

CITY OF ELLENSBURG AFFORDABLE HOUSING DEVELOPMENT PROGRAM

- The Affordable Housing Commission welcomes applications for eligible projects any time by submitting an [Affordable Housing Application Form](#). This process allows developers the ability to propose affordable housing projects with concepts and property identified by them and under timelines unique to their proposal. Once proposals have been reviewed and determined complete by Community Development staff, they will be presented to the Affordable Housing Commission for consideration and direction at an early, conceptual development stage. This will allow both the developer and staff to receive timely direction as how to best proceed with such proposals
- On November 7, 2017 Ellensburg voters passed a 0.1% sales tax for housing and related services. Consistent with the Revised Code of Washington (RCW) 82.14.530, these funds will be allocated to projects that create new affordable housing in Ellensburg. Eligible uses of funds include: costs associated with property acquisition, construction, and rehabilitation for projects that serve target population groups earning 60% or less of [the Area Median Income](#)*
- [The City's interactive housing website](#) details the latest data on housing needs and affordability in Ellensburg.

Things to consider when completing an application.

Who is eligible?

In order to apply, applications must serve persons within any of the following population groups whose income is at or below 60% of the median income for Kittitas County: Persons with mental illness; Veterans; Senior citizens; Homeless, or at-risk of being homeless, Families with children; Unaccompanied homeless youth or young adults; Persons with disabilities; or Domestic violence survivors.

How is my application considered?

Applications will be ranked using a [scoring matrix](#) developed by the commission.

What to expect?

If awarded funding for a project, the applicant will be required to provide additional information for contract development.

Information to be submitted will include:

- Sources and use of funds
- A detailed break out of hard and soft construction costs (all consultants and contractor listed by type) (*prevailing wage is a requirement of fund distribution)
- Contingencies for potential cost overruns
- Annual inflator used for construction costs from year 1 until all units are complete
- A cash flow showing annual income generated by the sale or rent of units available for loan repayment (if applicable)
- Proposed construction schedule
- The affordability levels for proposed residents and how that was calculated