

King County Housing Finance Program (HFP) 2025 Housing Finance Capital Funding Round



Frequently Asked Questions (FAQs)

Last Updated 5/27/25

COMBINED FUNDERS APPLICATION

Q: Will King County be using the Combined Funders Application (CFA) forms?

Yes, King County HFP will be using the CFA forms, and the public funders are working to streamline the application materials. King County will also require some supplemental questions as part of the application package.

Q: When will the updated CFA forms be available?

The forms will be released with the release of the first public funders RFP this year. We aren't sure when that will be yet.

EQUITABLE DEVELOPMENT INITIATIVE FUNDING

Q: If Equitable Development Initiative (EDI) is not incorporated into the 2025 HFP funding round, is there an alternative timeline?

The funding would likely be available through a separate funding round in early 2026 or incorporated into the 2026 HFP funding round.

MARKET STUDY

Q: Do agencies need to submit an updated market study if they submitted one in 2024?

Applicants must submit either a new/updated market study or an older market study with updated market information from a current rent comparable chart (including any standard concessions that are offered) with your 2025 application. The updated CFA forms will require input of current market study information.

PRE-APPLICATION MEETINGS

Q: Can we request a preapplication meeting even if we have applied in the past?

We will do our best to accommodate requests, but we are focusing on facilitating the public information sessions at this time. We are trying to provide program updates in a manner that will help every organization assess their options for funding, and we will accommodate break-out sessions during our scheduled public sessions in June. We are prioritizing staff availability for applicants unfamiliar with the process but will do our best to be available to additional organizations that request. We recommend submitting an Intent to Apply as a way to request a pre-application meeting.

TRANSIT ORIENTED DEVELOPMENT FUNDING

Q: What is the transit related requirements to qualify for TOD funding this year?

Project must be within a half mile of a bus/transit stop. This definition is less restrictive this year than previous years, however, please note that there are other TOD funding requirements:

1. East King County (ARCH): \$5,800,000 (of the \$8 million appropriated) is available for projects located in East King County in jurisdictions that are members of A Regional Coalition for Housing (ARCH). HFP awarded two projects that were ready to proceed in the 2024 funding round
2. Project specific allocations: King County Council allocated \$19.1 million of TOD funding to eight organizations. Four organizations received conditional funding approval based on existing applications. The remaining \$8.5 million is reserved for four additional organizations, who must apply in the 2025 RFP round to undergo underwriting. County Council also enabled the Executive to reallocate these funds to another “project, location or category,” if the Executive determines that the projects are “infeasible, unduly delayed, ineligible, or achievable with less county moneys or if another project can create affordable housing meeting the requirements of this expenditure restriction faster.”