

**Note:** Projects outside King and Snohomish Counties must select a minimum of 20 points below to apply for the Bond/Tax Program. Projects located in King and Snohomish Counties must select a minimum of 25 points. Please review the [Bond/Tax Credit Polices](#) for further information about the below criteria.

**4.1 Cost Efficient Development 10 points**

- ≥ 2.5% of the limits.....1 point
- ≥ 5% of the limits.....2 points
- ≥ 7.5% of the limits.....3 points
- ≥ 10% of the limits.....4 points
- ≥ 12.5% of the limits.....5 points
- ≥ 15% of the limits.....6 points
- ≥ 17.5% of the limits.....7 points
- ≥ 20% of the limits.....8 points
- ≥ 22.5% of the limits.....9 points
- ≥ 25% of the limits.....10 points

**4.2 Additional LIH Commitment - King/Snohomish Only 6 points**

- 70% of the housing units at 60% AMI, 30% at 50% AMI .....2 points
- 50% of the housing units at 60% AMI, 50% at 50% AMI .....4 points
- 30% of the housing units at 60% AMI, 70% at 50% AMI .....6 points

**4.3 Housing Commitments for Priority Populations 2 points**

- A total of 20% of the total housing units set aside for Large Households .....2 points
- 100% of housing units set aside for Seniors .....2 points

**4.4 Overcoming Historic & Systemic Barriers BIPOC Developers 8 points**

**For Sole Entity Sponsors**

- Sole Entity Sponsor (For-Profit) > 50% BIPOC Ownership .....8 points  
OR
- Sole Entity Sponsor (Nonprofit) > 50% BIPOC Board.....5 points
- Sole Entity Sponsor (Nonprofit) BIPOC ED or CEO.....3 points

**For Partnerships**

- BIPOC entity > 50% ownership in the general partner.....8 points  
OR
- BIPOC entity ≤ 50% ownership in the general partner and > 40% developer fee to BIPOC and has significant role in development decision making .....6 points

**4.5 Projects that are By and For the Community 18 points**

**4.5.1 CBO Ownership**

- CBO is a Majority Owner or Sole Sponsor .....8 points  
OR
- CBO is Minority Owner with Year 15 option .....4 points
- CBO is 1<sup>st</sup> in waterfall for Deferred Developer Fee .....2 points
- Partnership with terms.....2 points

**4.5.2 CBO Inclusion**

- Sponsor or an entity in GP qualifies as a CBO.....5 points  
OR
- CBO Partner Beneficial Relationship .....3 points
- CBO brings value to tenants .....1 point



- CBO capacity building ..... 1 point

**4.5.3.1 Community Engagement Process**

- Sponsor provided resources to CBO for community engagement ..... 2 points  
OR
- Sponsor conducts community engagement using toolkit ..... 1 point  
OR
- Sponsor documents engagement process which meets/exceeds toolkit ..... 1 point

**4.5.3.2 Application of Community Engagement**

- Community results implemented in development ..... 2 points
- A service provider partnership results from community input ..... 1 point

**4.6 Donation in Support of Local Nonprofit Programs** **2 points**

- 10 bps (0.1%) of bond amount or \$20,000, whichever is greater ..... 2 points

**4.7 Property Type** **1/3 points**

- Adaptive Reuse Site ..... 1 point
- Historic Tax Credits ..... 1 point
- Brownfield Site ..... 3 points

**4.8-9 Energy Efficiency, Healthy Living, & Renewable Energy** **10/14 points**

**4.8 New Construction** **10 points**

- Solar Option ..... 3 points
- Energy Efficient Building ..... 5 points
- Electric Vehicle Charging Stations ..... 2 points

**4.9 Rehabs** **14 points**

- Solar Option ..... 3 points
- Heat Pump Option ..... 5 points
- Balanced Ventilation with Wildfire Smoke Filters Option ..... 5 points
- Electric Vehicle Charging Station Option ..... 1 point

**4.10 Combo Properties** **5 points**

- Combo Property (9% tax credits) ..... 5 points

**4.11 Rehabilitation of Major Systems** **30 points**

**10 points per system – 30 points max**

- Plumbing
- Electrical
- Heating, ventilation, and air conditioning
- Elevators
- Seismic Upgrades
- Other system(s) with preapproval