

**Proposed Study Questions** 

## **Analyzing Development Costs for Low-Income Housing**

WASHINGTON

In 2017, the Legislature directed JLARC to compare the development costs of: Low-income housing Market-rate housing

#### Cost comparison may include:

- land acquisition
- design
- construction
- financing
- maintenance and operation



# State-managed subsidies include grants, loans, and federal tax credits

Department of Commerce, Housing Trust Fund

> Provides grants and loans primarily with state funds

Washington State Housing Finance Commission

Provides federally funded tax credits

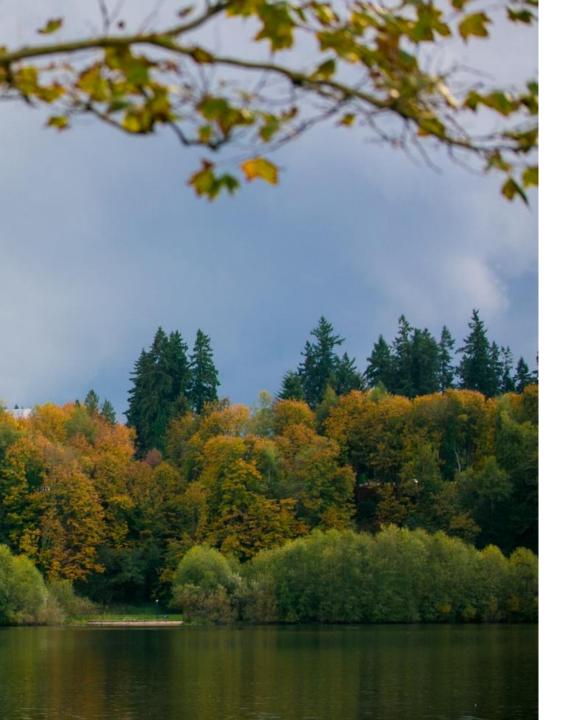
Since 2010, these programs have funded over 21,000 units of low-income housing units.

### **Proposed Study Questions**

1 What types of data and analysis could be used to compare development costs?

How do development costs compare between different developers of subsidized low-income housing projects?

What are the cost drivers for subsidized low-income housing development? How does the state control costs?



#### **Next Step**

**Preliminary Report** 

**December 2018** 

#### **Proposed Study Questions**

http://leg.wa.gov/jlarc/AuditAndStudyReports/Documents/LowIncomeHousingPSQ.pdf

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