

PSRC's Regional Housing Strategy

NARC Conference – Seattle, Washington



June 2025

Puget Sound Regional Council



We are leaders in the region to realize equity for all. Diversity, racial equity and inclusion are integrated into how we carry out all our work.

psrc.org/equity

Central Puget Sound Region



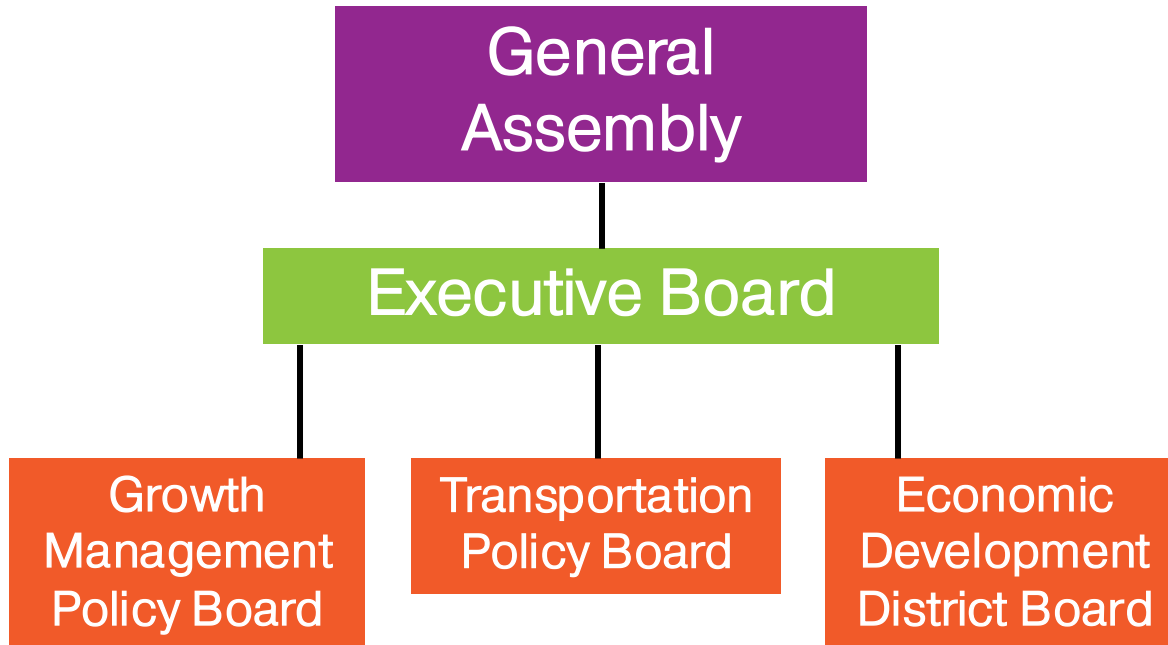
- 4.5 million people
- 4 counties: King, Pierce, Snohomish, and Kitsap
- 82 cities and towns
- Urban and rural
- 6,300 square miles
- 1,000 square miles in urban growth areas



Puget Sound Regional Council

Our members

- Kitsap, King, Snohomish and Pierce Counties
- 82 Cities
- Ports, Transit Agencies
- State Agencies and Tribal Governments



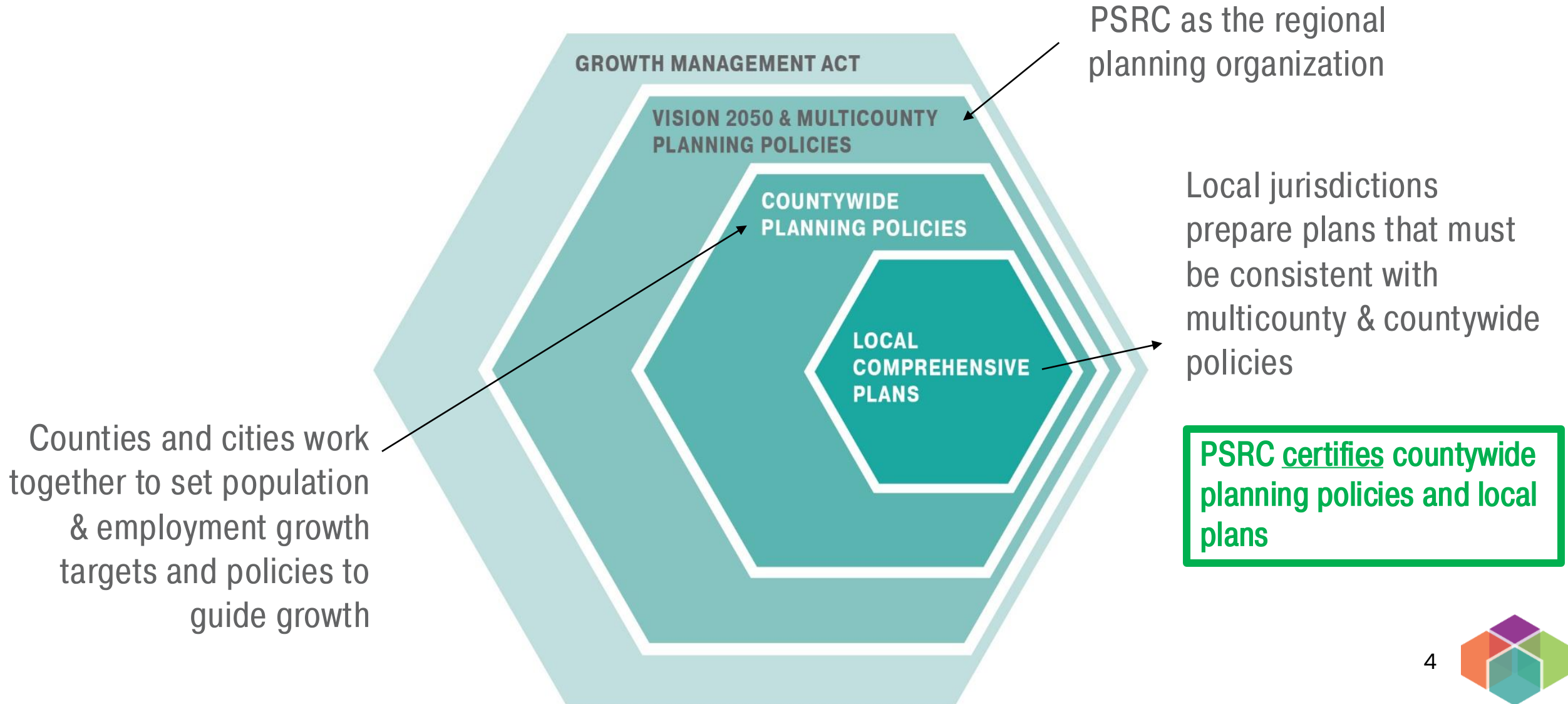
Executive Dave Somers
Snohomish County –
President



Executive Ryan Mello
*Pierce County –
Vice President*



Planning Framework



Regional Housing Strategy Evolution



Annual monitoring



Housing Assistance

HITS – *Housing Innovations and Tools Survey*

Survey of local jurisdictions on what tools they are adopting/using

HIP – *Housing Innovations Program*

A collection of 50 housing strategies

HOP – *Housing Opportunities by Place*

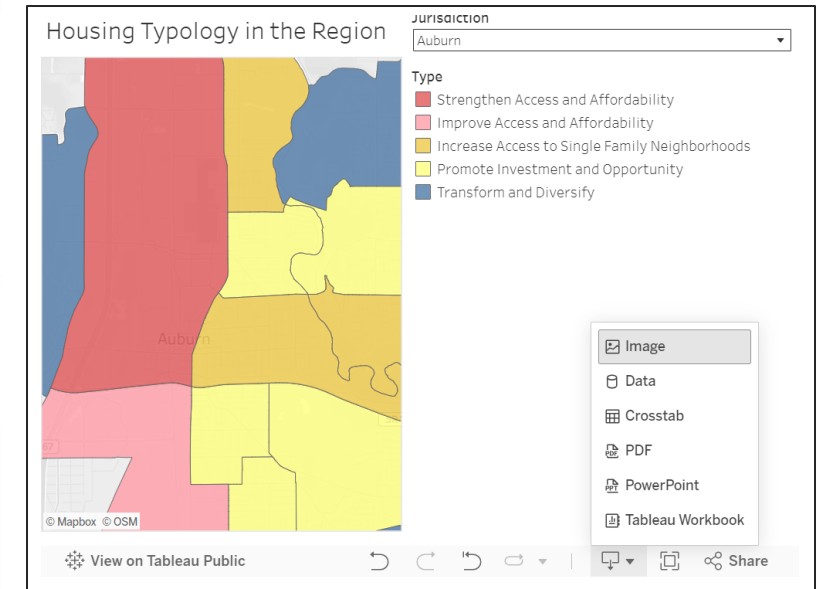
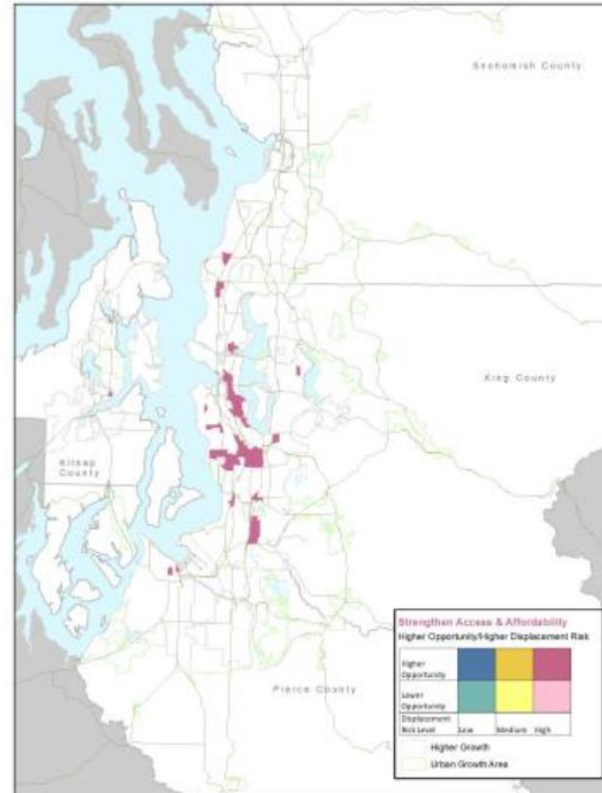
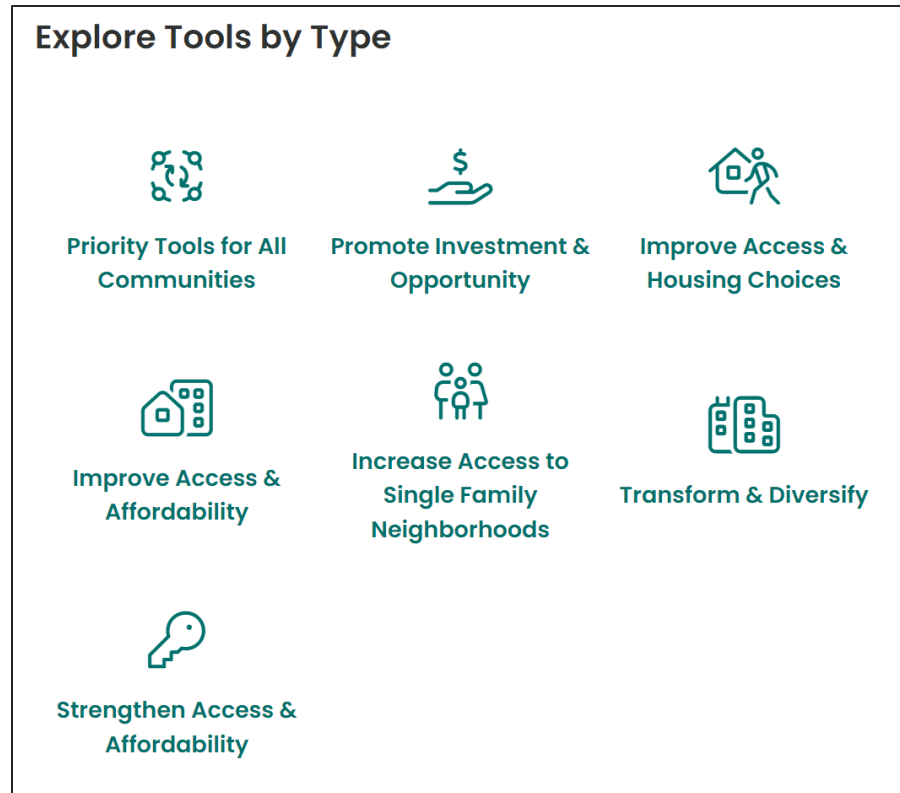
Connecting tools to place typologies with an interactive map



Housing Opportunities by Place

Helps identify best tools for types of places

<https://www.psrc.org/our-work/housing-typology>

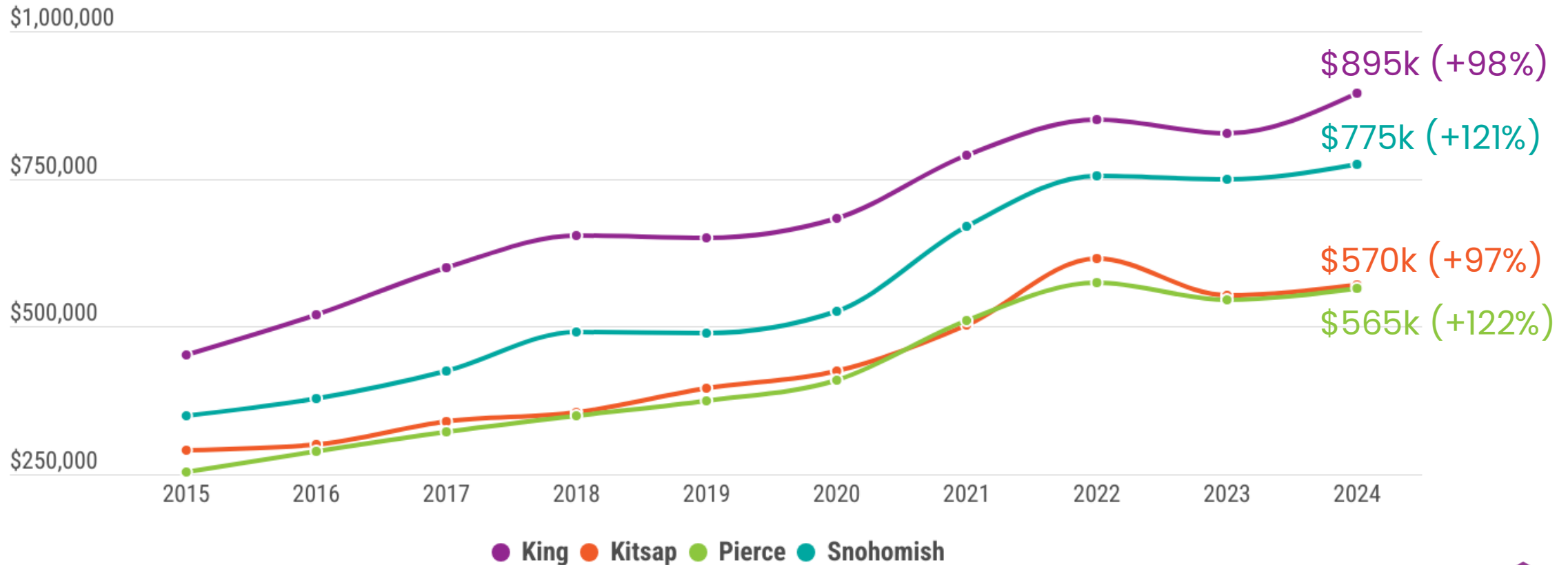


Sample of Housing Monitoring



Homeownership Affordability

Typical home values have increased significantly, with prices highest in King and Snohomish counties

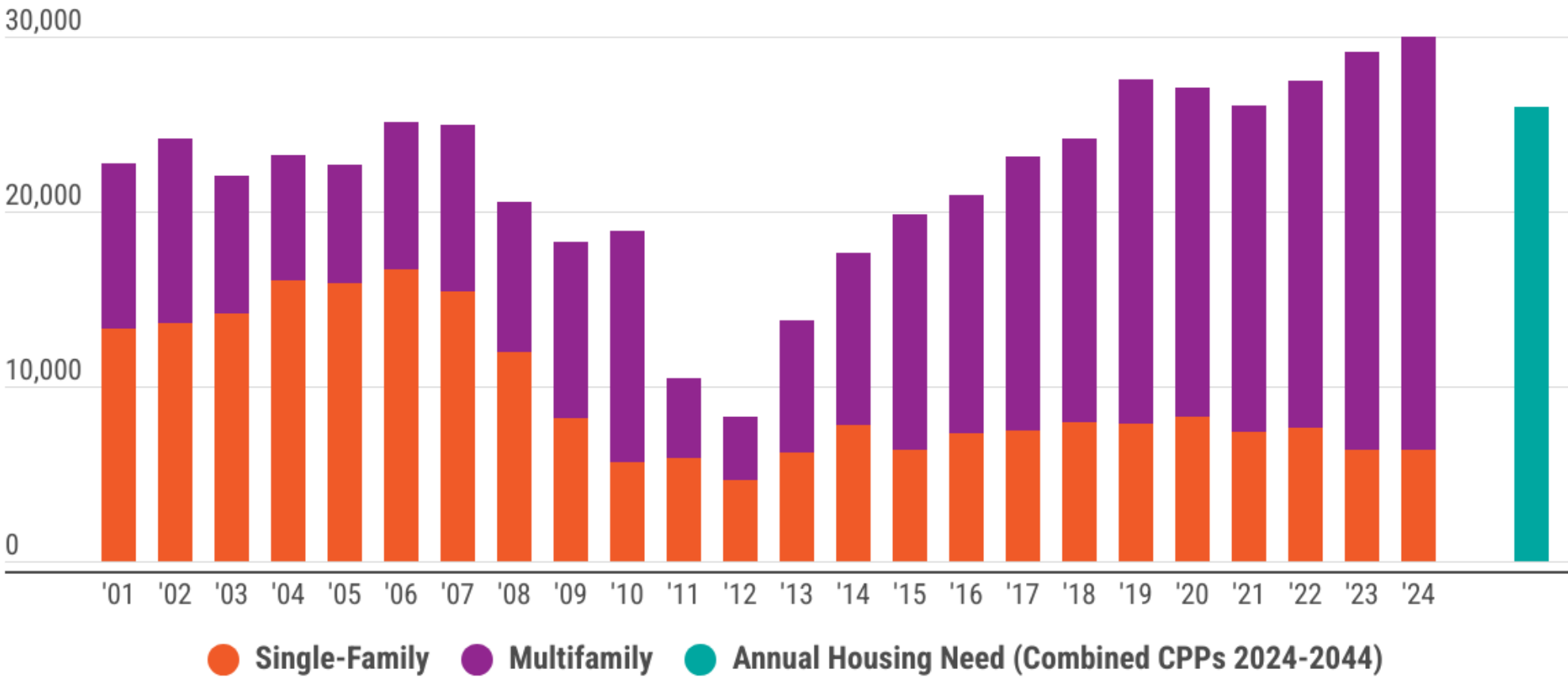


Source: Zillow, Home Value Index. Estimates are based on data collected in June of each year.



Annual Housing Production

Annual housing production through 2024 was at an all-time high, but these data do not speak to the tenure or size of the units

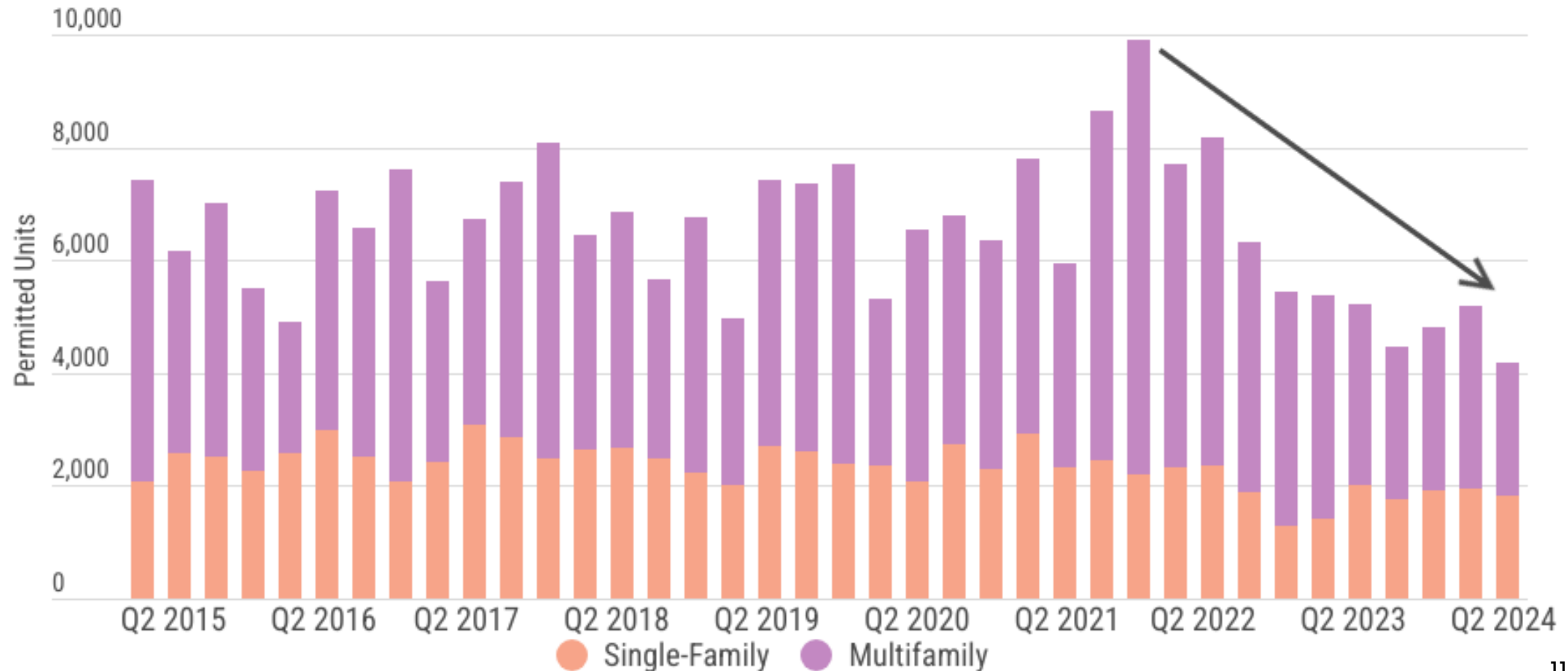


Source: PSRC calculations using: OFM, Postcensal Housing Unit Estimates 2000–2024, Intercensal Housing Estimates 2000–2020; 2000 Decennial Census, Table H30.



Permitting is Slowing

Unfortunately, looking upstream, permitted multifamily units are on the decline



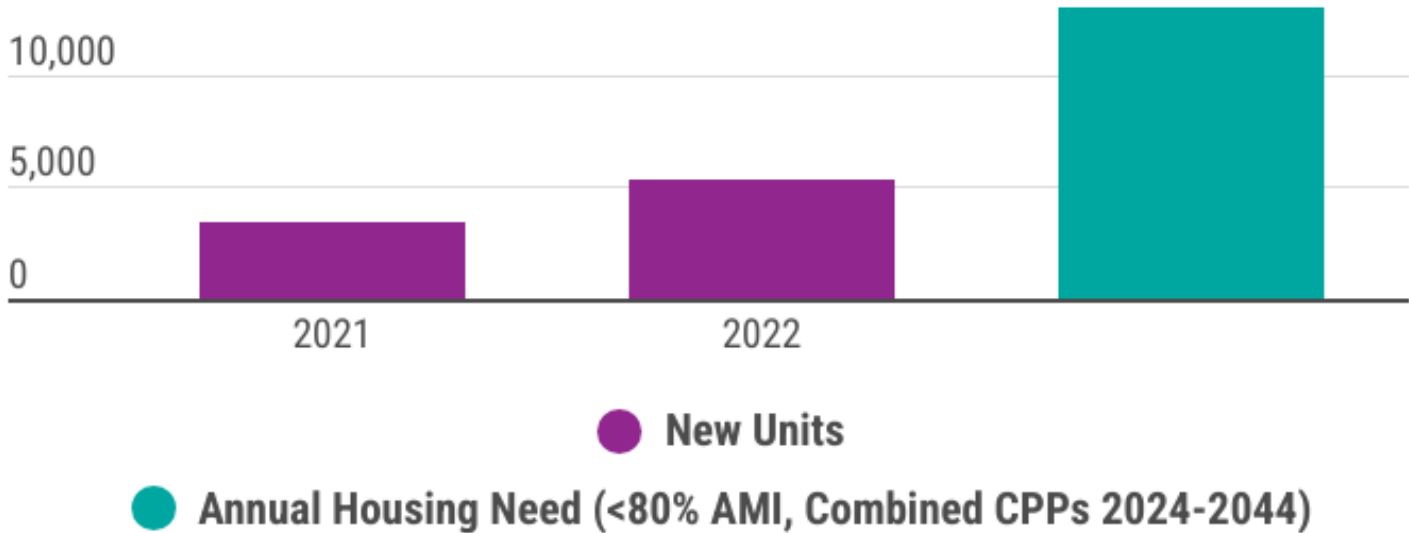
Source: U.S. Census Bureau, Building Permits Survey
Note: Represents data from Q1 2015 to Q2 2024



Production of Affordable Units

In **2022**, the region produced **5,000+** units of income-restricted housing. However, to meet the region’s goals, 15,000 units will be needed annually (<80% AMI).

	King	Kitsap	Pierce	Snohomish	Total
Total	68,210	3,630	9,950	14,810	96,600
New in 2022	4,490	70	180	600	5,340



Source: PSRC, Income-Restricted Housing Database; King County, King County Income-Restricted Housing Database
Note: Data are for income-restricted properties in service as of December 2022.



Ownership Housing Production

Nearly 80,000 fewer units were built in the 2010's compared to the 2000's. Units that were built are larger (and more expensive).

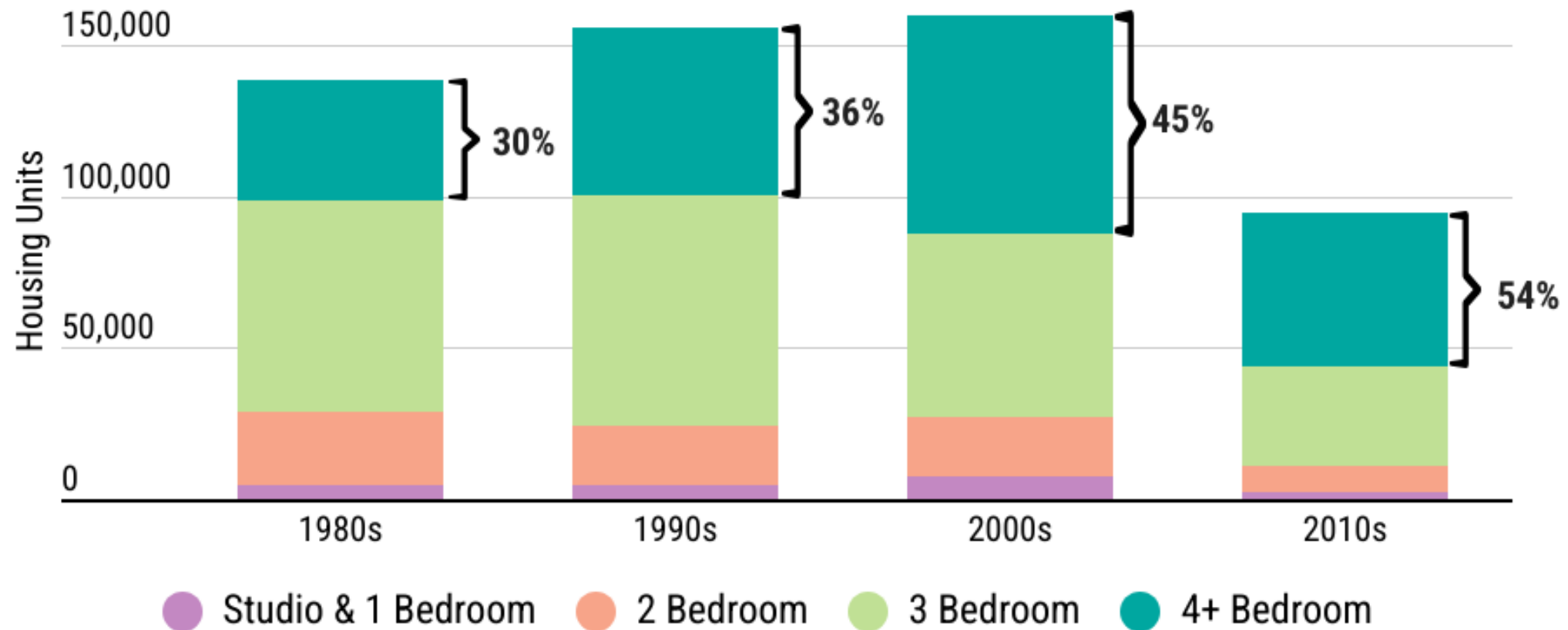


Source: 2023 American Community Survey (ACS) PUMS, 5-Year Estimates



Ownership Housing Production

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Source: 2023 American Community Survey (ACS) PUMS, 5-Year Estimates





Thank You!

Paul Inghram, FAICP

Director of Growth Management

pingham@psrc.org



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