

Housing Element Goals and Policy Updates

The following goals and policies are arranged by PSRC Regional Housing Strategy's areas of action that are categorized as Supply, Stability, and Subsidy and further arranged by housing categories found in the King County Countywide Planning Policies, pages 38 - 45. This organization into regional strategies and countywide categories is to ensure consistency with these frameworks and to meet State requirements. These strategies and actions are for review purposes may not be included in the final draft of Kirkland's Housing Element.

Existing Element Goals and Policies	Proposed Goals and Policies <small>Deleted text shown in strikethrough. Added text shown in underline.</small>	Notes for Planning Commission	Revision Required Per: <small>(State, Regional, County, Equity Review etc.)</small>
PSRC Action - Supply: Build more housing of different types.			
CPP Category: Increase Housing Supply, Particularly for households with greatest need.			
Goal H-1: Maintain and enhance the unique residential character of each City neighborhood.	Goal H-1: Maintain and enhance the unique residential character of each City neighborhood.	Shift priorities from the preservation of historically exclusionary concepts such as "neighborhood quality" and "community character".	Equity Review; King County Countywide Policies
Goal H-2: Ensure that Kirkland has a sufficient quantity and variety of housing to meet projected growth and needs of the community.	Goal H-1: Ensure that Kirkland has a sufficient quantity and variety of housing to meet projected growth and needs of the community. Provide a full range of affordable, accessible, healthy and safe housing choices to all residents.	Aligns with MPP and CPP goals.	Vision 2050, King County Countywide Planning Policies
Policy H-1.1 : Incorporate neighborhood character and design principles into standards for new development.	Policy H-1.1: Incorporate neighborhood character and design principles into standards for new development.	Inconsistent with CPP H-13	Equity Review, King County Countywide Planning Policies
Policy H-2.1 : Maintain an adequate supply of land zoned appropriately for a variety of housing types and densities.	Policy H-2.1: Maintain an adequate supply of land zoned appropriately for a variety of housing types and densities.	Replace this policy. This policy does not acknowledge the need for equity or disruption of historically exclusive and discriminatory land use and zoning patterns.	Equity Review; King County Countywide Planning Policies
Policy H-3.2 : Require affordable housing when increases to development capacity are considered.	Policy H-3.2.1.#: Require affordable housing when increases to development capacity are considered.	Aligns with MPP-H-4, H-8; CPP H-1, H-11, H-13	Vision 2050, King County Countywide Planning Policies, Housing Strategy Plan
No existing policy.	Policy H-1.#: <u>Enhance affordable housing incentives and city-wide inclusionary requirements to provide additional affordable housing units to meet current and future housing needs.</u>	Aligns with MPP-H-4; CPP H-1, H-11, H-13	King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Increase the amount of moderate- and high-intensity residential development in areas with infrastructure, services, and amenities to provide greater housing choice for people at all stages of life.</u>	Aligns with MPP-H-1, H-7; CPP H-1, H-12	King County Countywide Planning Polices

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Policy H-2.3 : Create flexible site and development standards, and maintain efficient development and review systems, that balance the goals of reduced housing development costs with other community goals.	Policy H-2.3 : Create flexible site and development standards, and maintain efficient development and review systems, that balance the goals of reduced housing development costs with other community goals.	Replaced with the following policies.	Staff, King County Countywide Planning Polices
No existing policy.	Policy H-1.# : <u>Reduce the cost of building housing by modifying development and environmental regulations, including but not limited to, reducing the number of residential zones, using simplified form-based code requirements, reducing or eliminating minimum lot sizes, reducing or eliminating parking standards, simplifying and standardizing design review process and design requirements, allowing for and providing pre-approved plans, administrative short plat approval, and modifying SEPA exemptions for infill development.</u>	Aligns with MPP-H-10 and CPP H-13	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
No existing policy.	Policy H-1.# : <u>Reduce the cost of building housing by speeding up and making permitting housing more predictable by streamlining permit processes and making transparent to permit applicants expected permit review timelines.</u>	Aligns with MPP-H-10 and CPP H-13	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
No existing policy.	Policy H-1.# : <u>Develop specialized standards that enable and encourage production of housing for extremely low-income households, such as: prioritizing vacant lands for the production of Permanent Supportive Housing (PSH); densities to maximize production of PSH; reducing fees, taxes, permit and utility hookup fees for PSH; and employing cost reduction strategies identified in other housing policies.</u>	Aligns with MPP-H-2, H-3, H-11 and CPP H-1, H-2, H-13, H-14, H-19, H-20	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-1.# : <u>Support housing the unhoused by removing regulatory barriers that prevent or obstruct the creation and equitable distribution of transitional housing, emergency shelters, permanent supportive housing and similar facilities.</u>	Aligns with MPP-H-2, H-3; CPP H-1, H-11	Vision 2050, King County Countywide Planning Polices

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No existing policy.	Policy H-1.#: <u>Develop a program that allows housing intensity bonuses for faith-, or other community-based organizations seeking to develop affordable housing on-site, prioritizing developments with income-restricted units and projects that provide on-site services for households most impacted by the affordable housing crisis.</u>	Aligns with MPP-H-2, H-4, H-11; CPP H-8, H-14	Vision 2050, King County Countywide Planning Policies, Housing Strategy Plan
CPP Category: Expanded Housing Options and Increased Affordability Accessible to Transit and Employment.			
Policy H-2.2 : <i>Promote the development of accessory dwelling units on single-family lots.</i>	Policy H-2.2: Promote the development of accessory dwelling units on single-family lots.	Remove. This is broadened in a different policy to incorporate more higher-density housing types. This policy addressed in existing regulations and updated policies.	Equity Review, King County Countywide Planning Polices
Policy H-2.4 : <i>Allow a broad range of housing and site planning approaches in single-family areas to increase housing supply and choice, to reduce cost, and to ensure design quality and neighborhood compatibility.</i>	Policy H-2.4 : Allow a broad range of housing and site planning approaches in single-family areas to increase housing supply and choice, to reduce cost, and to ensure design quality and neighborhood compatibility.	Remove. Replaced with updated policies more aligned with Vision 2050 and King County Countywide Planning Policies.	Staff, King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Expand the housing supply and ensure the most efficient use of land near transit by requiring minimum residential intensities with development.</u>	Aligns with MPP-H-4; CPP H-1, H-12, H-16	King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Provide more mid multi-unit housing choices including but not limited to duplexes, triplexes, fourplexes, fiveplexes, sixplexes, townhouses, stacked flats, courtyard apartments, and cottage housing within a ten-minute walkshed of transit to provide greater access to housing for more people.</u>	Aligns with HB-1110; MPP-H-1, H-2, H-7, H-9; CPP H-15, H-16, H-18	State, Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
Policy H-3.3 : <i>Ensure that affordable housing opportunities are not concentrated, but are available throughout the City and especially in areas with good access to transit, employment, and shopping.</i>	Policy H-3.31.#: <u>Ensure that affordable housing opportunities at a variety of income levels are not concentrated; but are available throughout the City and especially in walkable areas with good access to transit, employment, and neighborhood-serving retail, especially grocery stores shopping.</u>	Aligns with MPP-H-2, H-3, H-6, H-9; CPP H-1, H-15, H-16, H-17, H-18	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Maximize the use of residential land near transit with smaller lot sizes, reduced parking and modified access requirements including adding alleys and through-block connections.</u>	Aligns with MPP-H-2, H-8; CPP H-13, H-15, H-16	Vision 2050, King County Countywide Planning Polices

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No existing policy.	Policy H-1.#: <u>Support more affordable housing near transit and jobs through office to apartment conversions of underused office buildings through financial subsidy and regulatory reform, including but not limited to, property tax abatements, form-based code requirements, reduced parking standards, simplifying and standardizing design review process and design requirements, and residential intensity bonuses.</u>	Aligns with MPP-H-8, H-10 and CPP H-13, H-15, H-17	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
No existing policy.	Policy H-1.#: <u>Use of transfer of development rights to retain existing unsubsidized affordable housing and a no-net-loss in citywide residential capacity.</u>	Aligns with MPP-H-3, H-8, H-9; CPP H-11, H-13, H-18	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
No existing policy.	Policy H-1.#: <u>Increase housing diversity, including more family-sized 3+ bedroom multi-unit housing, and capacity near transit and employment by adjusting zoning to support additional residential intensity and local building code standards that support residential buildings up six stories served by single exit stairways.</u>	Aligns with MPP-H-2, H-10 and CPP H-13, H-16, H-18	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Increase housing capacity in Kirkland's Urban Centers by allowing for taller residential buildings, adjusting modulation and articulation standards, and allowing innovation in construction technologies including, but not limited to, mass timber construction.</u>	Aligns with MPP-H-1, H-7 and CPP H-13, H-16	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
CPP Category: Collaborate Regionally			
Policy H-3.8: <i>Cooperate at a regional level to increase the base of both public and private support necessary to address local housing needs.</i>	Policy H-3.8 1.#: <i>Cooperate at a regional level to increase the base of both public and private support necessary to address local housing needs.</i>	Aligns with MPP-H-4; CPP H-7	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Collaborate with diverse partners (e.g., employers, financial institutions, philanthropic, faith, and community-based organizations) on provision of resources (e.g., funding, surplus property) and programs to meet Kirkland's allocated housing need of households with extremely low-, very low-, and low-incomes.</u>	Aligns with MPP-H-4; CPP H-2, H-7, H-20	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan

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No existing policy.	Policy H-1.#: <u>Cooperate with other jurisdictions, agencies, and housing organizations to increase regulatory consistency across jurisdictions and reduce regulatory and permitting complexity and minimize the cost of housing.</u>	Aligns with MPP-H-4; CPP H-8	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-1.#: <u>Support current and future building industry workforce by cooperating with other jurisdictions, agencies, trade organizations, and other public, private and non-profit partners to provide workforce training on new and emerging building technologies, regulatory requirements, construction practices.</u>	Aligns with MPP-H-4; CPP H-8	Vision 2050, King County Countywide Planning Polices
Policy H-3.10: Support efforts to achieve a geographic balance in siting special-needs housing throughout the City and region, including support of housing in jurisdictions that serve residents from elsewhere on the Eastside.	Policy H-1.X: <u>Support efforts to achieve a geographic balance in siting special-needs housing throughout the City and region, including support of housing in jurisdictions that serve residents from elsewhere on the Eastside. , in particular for those earning lower wages, within a reasonable commute to employment centers by collaborating with nearby jurisdictions in leveraging funding, supplying surplus public property, and maintaining and developing new partnerships and programs that aim to collectively meet housing needs and improve jobs-housing balance.</u>	Aligns with MMP-H-1, H-7; CPP H-8, H-15	Vision 2050, King County Countywide Planning Polices

PSRC Action - Stability: Provide opportunities for residents to live in housing that meets their needs.

CPP Category: Expanded Housing and Neighborhood Choice for All Residents

Goal H-3: Promote affordable and special needs housing throughout the City for all economic segments of the population.	Goal H-32: Promote affordable and special needs housing throughout the City for all economic segments of the population <u>Provide fair and equal access to housing that meets the needs of all current and future residents throughout the city.</u>	This goal focuses on 'providing' equity, access, and quality in housing (meeting the needs) for all current and future residents in alignment with GMA, Multi-county and Countywide policies as well as the Comprehensive Plan's Equity Review.	State, Vision 2050, King County Countywide Planning Polices, Equity Review
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Policy H-3.1 : Strive to meet the City's proportionate share of the Countywide housing needs of very low-, low-, and moderate-income households.	Policy H-3.1: Strive to meet the City's proportionate share of the Countywide housing needs of very low-, low-, and moderate-income households.	Does not align with State requirement. Replaced with updated policies more aligned with Vision 2050 and King County Countywide Planning Policies.	State, King County Countywide Planning Policies
No existing policy.	Policy H-2.# : <u>Provide access to affordable housing to rent and own throughout the city, with a focus on areas where the city is directing growth, in particular for those populations disproportionately impacted by past discriminatory land use and housing practices.</u>	Aligns with MPP-H-6, H-7, H-9, H-12; CPP H-2, H-18, H-19	Vision 2050, King County Countywide Planning Policies
No existing policy.	Policy H-2.# : <u>Support affordable workforce housing and mitigate residential displacement by implementing commercial linkage fees for the development of new affordable housing to the extent enabled by State law.</u>	Aligns with MPP-H-6, H-7, H-9, H-12; CPP H-18, H-20	Vision 2050, King County Countywide Planning Policies, Housing Strategy Plan
Policy H-3.6 : Ensure that regulations do not unduly restrict group homes or other housing options for persons with special needs..	Policy H-3.62.# : Ensure that regulations do not unduly restrict group homes or other housing options for persons with special needs <u>older adults, disabled persons, people with medical conditions, unhoused individuals and families, and displaced people.</u>	Aligns with MPP-H-2, H-3, H-5; CPP H-18, H-20, H-21	Vision 2050, King County Countywide Planning Policies
No existing policy.	Policy H-2.# : <u>Equitable home ownership assistance to low-income and BIPOC people and to provide more housing ownership options for moderate- and low-income households.</u>	Aligns with MPP-H-5; CPP H-2, H-19, H-20, H-21	Vision 2050, King County Countywide Planning Policies
Policy H-3.9 : Support housing options, programs, and services that allow seniors to stay in their homes or neighborhood. Encourage universal design improvements that increase housing accessibility.	Policy H-3.92.# : Support housing options, programs, and services that allow seniors <u>older adults</u> to stay in their homes or neighborhood. Encourage universal design improvements that increase housing accessibility.	Aligns with MPP-H-2, H-3, H-5; CPP H-18	Vision 2050, King County Countywide Planning Policies
No existing policy.	Policy H-2.# : <u>Support alternative homeownership models that lower barriers to ownership and provide long-term affordability, such as community land trusts, and limited or shared equity co-ops.</u>	Aligns with MPP-H-5; CPP H-19	Vision 2050, King County Countywide Planning Policies
No existing policy.	Policy H-2.# : <u>Ensure housing remains available for occupancy by exploring actions such as a vacancy tax or long-term occupancy requirements.</u>	Aligns with MPP-H-1, H-2; CPP H-18	Vision 2050, King County Countywide Planning Policies

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No existing policy.	Policy H-2.#: Increase residential capacity and housing choice in residential neighborhoods by exploring requirements including, but not limited to, requiring new detached dwelling units to be designed to accommodate future ADUs, setting residential intensity minimums, or setback requirements to accommodate future on-site residential capacity.	Aligns with MPP-H-1, H-2, H-9; CPP H-, H-18	State, Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-2.#: Increase residential capacity and housing choice in residential neighborhoods through the creation and management of a program to manage an inventory of smaller/portable homes.	Aligns with MPP-H-1, H-2, H-9; CPP H-, H-18	State, Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
No existing policy.	Policy H-2.#: Strive to retain existing unsubsidized affordable housing on properties being redeveloped through flexible zoning regulations including, but not limited to, exempting the existing home from intensity limits, development standards that allow for maximizing the development intensities of new housing while retaining the existing home onsite, or allowing for the relocation of the existing home either onsite.	Aligns with MPP-H-3, H-10; CPP H-18	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-2.#: Address displacement of low-income households by adopting regulations that require landlords to offer tenants relocation assistance, consistent with State and Federal law.	Aligns with MPP-H-12; CPP H-20	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
CPP Category: Housing Stability, Healthy Homes, and Healthy Communities			
Policy H-3.11 : Protect fair and equal access to housing for all persons and prohibit any activity that results in discrimination in housing.	Policy H-3.112.#: Protect fair and equal access to housing for all persons and prohibit any activity that results in discrimination in housing.	Aligns with MPP-H-5; CPP H-2, H-21, H-22	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-2.#: Adopt regulations and implement programs (such as High Performing Affordable Housing) that will provide housing with healthy indoor air quality and lower operating costs to low-income households.	Aligns with MPP-H-3, H-10; CPP H-23	Vision 2050, King County Countywide Planning Polices, Sustainability Strategic Plan

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<i>Policy H-2.5: Allow for the maintenance and redevelopment of existing developments that do not conform to current density standards in planned multifamily areas.</i>	<i>Policy H-2.5: Allow for the maintenance and redevelopment of existing developments that do not conform to current density standards in planned multifamily areas.</i>	This policy does positively improve the opportunity for the preservation of existing affordable multi-unit residential structures, but additional safeguards may be needed to protect tenants from displacement. Remove. Replaced with updated policies more aligned with Vision 2050 and King County Countywide Planning Policies.	Equity Review, Staff
<i>No existing policy.</i>	<u>Policy H-2.#: Develop healthy communities by supporting flexible development regulations, programs and development partnerships that open up opportunities to allow for housing and services for intergenerational communities, and affordable and mixed-income housing.</u>	Aligns with MPP-H-3, H-10; CPP H-24	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
<i>No existing policy.</i>	<u>Policy H-2.#: Support the retention of existing unsubsidized affordable housing through home maintenance and retrofitting with the creation of and participation in weatherization programs, and energy efficiency retrofit programs and the adoption of regulations making it easier for property owners making these home improvements.</u>	Aligns with MPP-H-3, H-10; CPP H-23	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan, Sustainability Strategic Plan
<i>No existing policy.</i>	<u>Policy H-2.#: Advocate amendments to the Washington State Building Code to assist in the rehabilitation of existing affordable housing, especially amendments that support healthy indoor air quality and non-carbon emitting energy upgrades with lower operating costs.</u>	Aligns with MPP-H-3, H-10; CPP H-23	Vision 2050, King County Countywide Planning Polices, Sustainability Strategic Plan
<i>No existing policy.</i>	<u>Policy H-2.#: Plan for residential neighborhoods that protect and promote the health and well-being of residents by supporting equitable access to parks and open space, safe pedestrian and bicycle routes, clean air, soil and water, fresh and healthy foods, high-quality education from early learning through K-12, affordable and high-quality transit options and living wage jobs and by avoiding or mitigating exposure to environmental hazards and pollutants.</u>	Aligns with MPP-H-3, H-10; Adopts CPP H-24	Vision 2050, King County Countywide Planning Polices

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CPP Category: Equitable Processes and Outcomes			
No existing policy.	Policy H-2.#: <u>Collaborate with community most impacted by housing cost burden in co-developing, implementing, and monitoring strategies that achieve the goals and policies in the Housing Element and actions in the Housing Strategy Plan.</u>	Aligns with MPP-H-4; CPP H-2, H-9, H-20	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-2.#: <u>Adopt intentional and targeted actions in the Housing Strategy Plan to repair harms to populations disproportionately impacted by past discriminatory land use and housing practices.</u>	Aligns with MPP-H-12; CPP H-2, H-10	Vision 2050, King County Countywide Planning Polices
No existing policy.	Policy H-2.#: <u>Ensure equitable distribution of more housing types by removing Zoning Code exclusionary terminology.</u>	Aligns with MPP-H-4, H-9, H-12; CPP H-10	Vision 2050, King County Countywide Planning Polices
CPP Category: Measure Results and Provide Accountability			
No existing policy.	Policy H-2.#: <u>Monitor progress towards meeting Kirkland's allocated housing growth targets, and eliminate disparities in access to housing and neighborhood choices.</u>	Aligns with MPP-H-8; CPP H-25, H-26, H-27	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
PSRC Action - Subsidy: Create and sustain long-term funding sources to create and preserve housing for very [and extremely] low-income households and unhoused residents.			
No existing goal.	Goal H-3: <u>Create and sustain either through direct support or regial collaboration affordable housing and homelessness services for households experiencing housing insecurity or homelessness.</u>	Aligns with MPP-H-4; CPP H-1, H-2, H-14, H-20, H-25	Vision 2050, King County Countywide Planning Polices
Policy H-3.4: <i>Preserve, maintain, and improve existing affordable housing through assistance to residents and housing providers.</i>	Policy H-3.4#: <u>Preserve, maintain, and improve existing affordable housing through assistance to residents and housing providers, and by using in-lieu fees to buy and preserve existing affordable housing.</u>	Aligns with MPP-H-4; CPP H-1, H-14, H-20	Vision 2050, King County Countywide Planning Polices, Housing Strategy Plan
Policy H-3.5: <i>Support housing acquisition and creation by private or nonprofit organizations, housing authorities, or other social and health service agencies for very low-, low- and moderate- income residents.</i>	Policy H-3.5#: <u>Support housing acquisition and creation by private or nonprofit organizations, housing authorities, or other social and health service agencies for extremely low-, very low-, low- and moderate- income residents.</u>	Aligns with MPP-H-4; CPP H-1, H-2, H-7, H-14, H-20	Vision 2050, King County Countywide Planning Polices

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No existing policy.	Policy H-3.#: Advocate for substantial federal and state funding to address affordability for very low- and extremely low-income households.	Aligns with MPP- H-1, H-4; CPP H-7, H-14, H-20	Vision 2050, King County Countywide Planning Policies
Policy H-3.7: Support a range of housing options and services to move homeless persons and families to long-term financial independence. Support regional efforts to prevent homelessness.	Policy H-3.7#: Support a range of housing options and services to move homeless persons and families to long-term financial independence. Support regional efforts to prevent homelessness.	Aligns with MPP-H-4; CPP H-1, H-7, H-14, H-20	Vision 2050, King County Countywide Planning Policies
No existing policy.	Policy H-3.#: Collaborate regionally and with diverse partners (e.g., employers, financial institutions, philanthropic, faith, and community-based organizations) on the provision of funding, surplus land, and programs to address local affordable housing needs.	Aligns with MPP-H-4; CPP H-1, H-2, H-7, H-14, H-20	Vision 2050, King County Countywide Planning Policies, Housing Strategy Plan
No existing policy.	Policy H-3.#: Identify and work with community and private organizations to establish safe camping areas and pursue new innovative models for transitional housing.	Aligns with MPP-H-4; CPP H-1, H-2, H-7, H-14, H-20	Vision 2050, King County Countywide Planning Policies, Housing Strategy Plan