



Thurston County Consolidated Plan

Public Health and Social Services

Consolidated Plan—Annual Plan

The Consolidated Plan and Strategic Goals

The purpose of the Thurston County and City of Olympia Consolidated Plan is to pursue strategies that ensure decent affordable housing, provide services to the most vulnerable in our communities, and create jobs through the expansion and retention of businesses and address the issue of homelessness in our communities. For the CDBG program, each funded activity must meet one of the three following CDBG National Objectives:

- **Benefit low- and moderate-income persons;**
- **Prevent or elimination of slums or blight;** or,
- **Address community development needs having a particular urgency** because existing conditions pose a serious and immediate threat to the health or welfare of the community for which other funding is not available.

The City of Olympia will, within the Consolidated Plan, have a separate Action Plan that will identify specific projects for CDBG activities that will be undertaken in the City boundaries.

What is a Strategic Goal?

Strategic Goals are broad in nature and are specifically designed to address all needs identified in the consolidated plan.

The needs assessment portion of the Consolidated plan identified multiple needs and in fact, it would be possible to develop an investment strategy to fund multiple projects within any given area of need.

The HOME program must create affordable housing through homeownership, rental housing or rehabilitation of existing housing.

Other State and local funding sources related to homelessness must fund programs that reduce or end homelessness.

The Strategic Goals section of the Consolidated Plan are countywide initiatives crossing all jurisdictional borders.

Within this document is a listing of strategies which represent the priorities for investing HOME, CDBG and other public resources that can be reasonably expected to be available during the course of the next 5 years or the life of the plan.

Each year these strategies will be used as the framework from which to identify the specific activities to be pursued as action steps of the multi-year Consolidated Plan.

These annual steps are presented in the one-year Annual Action Plans which identify the specific projects and programs to receive funding. On pages 2 and 3 is a listing of suggested Consolidated Plan 5 Year Strategies.

The specific goals of the Thurston County Consolidated plan are broken into five sections as follows:

1. Affordable Housing
2. Public Facilities and Infrastructure
3. Public Services
4. Economic Development
5. Homeless Housing and Services

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Square Pegs and Round Holes

- Not all funding sources allow all types of activities.
- Multiple funding sources are often leveraged to create a whole project.
- Limited resources may require staging of projects to meet the needs identified.

Goals:

- **Maintain, enhance and expand the supply of affordable rental, homeownership and special needs housing for low income populations.**

- **Identify priority public facilities and infrastructure projects that serve low income populations throughout the County.**

- **Provide essential Public services for low income and special needs populations.**

Affordable Housing

Multiple activities can be funded in the area of affordable housing that is targeted to serve low income households including:

Housing Rehabilitation – Renovation of both owner-occupied and renter-occupied housing including the removal of architectural barriers for those with disabilities.

New Construction – Development of new housing units for ownership or rental opportunities.

Acquisition of special needs housing either single family or multifamily.

Infrastructure – Construction of public infrastructure required to support housing .

Land Acquisition – Acquisition of land and/or existing structures to support the development of new housing.

Acquisition and rehabilitation of multifamily rental properties.

Public Facilities and Infrastructure

Develop and/or repair public facilities that support low income housing or neighborhoods through the following activities:

Infrastructure Projects: New or repaired sewer lines, water systems, sidewalks, other public utilities. (These activities may be conducted to

benefit specific individuals, specific housing projects or for area (neighborhood) as long as the project benefits low and moderate income people.

(Please note: infrastructure may be the activity that supports projects involving affordable housing or economic development).

Public Facilities can include the new construction or rehabilitation of facilities that serve predominantly low income people. This would include community centers, homeless shelters, etc..

Public Services

Fund a wide range of human services for low income individuals and households to assist them to become self-sufficient or provide basic services for the stability of individuals or families.

Activities to include supporting either **operations and**

maintenance; or, direct service delivery.

Programs must be either a new program or be able to demonstrate that there is a quantifiable increase in the number of households assisted for some funding sources.

Examples include the following: Food and nutrition programs, children's programs, senior programs, crisis centers, mental health programs, domestic violence programs, and other similar programs.

Economic Development

Goals:

•Identify and create opportunities for economic development programs that principally benefit low income people.

Fund a range of economic development activities that provide economic opportunity, principally for low and moderate income people.

Fund sources include annual CDBG funding allotment; CDBG program income, or Section 108 Loan Guarantee funds.

Activities include the following:

Micro Enterprise Activity: business training, technical assistance for small businesses, both new and existing.

Micro Loans to Small Businesses: Direct loans to support new small businesses.

Job Creation: Activities that support the creation of

jobs for low and moderate income people

Development Loans to Businesses: Direct loans to support the creation, expansion, relocation or other business development expenses for medium and large businesses.

Economic Development plans: Community planning process to expand economic opportunity.

Homeless Housing and Services

•Create a comprehensive Homeless Continuum of Care that is responsive to the needs in our community.

A Homeless—Continuum of Care includes all services, connections, resources and housing options needed to prevent homelessness and move those who become homeless through the system quickly into stable and safe housing with appropriate services.

Activities include:

- Coordinated intake that operates countywide and serves as the primary collection point for entry into the system when an individual or household becomes homeless.
- The creation of shared data base system countywide including real-time reporting capacity.
- Monthly reporting on capacities & occupancies in order to maximize the

existing inventory.

- Outreach systems to those who are in encampments and living off the grid or on the streets to bring them into the network of providers and assistance.
- Survival assistance systems that provide basic needs to worst case households.

The Development of a comprehensive supportive housing and shelter system including Emergency Shelter for youth, families, single adults, domestic violence victims; Low Barrier Emergency Shelters and Hybrid Shelters for youth and special needs populations with fully integrated services. Transitional Housing with services; Permanent Supportive

Housing; nimble and responsive Rapid Re-Housing programs that prevent long term homelessness.

Allocation of Resources by evidence-based needs and the development of a social service system that addresses the basic needs of our community including Counseling/Drop in centers, Clothing & hygiene banks, Education, employment health, medical, dental, vision, legal, chemical dependency, mental health, etc.

The provision of operating expenses for agencies who provide services.

Linkage to Private Sector housing resources.

Affordable Housing

Year 1: Fund 3-5 Affordable housing projects county wide
\$550,000

Year 2: Fund 3-5 Affordable housing projects

Year 3: Fund 3-5 Affordable housing projects

Year 4: Fund 3-5 Affordable housing projects

Year 5: Fund 3-5 Affordable housing projects



Total Investment over 5 years & Fund Sources

**\$2,750,000
HOME**

Public Facilities and Infrastructure

Year 1: Fund a Community Center in Yelm
\$800,000

Year 2: Fund projects located in Tumwater.

Lacey.

Year 4: Fund projects located in the South County.

Year 5: Fund projects located in Tumwater.

Year 3: Fund projects in the city of



**\$4,000,000
CDBG
(Thurston Only)**

Public Services

Year 1: Fund 10-12 public services projects selected through RFP
\$220,000

Year 2: Fund 10-12 projects selected through RFP

Year 3: Fund 10-12 projects selected through RFP

Year 4: Fund 10-12 projects selected through RFP

Year 5: Fund 10-12 projects selected through RFP



**\$1,100,000
HHSC**

Economic Development

Year 1: Selected through RFP process in Olympia
\$?

Year 2: Selected through RFP process in Olympia

Year 3: Selected through RFP process

Year 4: Selected through RFP process

Year 5: Selected through RFP process



**\$1,900,000
CDBG—
(Section 108
Olympia Only)**

**** Homeless Housing and Services (State and Local Revenues)

Year 1: Fund Rapid Rehousing, Youth Shelter, Low Barrier Shelter, Permanent Supportive Housing, System Change, Operating Costs
\$3,261,000 + \$1,100,000

Year 2: Operating costs, Rapid Rehousing, Permanent

Year 3: Operating Costs, Rapid Rehousing, Permanent

Year 4: Operating costs, Rapid Rehousing, Permanent Supportive

Year 5: Operating costs, rapid rehousing, Permanent Supportive



Supportive Housing, Youth Bridge Program. System Change elements

Supportive Housing, System Change elements.

Housing and System Change elements.

Housing, System Change.

**\$16,305,000
+ \$1,100,000 (one time expenditure from 2163)
\$17,405,000 total
CHG-ESG-2060-2163- HEN**

****NOTES regarding Homeless Housing and Services:****

- Based on current data regarding the number of homeless, we need to essentially double our current system capacity. Increases above current levels of service are needed in all areas including new shelter beds, supportive housing, supportive services, rapid re-housing programs, innovative housing models and numerous system wide elements like coordinated entry.
- The current system in place was developed over the last 50 years. Doubling of the existing system will require two key elements: 1) funding, and 2) time to develop capacity, acquire facilities and implement programs.
- Annual plans choosing specific projects over the next 5 years will allow the community to achieve the desired strategic goals and it is assumed that the current funding streams will remain stable over the life of the plan. Each Year the priorities for investment will be established by the elected officials of the community with input from stakeholders.