can support expanding safe parking lots.

The King County Regional Homelessness Authority (KCRHA) does not site nor operate safe lots.

The 2020 King County Point in Time survey showed that 23 percent of people experiencing homelessness in King County were living in a vehicle², and vehicle residency is increasing. KCRHA has engaged in focused outreach to people living in vehicles and convenes a Vehicle Residency Policy Workgroup composed of outreach providers, people with lived experience, advocates for vehicle residency rights and researchers.

Existing Safe Parking Programs

There are safe parking programs throughout King County. Most are privately funded and operated. A summary of these programs is provided in Table 1.

Current efforts to build new safe parking sites in King County

Across King County, there are some efforts to expand to safe parking sites.

KCRHA efforts

- *Proposed City of Seattle funding*
As part of the 2023 budget deliberations, KCRHA requested \$5 million from the City of Seattle to pay for six to seven safe parking sites, serving up to 130 vehicles or 225 people across the City of Seattle. At the time of writing this memo, the funding request had been included in Mayor Harrell's proposed budget which was under consideration by the Seattle City Council. If the Council approves this budget request, the dollars will be disbursed through a competitive Request for Proposal (RFP) process, so further details are not available at this time.

¹ [Link to Ordinance 19479](#)

² https://kcrha.org/wp-content/uploads/2020/07/Count-Us-In-2020-Final_7.29.2020.pdf



- *RFP awarded for RV Safe Lot*
Utilizing City of Seattle funding, in June of 2022, the KCRHA awarded \$1.9 million³ through a competitive RFP⁴ to the Low Income Housing Institute (LIHI). The RFP is for the siting and operation of services for a safe lot for residents living in RVs and larger vehicles. The program will include reasonable storage of vehicles when clients enter shelter or housing. At the time of writing this memo, LIHI was working to identify a suitable location and the program cannot be finalized until the site is identified.

The City of Bellevue

- The Bellevue City Council approved a safe lot pilot project⁵ and is expected to include \$450,000 in funding for the project in its 2023 budget.⁶ This effort is led by the City of Bellevue.

Possible locations for new sites

KCRHA does not site nor operate safe lots. As such, the organization does not have a list of possible sites.

Costs to develop and administer new sites

Costs can vary greatly depending on who is hosting the safe lot, what services are offered, and what population is being targeted. KCRHA estimates start-up costs amount to approximately \$400,000 for a 20 vehicle site which includes building common areas, hygiene trailers, plumbing, water, fencing and signage. Ongoing costs for a 20 vehicle site are estimated to be \$393,072 annually which includes funding for case managers and employees to oversee operations, client assistance, utilities and lease costs. Table 2 lays out these estimated costs in more detail.

County Agency and Others Involvement and Partnership Opportunities

KCRHA's Vehicle Residency Workgroup finalized recommendations in June of 2022. These recommendations serve as opportunities for partnership. They include:

- In unincorporated areas, do not tow or ticket vehicle residents who can prove they are actively working with case managers or outreach workers
- Provide temporary safe lots on county property
- Provide hygiene stations, dumpsters, trash pickup, sewage pumpouts at sites
- Increase funding for case managers to help create pathways to stability
- Allocate flexible funding to outreach contracts to accommodate the following supports for immediate vehicle removal:
 - Gas cards to leave the area

³ <https://kcrha.org/wp-content/uploads/2022/06/2022-RV-Safe-Lot-RFP-Award.pdf>

⁴ https://kcrha.org/wp-content/uploads/2022/05/Recreational-Vehicle_Safelot-RFP.pdf

⁵ <https://bellevue.legistar.com/View.ashx?M=F&ID=11039554&GUID=7CF5218C-3FD7-4CCD-A205-8DDDAB1B8B01>

⁶ https://bellevuewa.gov/sites/default/files/media/pdf_document/2022/2023-2024%20Preliminary%20Budget%20Final_0.pdf



KCRHA
King County Regional Homelessness Authority

- Towing, licensing or ticket fees
- Storage

TABLE 1: EXISTING SAFE PARKING PROGRAMS

Existing Safe Parking Programs			
Site Name	Location	Vehicles Served	Program Notes
Overlake Christian Church ⁷	Redmond	15 passenger vehicles	Running 6 years. People referred by 211 and word of mouth. No sex offenders or people with outstanding warrants allowed. Redmond outreach worker visits weekly. Showers available.
St. Jude Catholic Church	Redmond	15 passenger vehicles	Referrals from 211 and word of mouth. Must be employed or looking for employment – except for senior citizens, mothers with children. Toilets and relief from weather available in parish hall. Showers available at Overlake site.
Lake Washington United Methodist Church ⁸	Kirkland	50 passenger vehicles	Program receives a \$6,000 grant every 6 months from the Biella Foundation for car repairs. Individuals can receive up to \$500 for a repair. They also have a program to purchase vehicles from residents once they find a permanent home, if the resident no longer requires the vehicle. In 2020, 111 households were served, with 63 moving into housing and 25 moving to shelter. Community meals and facilities available to participants.
Newport Presbyterian Church	Bellevue	6 passenger vehicles	Single adult women, families with children under 18, couples without children. Participants can access community meals and facilities at Lake Washington United Methodist site.
City of Seattle/Urban League	3 sites in Seattle	15 passenger vehicles	Sites are: Our Redeemer's Lutheran Church in Ballard, University Heights Center in the University District, and Our Lady of Guadalupe in West Seattle.
St. John the Baptist Ministry	Covington	8 passenger vehicles	Partners with Salvation Army Street Level Ministries to provide additional support for guests. No RVs; cars must be functioning and individuals have to leave during the day on weekdays.
Ray of Hope	Auburn	16 passenger vehicles	Adults and couples are welcome. Vehicles must be <20 feet. Meals and restrooms are available in the day

⁷ <https://www.occ.org/safeparking>

⁸ <https://lakewaumc.org/wp-content/uploads/2021/05/Safe-Parking-Gratitude-Report-2020.pdf>



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			center. Vehicles must move from designated stalls at 7 a.m. but can park elsewhere in the lot until they can return by 9:30 pm. Referrals from city outreach staff, police, hospitals, and word of mouth. This program is funded by the Office of the Mayor in Auburn.
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TABLE 2: ESTIMATED COSTS FOR A 20 VEHICLE SAFE LOT PARKING LOT

Start Up Costs	
Item	Cost Per Site
Building Materials	\$60,000
Common Area Units	\$30,000
Hygiene Trailer and Structure	\$55,000
Plumbing Setup	\$10,000
Water installation	\$8,000
Power installation/Distribution	\$40,000
Initial Set Up Items	\$15,000
Other Admin Set Up items	\$5,000
Fencing and Privacy Area	\$50,000
Signage	\$4,000
Common Area Appliances	\$5,000
Common Area Furnitures	\$7,000
Office Set Up	\$8,000
General Contractor Site Prep	\$50,000
Project Management Fee	\$52,050
TOTAL	\$399,050
Operating Costs	
Item	Cost per Site
Client Assistance	\$16,000
Utilities	\$1,200
Lease Costs	\$115,872
Case Managers (.5 FTE)	\$52,000



KCRHA

King County Regional Homelessness Authority

Night Shift (1 FTE)	\$104,000
Day Shift (1 FTE)	\$104,000
TOTAL	\$393,072

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Dave Upthegrove
dave.upthegrove@kingcounty.gov
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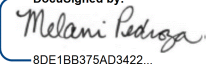
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Melani Pedroza
melani.pedroza@kingcounty.gov
Clerk of the Council
King County Council
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Notary Events	Signature	Timestamp
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