



Executive Summary
Housing & Human Services
Consolidated Plan
2006-2010

Adopted: March 7, 2006

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The purpose of this report is to provide a summary of the findings and recommendations of the study. The study was conducted to evaluate the effectiveness of the current program and to identify areas for improvement. The findings indicate that the current program is effective in achieving its goals, but there are several areas where improvements can be made. These include increasing the number of participants, improving the quality of the training, and enhancing the support services provided to participants. The recommendations are based on these findings and are intended to guide the development of a more effective program.

Since 1984, the City of Los Angeles has been a leader in providing a wide range of services to its citizens. The City's commitment to excellence is reflected in its many achievements, including the development of the Los Angeles Convention Center, the opening of the Los Angeles Music Center, and the completion of the Los Angeles Convention Center. The City's commitment to excellence is also reflected in its many awards and recognitions, including the National Award for Excellence in Government and the National Award for Excellence in Customer Service. The City's commitment to excellence is a source of pride for all Los Angeles residents.

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Background

Since its incorporation in 1990, the City of Federal Way has supported a wide range of human service, housing, and community development activities aimed at addressing the needs of the City's lowest income residents. Historically, the City has allocated Community Development Block Grant (CDBG) funds and Human Services General Funds to a broad array of programs and projects that serve low- and moderate-income people (generally defined as those with incomes of less than 80 percent of the area median income).

Since 1994, the City of Federal Way has chosen to receive CDBG funds as a member of the King County Consortium (KCC) through a renewing three-year joint agreement. In 2005, the City renegotiated the terms of its Interlocal Agreement to stabilize King County's costs of administering the CDBG program. The current three-year agreement stabilizes the administrative costs charged by King County to the City's program and provides additional funds for Federal Way's local CDBG program. The City has agreed to limit the number of CDBG projects and programs funded annually.

Previously the local policies and allocation priorities that govern CDBG and the Human Services General Fund have been the subject of the *1999 City of Federal Way Human Services Comprehensive Plan*. The City has opted to prepare the update to the *Human Services Comprehensive Plan* in the format of, and meeting the current Department of Housing and Urban Development (HUD) requirements for, a consolidated plan. This will simplify the transition should the City Council decide to become a direct entitlement jurisdiction in the future. The Housing and Human Services Consolidated Plan covers the five-year period of 2006-2010. The Housing and Human Services Consolidated Plan includes:

- A description of the City's Citizen Participation Plan and process
- A description of the institutional structure through which the City will implement its strategic plan and the ways in which the City will coordinate with other relevant entities in carrying out the planned activities
- A data-based profile of the community intended to identify population, housing, and income conditions and trends that are relevant to planning for assistance to low- and moderate-income people
- An analysis of the housing market focused on the availability and affordability of housing for lower income households
- Descriptions of the homeless population and people with special needs who require public assistance with housing and supportive services
- A summary of housing and community development needs
- Strategies for addressing identified needs, with specific objectives for implementation of the strategies, and a description of the activities through which the objectives will be addressed

Citizen Participation

Citizens have had a number of opportunities to participate in development of this *Draft Housing and Human Services Consolidated Plan*. One of the main opportunities for input was the Human Services Forum, hosted by the City's Human Services Commission in February 2004. It provided an early chance for citizens, agency representatives, faith-based organizations, community leaders and city staff to participate in roundtable discussions of the housing, human service, community development, and economic development needs of low- and moderate- income residents of Federal Way. In addition to public notices of the Forum, over 150 invitations were sent to individuals and agencies.

A brief summary of the forum is provided below. Many of the needs identified by forum participants are also reflected in the data analysis and confirmed by consultation with local agencies serving low-income people, King County, and the King County Housing Authority. Addressing needs identified at the forum, in part, provided the basis for development of the Plan strategies.

Human Services Needs

- Translation services
- Food bank open longer hours
- Domestic violence services
- Advocacy and case management for immigrants and refugees
- Dental services and screening for all, especially for children
- Senior services (e.g., transportation, housing, and meals)

Economic Development

- Additional childcare subsidies
- Job internships
- Job training links with appropriate sources of jobs

Affordable Housing

- Shelter/transitional housing for homeless youth
- Zoning changes to remove barriers to siting transitional housing
- Affordable family and senior housing
- Affordable housing units for larger families
- Shelter and transitional housing for domestic violence victims
- Domestic violence services for single people or those with older children.

Neighborhood Improvement Needs

- Neighborhood/community centers
- Street lighting
- Community clean up (Westway)
- Low income neighborhoods needing improvement: Lake Grove, Mark Twain, Westway, Mirror Lake, Northeast Federal Way

Community Profile and Housing Market

The community profile and housing market analysis are presented through an analysis of certain demographic information about Federal Way's population and households, and market data related to housing costs, supply, and demand.

Highlights and Conclusions of the Data Analysis

- Many South King County cities, including Federal Way, have experienced significant rates of population movement in recent years. In Federal Way, nearly 44 percent of the population was living in a different city in 1995. With this level of mobility, the City's resources are likely serving an ever-changing group of people who may not be residents long enough to achieve stability and self-sufficiency.
- Children (<18 years of age) make up nearly 30 percent of the City's population, which correlates with the fact that over two thirds of all households are families. The housing and human service needs of families and youth have been a focus of the City's CDBG and Human Service General Fund Programs as an outgrowth of this demographic.
- The ethnic and racial composition of the population changed significantly between 1990 and 2000. Where minorities made up 13 percent of the population in 1990, they were 22 percent of the population in 2000. The Black population increased by 130.3 percent and the Asian population increased by 126.7 percent. The Hispanic population grew by 183.5 percent. In addition, the percentage of foreign-born population more than doubled (from 8 percent to 17 percent) in the same time period.
- At an average 2.63 persons per household, the average household size is the largest among other southwest King County cities. This again correlates with the number of family households, and likely also relates to the number of large and extended families among the foreign-born refugee and immigrant population.
- Only households with 80%, or less, of the area median income can benefit from CDBG-funded projects or programs. Forty-two (42) percent of all Federal Way households are in this category. The number of households in Federal Way in the lowest income quartile (maximum income \$28,851), based on incomes in the Puget Sound region, nearly doubled between 1990 and 2000.
- With 75 percent of the housing having been built between 1960 and 1989, the housing stock is relatively new and generally in good condition. There are some areas of deteriorated housing (Westway, Lake Grove). Homeowners in these and other areas would benefit from access to affordable home repair funds.
- Housing choices for large families are extremely limited because 90 percent of all housing units have three or fewer bedrooms. This, along with the cost of housing, which often results in households "doubling up" so they can afford a unit, has resulted in overcrowding in 7.5 percent of housing units.
- Housing is considered affordable when a household pays no more than 30 percent of their income for housing. Housing costs for 39 percent of Federal Way renters are

