

# **APPENDIX 1**

## **GRAND ISLAND COMMUNITY HOUSING SURVEY - RESULTS.**

## Grand Island Community Housing Survey

The Grand Island Area Economic Development Corporation (GIAEDC) is conducting a Community Housing Study. The data compiled in this survey will be completely anonymous as presented within the final Study. We appreciate your input to help create a plan to improve housing choices in the community.

**TOTAL SURVEYS RETURNED: 760.**

Your Household		
1. Please select which of the following age groups live in your home.	0 - 15 years (242)	60 -74 years (157)
	16 –23 years (108)	75+ years (14)
	<b>24 -44 years (363)</b>	Prefer not to share (5)
	45 - 59 years (246)	
2. What is your gender?	Male (229)	Prefer not to share (9)
	<b>Female (498)</b>	
3. How would you describe your race / ethnicity?	<b>Caucasian / not Hispanic (628)</b>	Native American (8)
	Black / African American (6)	Hispanic (54)
	Asian (2)	Pacific Islander (0)
	Two or more races (14)	Prefer not to share (13)
4. What is your relationship status?	<b>Married (449)</b>	Widowed (17)
	Divorced (71)	Separated (11)
	In a partnership / civil union (14)	Cohabiting with significant other (33)
	Single (125)	Prefer not to share (6)

Your Home	
Do you currently:	Rent an apartment (91)      Rent a rent-subsidized unit (8)
	Rent a home (74)      Live with parents (21)
	<b>Own with a mortgage (329)</b> Homeless/no permanent residence (29)
	Own with no mortgage (117)      Other (See Comments)
Are you actively looking to purchase or rent a different home?	Yes – Purchasing (98)      Yes – Renting (102) <b>Neither (487)</b>
What type of housing do you live in?	<b>House (510)</b> Duplex (39)      Apartment (70)      Condo (6) Mobile Home (16)      Townhouse (15)      Income Based Housing (17)
How many bedrooms does your housing unit have?	1 (44)      2 (126) <b>3 (255)</b> 4 (153)      5+ (95)
How many bedrooms do you need?	1 (90)      2 (176) <b>3 (233)</b> 4 (138)      5+ (44)
How would you rate the condition of your current residence?	Excellent (192) <b>Good (291)</b> Fair: Needs Moderate Rehabilitation (under \$25,000) (170) Poor: Needs Major Rehabilitation (over \$25,000) (25) Dilapidated-Not Livable (2)

*Analysis of Impediments to Fair Housing Choice – Grand Island, Nebraska*

If your dwelling needs repairs, please check all that apply	Plumbing (102)	Insulation (97)	<b>Windows (174)</b>	
	Electrical (106)	<b>Floors / Ceiling (123)</b>	Foundaton Repairs (47)	N/A (183)
	<b>Exterior (121)</b>	Roof Repairs (54)	Heating (55)	
	Other ____ (See Comments)_____			
Please indicate your household income range.	<b>Less than \$50K (228)</b>	\$50K-\$74,999 (155)	\$75K-\$99,999 (106)	\$100K-\$149,999 (105)
	\$150K-\$199,999 (47)	\$200K-\$249,999 (10)	\$250K-\$299,999 (8)	\$300K+ (17)
How much is your monthly housing payment?	Less than \$400 (103)	<b>\$400-\$699 (141)</b>	\$700-\$899 (114)	\$900-\$1,099 (75)
	\$1,100-\$1,299 (64)	\$1,300-\$1,499 (38)	\$1,500-\$1,699 (35)	\$1,700+ (41)
Do you receive public financial aid for housing?	Yes (20)	<b>No (667)</b>		

**You and Grand Island**

Do you: (Please check ALL boxes that apply)	Currently live in Grand Island? (566)	
	Work in Grand Island? (384)	Does your spouse/partner work in Grand Island? <b>Yes (335)</b> No (246)
	Have relatives in Grand Island? (238)	
	If so, for how long (years)? Less Than 1 = 10 <b>214</b> 1-10 = 134 11-20 = 121 <b>21+ =</b>	

Is your current home unsuitable for your living needs? If so, please indicate why.	<b>It is too small (101)</b>	<b>It is too big (26)</b>
	It is too expensive (54) It is in poor condition (23)	Desire to own house (54) Not Suited to my Health / mobility problems (16)
	Other <b>(357)</b>	<b>It is suitable for my needs</b>
Would you be interested in a grant for home repairs?	Yes (266)	<b>No (374)</b>
Would you consider moving away from Grand Island for affordable housing?	Yes (311)	<b>No (337)</b>
If so, how many miles away? (circle one)	0-4 (32) 5-10 (49) <b>10-20 (101)</b> 20-30 (79) 30-40 (26) 40+ (62)	

*Analysis of Impediments to Fair Housing Choice – Grand Island, Nebraska*

Future Housing				
<b>Are you looking to change your housing situation in the next five years?</b>	<b>Yes (355)</b>		No (268)	
<b>If you would like to rent, what monthly rent could you afford?</b>	\$450 or less (65)	\$451 - \$600 (91)	\$1,001 - \$1,250 (21)	
	\$600 - \$750 (89)	\$751 - \$1,000 (73)	\$1,251+ (39)	
If you are looking to purchase a home, what can you afford for a monthly house payment?	Less than \$400 (38)	\$400-\$699 (111)	\$700-\$899 (97)	\$900-\$1,099 (57)
	\$1,100-\$1,299 (52)	\$1,300-\$1,499 (32)	\$1,500-\$1,699 (23)	\$1,700+ (33)
If you currently rent, but would like to buy a home, please mark any barriers that have prevented you from purchasing a home.	Lack of available housing (90)		Cost of existing housing (102)	
	Lack of Down Payment (133)		Credit Rating (83)	
	Available Building Lot (17)		N/A (166)	
	Other: _____ (See Comments)_____			
<b>Please describe special features you would like to see in housing development.</b>	_____ _____ (See Comments) _____ _____ _____ _____			

Are you, or anyone else from your household (including those currently residing temporarily elsewhere), likely to need affordable housing within the Grand Island area now or in the next five years?		
Yes (281)		No (319)
Are you looking to:      own (331)    or    rent (129)		
Why would you want to move (you can give more than one reason)?	Need local affordable housing (107)	Need independent housing (11)
	Need larger housing (99)	Need to “downsize” (58)
	Present home in poor state of repair (17)	Need to be closer to employment (25)
	Need senior/elderly housing (26)	Need to be closer to a dependent (2)
	Need specially adapted home (10)	Death, divorce or other change in family structure requiring a move (32)
	Need to be closer to relatives who are in the area (13)	Other: _____ (See Comments)_____
Do you feel that there is a need for additional low-income housing?      Yes (495)      No (87)		

**Analysis of Impediments to Fair Housing Choice – Grand Island, Nebraska**

If yes, what types of housing opportunities are needed? (Please check all that apply)	<b>Single family housing- rent (386)</b>	Elderly and assisted living housing (166)
	<b>Single family housing- own (370)</b>	Duplexes (187)
	Special needs housing (157)	Downtown housing (114)
	<b>Duplex for seniors (215)</b>	Other: (See Comments)

<b>Mobility</b>	
If you moved to Grand Island in the last five years, which of the following best describes your reason for relocation?	<b>Job (131)</b> Retirement (2)      Affordable housing (19) Small town atmosphere (8)      Be close to family (45) Other: _____ (See Comments) _____ _____
Do you plan to continue living in Grand Island more than:	2 Years (98)      5 Years (96)      10 Years (76) <b>Indefinitely (286)</b>
If you or someone in your household works outside of Grand Island, how far is the commute to work?	<b>Less than 10 miles (82)</b> 11-20 Miles (52)  21-30 miles (54)      More than 31 miles (38)

**As a renter or homeowner, please check the top three issues or barriers with obtaining suitable, appropriate housing in Grand Island.**

<b>For Renters</b>		<b>For Owners</b>	
21	Lack of handicap accessible housing	22	Lack of handicap accessible housing
32	Lack of adequate public transportation	53	Lack of adequate public transportation
24	Lack of knowledge of fair housing rights	27	Lack of knowledge of fair housing rights
<b>181</b>	<b>Cost of rent</b>	<b>282</b>	<b>Housing prices</b>
8	Restrictive zoning/building codes	21	Restrictive zoning/building codes
31	Job status	33	Job status
70	Attitudes of landlords & neighbors	33	Attitudes of immediate neighbors
<b>153</b>	<b>Lack of availability of decent rental units in your price range</b>	49	Mortgage lending application requirements
21	Use of background checks	97	Excessive down payment/closing costs
69	Excessive application fees and/or rental deposits	50	Cost of utilities
38	Cost of utilities	25	Lack of educational resources about homeowner responsibilities
10	Lack of educational resources about tenant responsibilities	54	Cost of homeowner's insurance
		<b>132</b>	<b>Lack of sufficient homes for sale (size)</b>
		<b>207</b>	<b>Lack of sufficient homes for sale (price)</b>
		<b>190</b>	<b>Cost of real estate taxes</b>
	Other: _____ (See Comments)		Other: _____ (See Comments)

Is there anything else you would like to share about housing in Grand Island?

\_\_\_\_\_ (See Comments) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Thank you for your participation!**