

Survey Analysis for Affordable Housing Option

Submitted by Al and Elizabeth

August 9, 2023

1. The vast majority of survey respondents think the property should serve multiple purposes. Most participants in the survey and in-person sessions expressed an interest in keeping at least a portion of the currently wooded area.
2. As with any property, those immediately surrounding the parcel, and therefore those who would see the greatest impact of any project, were the primary participants in our in-person sessions. Quite a few people attended multiple sessions and gave the same feedback each time.

3. On the survey, Q1 asked respondents to rank seven elements of the strategic plan with regards to the parcel. Affordable housing had the third most first place votes (20.46%), but 42% of respondents ranked affordable housing in the lowest two priorities.
 - i. Considering the responses to Q2, where the respondents were offered six alternative uses of the property to put in rank order, there were 83 respondents that placed Affordable Housing in their 1st, 2nd, or 3rd priority. In contrast, the uses of the property identified as Active Recreation, Passive Recreation, and Natural Area each received approximately 200 responses listing that choice as a 1st, 2nd, or 3rd priority.
4. An interesting caveat to the previous point concerning responses to Q1 is that about 76% of respondents ranked “Connecting People and Places” as a 1st, 2nd, or 3rd choice, and almost 60% of respondents ranked “Well-Planned and Livable Community” as a 1st, 2nd, or 3rd choice. These strategic plan commitments are not defined in our survey, but they are consistent with the presence of affordable housing in a community.

5. On the survey questions that asked, in addition to one specific use, what other uses would you like to see, there were many comments in favor of affordable housing.
 - i. For other uses in addition to Active Recreation, 45 out of 166 responses were positive on affordable housing and none were negative.
 - ii. For other uses in addition to Natural Uses, 39 out 112 responses were in favor of affordable housing.
 - iii. For other uses in addition to Passive Recreation, 31 out of 122 responses were positive on affordable housing.

6. In response to Q8, the question concerning the configuration or style of affordable housing that the respondent would prefer to see, The “Bungalows” model had the most support, most likely because people have seen and are familiar with the architecture that this choice represents. Nearly 200 respondents listed this as their 1st, 2nd, or 3rd choice. The next most popular choices were garden apartments/condos and townhouses.

7. In contrast to the previous favorable answers concerning affordable housing, there were many comments that opposed locating affordable housing anywhere on this site. These were particularly apparent in response to Q9 which asked what additional priorities respondents would identify beyond the six choices in Q8 for the design of the affordable housing. Of the 45 comments made, 22 were unfavorable. Typical comments are:
 - i. “There are other parts of town more suitable for affordable housing...I do not think it should be here”
 - ii. “I think that affordable housing should be a huge priority for our community, but I don’t think this place is the best space...”

8. In response to Q13, the question concerning the income level or other qualification that might be required for occupants of the affordable housing, the majority of the respondents indicated that workforce housing was preferable to either of the listed designated groups (seniors and those with special needs). Both the income limit associated with < 50% AMI, and the income limit represented by 50% < AMI <80% were selected most often as a 1st, 2nd, or 3rd choice, and each received approximately equal support.