

# “Pendleton Place”

## A 74-Unit Supportive Housing Apartment Residence

**Location: 5454 Kitsap Way, Bremerton**

### Overview:

**Kitsap Mental Health Services (KMHS) is the project lead** and will own and operate the housing facility. Project development efforts are coordinated in partnership with the Bremerton Housing Authority (BHA) and the City of Bremerton.

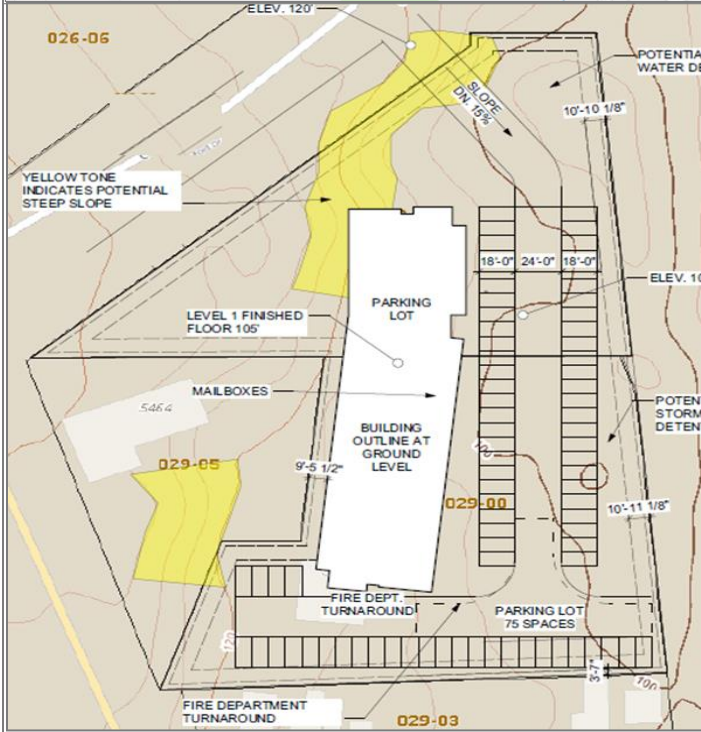
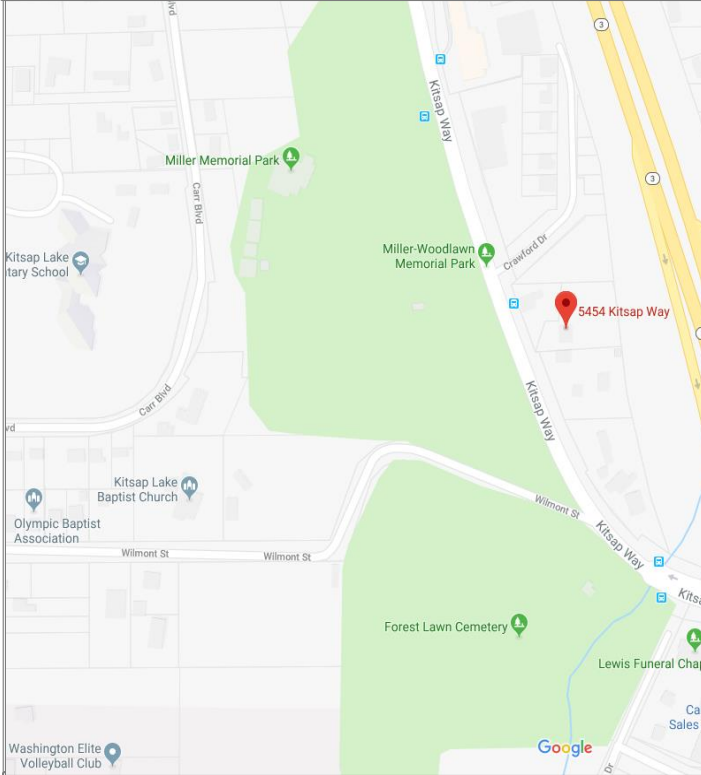
**Housing is Healthcare!** Housing will be prioritized for most vulnerable including individuals experiencing chronic homelessness and living with severe and persistent mental illness, substance use disorders and/or other disabling conditions. Supported housing improves health and wellbeing.

**Onsite services will be provided** by KMHS and community partners including 24x7 staffing, case management and access to mental health, substance use and primary care services.

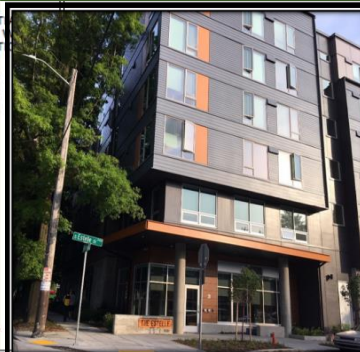
**Bremerton Housing Authority is investing \$3.1M in the facility.** Additional funding is expected to come from Federal Home Loan Bank, Housing Trust Fund, a Legislative Request, Low Income Housing Tax Credits as well as grant/foundation requests.

**Project Design:** 4-story, 52,700 sq. ft. facility.

**Project Timeline:** With successful funding, the project will initiate construction in September 2020, and open for occupancy by September 2021.



**Preliminary Site Plan**



**Example of similar project**



# KMHS and BHA Supportive Housing Apartments

## Questions and Answers

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### **What is supportive housing?**

Supportive housing is a type of affordable apartments (not temporary shelter) that includes ongoing support services, such as case management, health care including mental health care, access to substance use treatment and employment services. It is designed for individuals with disabilities who need housing assistance and ongoing support to live healthy, stable, independent lives in the community. It is a proven solution for people who have experienced chronic homelessness, improving health and wellbeing, and supporting individuals to live successfully in the community.

### **How are tenants selected?**

Individuals who are residents of Kitsap County, currently homeless, have incomes at or below 30% of the area median income and living with serious mental health and/or substance use disorders are prioritized for this housing. Licensed KMHS staff will conduct an assessment to confirm the individual meets standards for housing residency.

### **Do tenants pay rent?**

Yes. Tenants who have income, either through a job, social security or other benefits, are required to pay 30% of their income toward rent. All residents will sign the standard lease agreement required by any rental property. Individuals who violate the terms of their lease may be subject to eviction.

### **What Screening Criteria will be used?**

No. Sex offenders and individuals with recent violent felonies will not be eligible for housing in this facility. National criminal background checks and checks against the National Sex Offender registry will be performed.

### **What kind of security will be in place?**

The facility will be staffed 24x7, with security cameras throughout the facility and grounds. Access to the facility will be controlled via a reception area and card-key access system. Individuals must comply with all Lease provisions including addendums for Building Rules and Visitor Policies.

### **Who will manage the building?**

Kitsap Mental Health Services will operate this supportive housing facility. KMHS is highly trained and skilled in managing similar types of buildings in a way that maintains community safety.

### **Why did you choose this location?**

We chose this location because it is located in an area in which the City of Bremerton was encouraging the development of affordable housing. The site is also on a bus line and close to a grocery store and health services.

### **Who can I contact if I have additional questions?**

KMHS Community Relations  
(360) 415-6672, [pendletonquestions@kmhs.org](mailto:pendletonquestions@kmhs.org).