



Action Request

Increase the housing supply for individuals with intellectual and developmental disabilities earning less than 30 percent of the area median income.

Extremely Low-Income Households Need Affordable Housing

Many individuals with intellectual and developmental disabilities (I/DD) who are enrolled in the State Developmental Disabilities Administration’s service system receive Social Security Income (SSI) as a primary income source. SSI is a federal program for people whose disabilities significantly limit their ability to earn an income. It provides cash to meet basic needs for food, clothing, and shelter. Individuals qualify based on age, blindness, or other disability.

The 2020 monthly SSI payment will be \$783 per month in Washington State¹ whereas the 2020 U.S. Department of Housing and Urban Development fair market rate for a one-bedroom apartment in King County will be \$1,741². This is more than **222 percent** of the income for individuals who rely on SSI!

An individual relying on SSI survives on less than \$10,000 a year and may not be eligible for affordable housing programs with income requirements higher than 30 percent of the Area Median Income (AMI). In addition, many of these individuals may be experiencing homelessness or at risk of homelessness. Existing programs such as the Housing & Essential Needs (HEN) and Aged, Blind, and Disabled (ABD) programs are insufficiently funded to meet the demand.

The I/DD community is disproportionately homeless in King County. Of the 24,038 heads of households

that received services from King County’s homeless response system between this January and September, 10% reported a developmental disability³. That’s nearly six times the national rate⁴.

Supportive Housing is Needed

Individuals with I/DD also need access to supportive housing that is accessible, culturally and linguistically appropriate, and near public transportation. Stable housing for people with I/DD includes both the physical structure, and the supports to live as independently as possible.

Options to Increase Affordable Housing for Extremely Low-Income Households

Enhanced revenue options are needed for affordable housing to increase the diverse stock of affordable homes in the King County region and serve people experiencing homelessness and at-risk of homelessness.

- Allow councilmanic authority to implement a 0.1 percent sales tax option to fund affordable housing and related services.
- Provide the flexibility needed to meet the continuum of local housing needs by removing the 30 percent AMI floor on housing related lodging tax revenue expenditures.

Any source of funding for affordable housing should be inclusive of populations with the highest need. More housing options are needed for individuals with I/DD and their families who are in extremely low-income households.

¹ See SSA 2020 Social Security Changes based on CPI and COLA at <https://www.ssa.gov/news/press/factsheets/colafacts2020.pdf>

² See HUD USER FY 2020 Fair Market Rent Documentation System for fair market rates for Seattle-Bellevue bedroom units at https://www.huduser.gov/portal/datasets/fmr/fmrs/FY2020_code/

[2020summary.odn?&year=2020&fmrtype=Final&selection_type=county&fips=5303399999](https://www.kingcounty.gov/2020summary.odn?&year=2020&fmrtype=Final&selection_type=county&fips=5303399999)

³ King County Homeless Management Information System.

⁴ For comparison, the U.S. Department of Health and Human Services uses a prevalence rate of 1.58 percent for DD.