

SNAPSHOT of HOME Program Performance--As of 12/31/18
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **King County Consortium**

State: **WA**

PJ's Total HOME Allocation Received: **\$91,394,844**

PJ's Size Grouping*: **A**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:				PJs in State: 17			
% of Funds Committed	95.71 %	94.15 %	3	93.33 %	89	83	
% of Funds Disbursed	95.30 %	92.66 %	2	91.21 %	100	92	
Leveraging Ratio for Rental Activities	9.89	8.68	1	5.83	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	98.73 %	1	97.18 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	97.06 %	94.52 %	5	92.23 %	85	76	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	91.80 %	93.53 %	9	82.65 %	100	78	
% of 0-30% AMI Renters to All Renters***	59.05 %	62.86 %	8	46.76 %	81	76	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.97 %	1	98.01 %	100	100	
Overall Ranking:			In State:	6 / 17	Nationally:	93 92	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$28,312	\$34,720		\$36,077	2,171 Units	67.70 %	
Homebuyer Unit	\$26,518	\$20,747		\$17,772	254 Units	7.90 %	
Homeowner-Rehab Unit	\$16,526	\$23,424		\$21,883	780 Units	24.30 %	
TBRA Unit	\$0	\$2,281		\$3,586	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (27 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (169 PJs)

C = PJ's Annual Allocation is less than \$1 million (384 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): King County Consortium WA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$193,066	\$170,840	\$39,775
State:*	\$156,069	\$133,497	\$31,995
National:**	\$132,994	\$87,513	\$26,112

CHDO Operating Expenses:
(% of allocation)

PJ:	0.2 %
National Avg:	1.1 %

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	55.6	59.8	76.9	0.0	Single/Non-Elderly:	20.7	27.2	16.5	0.0
Black/African American:	16.4	16.1	6.2	0.0	Elderly:	20.0	3.5	35.9	0.0
Asian:	6.5	16.9	2.2	0.0	Related/Single Parent:	32.6	30.3	17.9	0.0
American Indian/Alaska Native:	1.0	0.8	1.4	0.0	Related/Two Parent:	19.9	33.9	24.5	0.0
Native Hawaiian/Pacific Islander:	0.6	0.0	0.5	0.0	Other:	6.5	5.1	4.0	0.0
American Indian/Alaska Native and White:	0.1	0.4	0.4	0.0					
Asian and White:	0.2	0.0	0.1	0.0					
Black/African American and White:	0.3	0.0	0.1	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.1	0.0					
Other Multi Racial:	1.4	0.8	0.5	0.0					
Asian/Pacific Islander:	1.7	0.0	1.4	0.0					
ETHNICITY:									
Hispanic	16.1	5.1	10.1	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	36.0	26.4	36.4	0.0	Section 8:	23.4	0.0 #		
2 Persons:	25.0	20.1	23.5	0.0	HOME TBRA:	0.0			
3 Persons:	16.8	20.1	11.8	0.0	Other:	5.4			
4 Persons:	12.1	16.9	12.8	0.0	No Assistance:	71.2			
5 Persons:	6.6	8.7	8.7	0.0					
6 Persons:	2.2	3.9	4.2	0.0					
7 Persons:	1.0	2.8	1.4	0.0					
8 or more Persons:	0.4	1.2	1.2	0.0	# of Section 504 Compliant Units:	45			

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): King County Consortium

State: WA

Group Rank: 93
 (Percentile)

State Rank: 6 / 17 PJs

Overall Rank: 92
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 96.55%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 86.05%	97.06	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	91.8	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 96.82%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.200	1.59	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2013 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

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