



2017 Housing Survey

March to July 2017

Total Surveys – 162

GENERAL POPULATION - 95
Expo
Early Years
Survey Monkey
Yard Sale at HOL

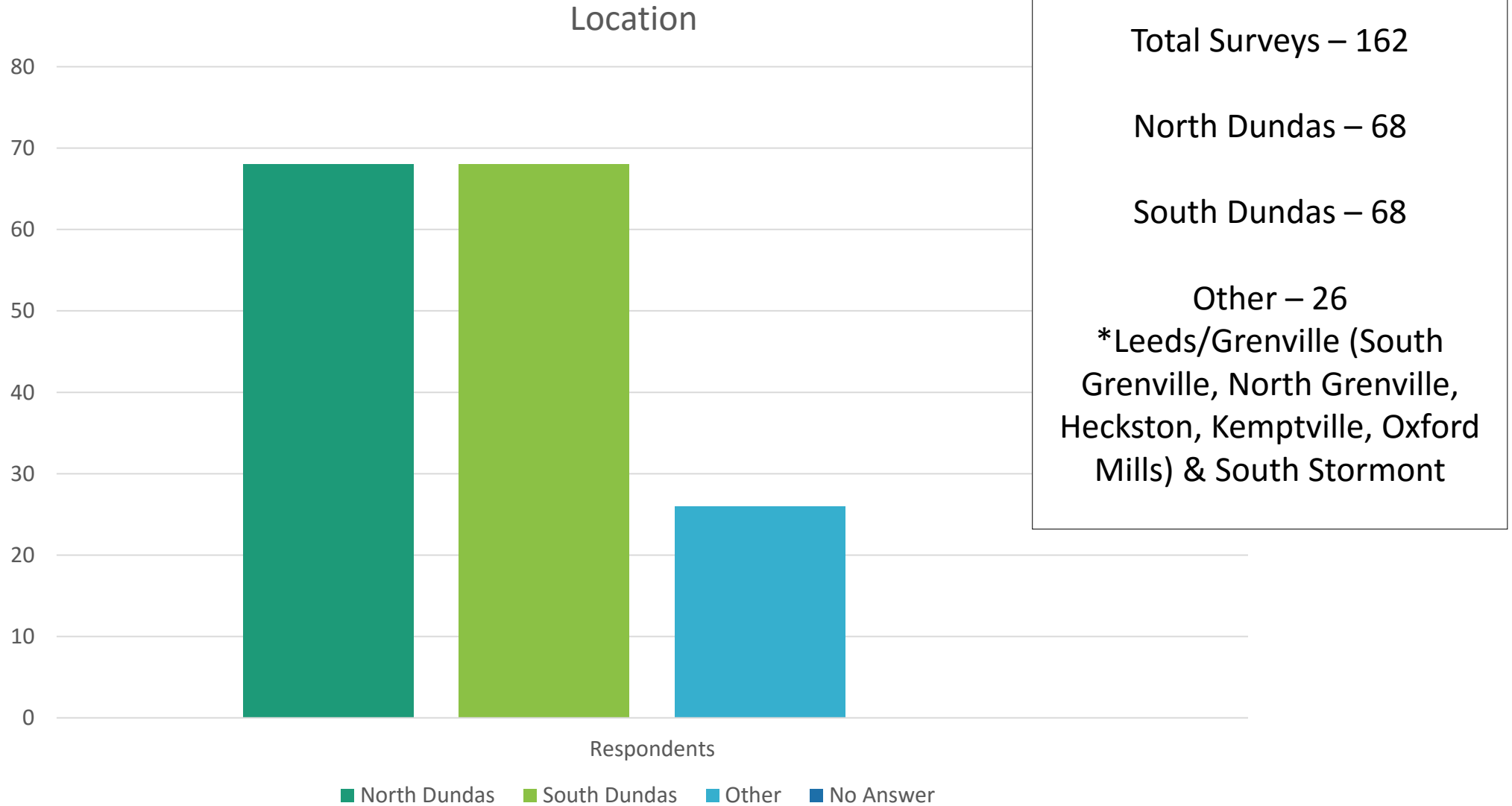


FOOD BANKS - 67
House of Lazarus
Community Food Share

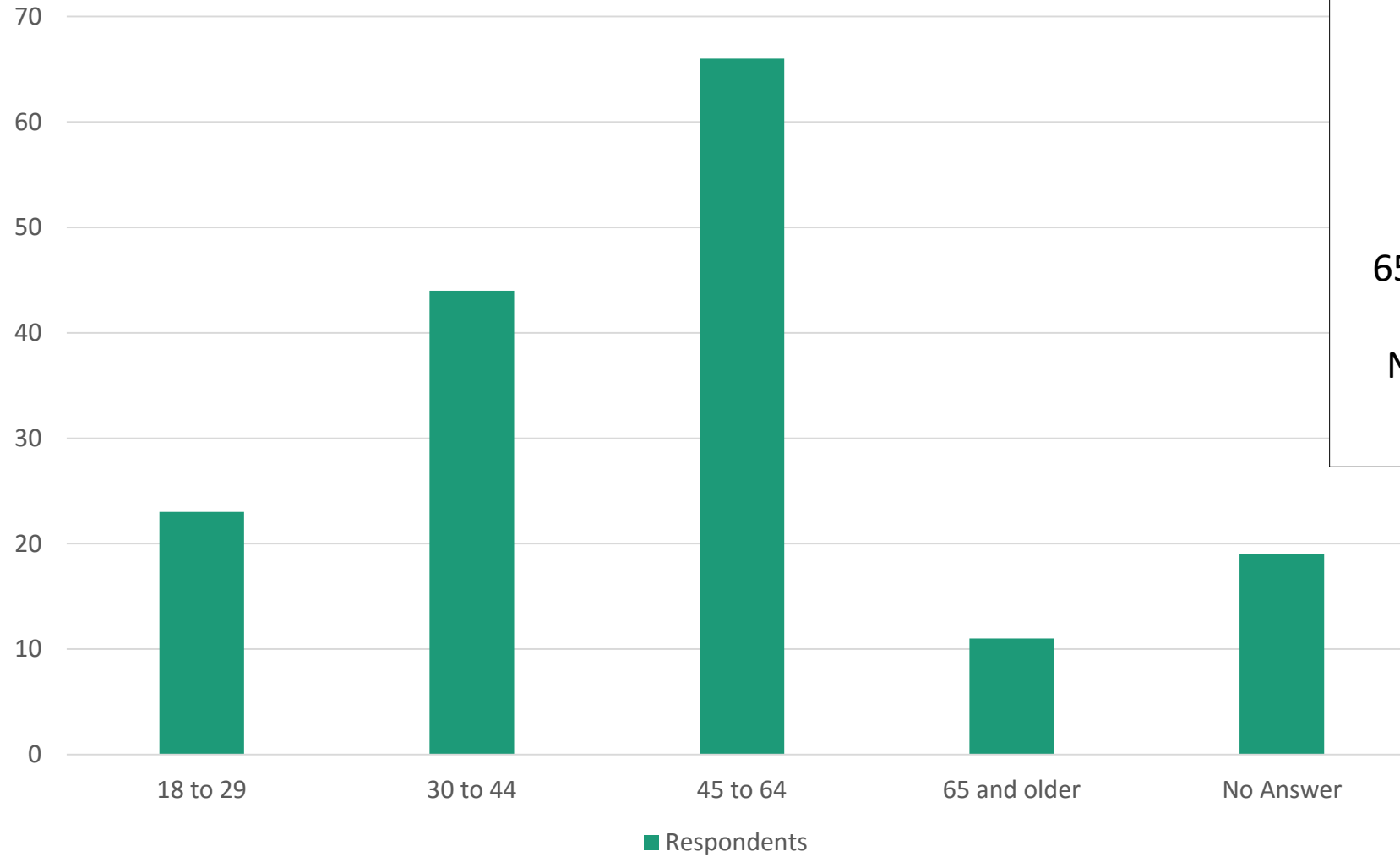
Linking Hands Housing Working Group undertook a short survey to identify Dundas County's greatest housing needs. The resulting information will inform group projects and activities going forward.

There was a hard copy survey and an online survey, each with the same seven questions. While the food bank clients were in the "target" group of people living in poverty, the general population was also surveyed. All surveys were completed anonymously.

Prepared by
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Linking
Hands
Coordinator
July 2017



Age Demographic



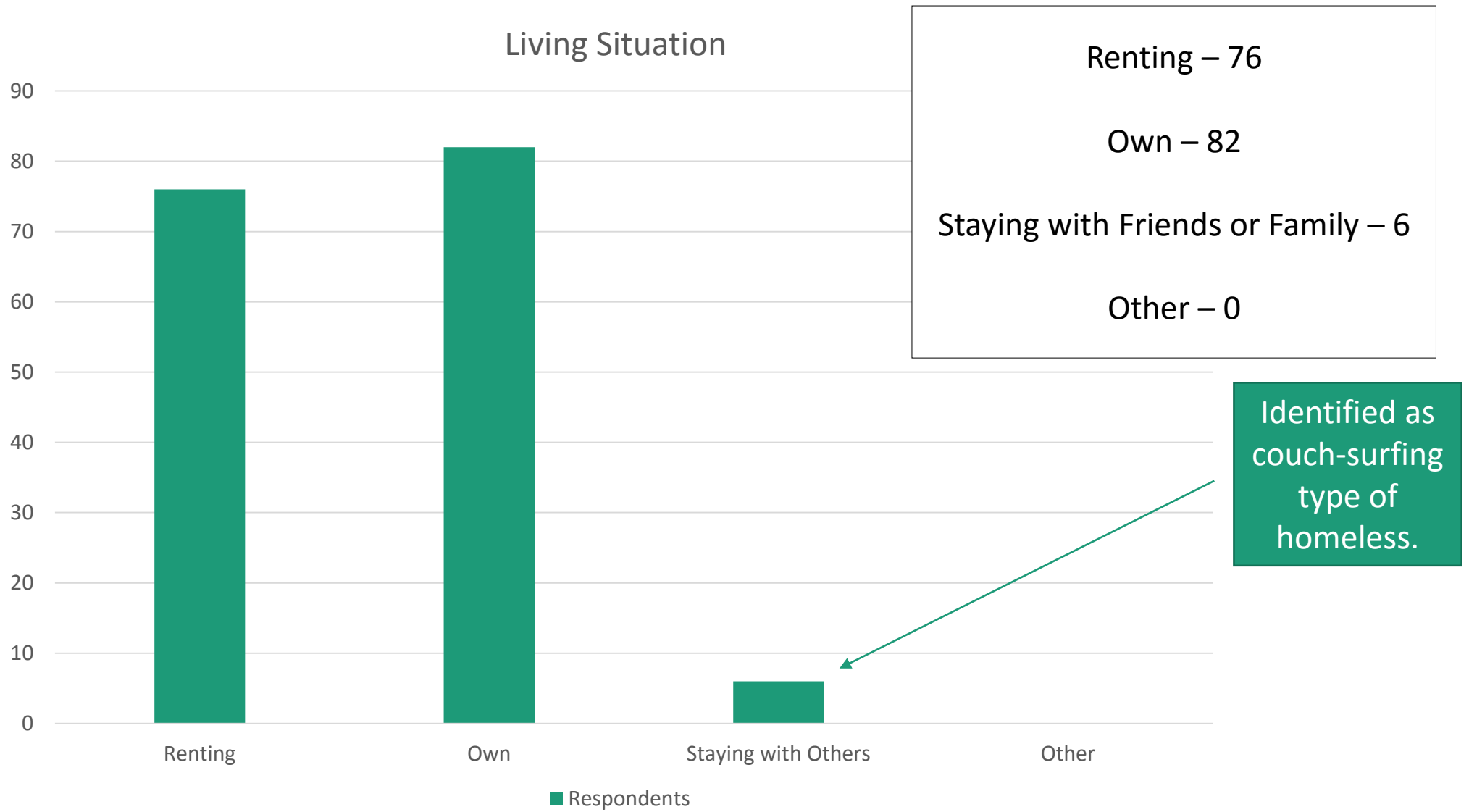
18 to 29 – 23

30 to 44 – 44

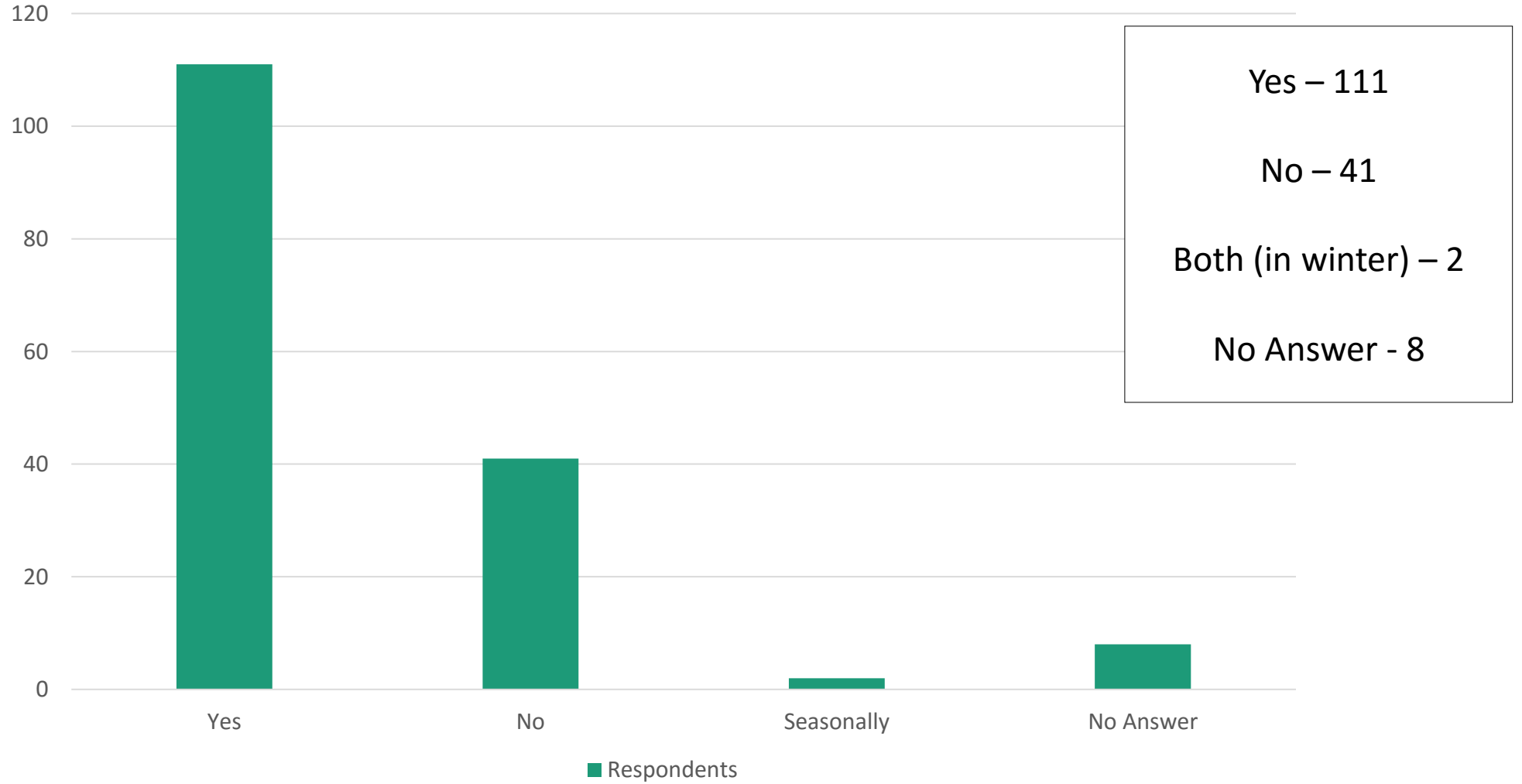
45 to 64 – 66

65 and older – 11

No Answer – 19

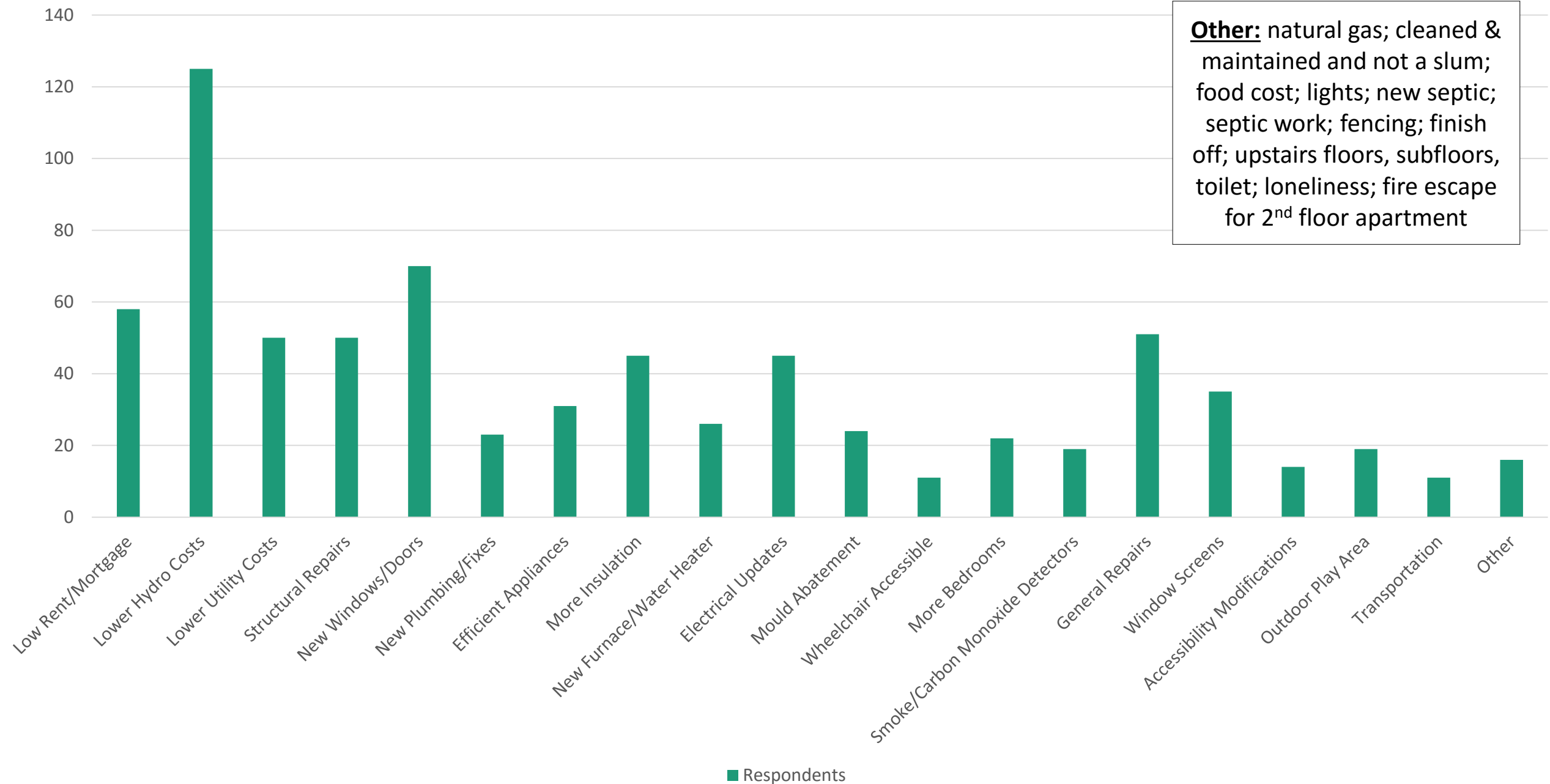


Housing Expenses Exceed 35% of Income

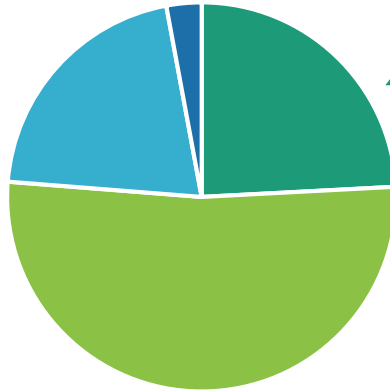


Housing Needs

Other: natural gas; cleaned & maintained and not a slum; food cost; lights; new septic; septic work; fencing; finish off; upstairs floors, subfloors, toilet; loneliness; fire escape for 2nd floor apartment



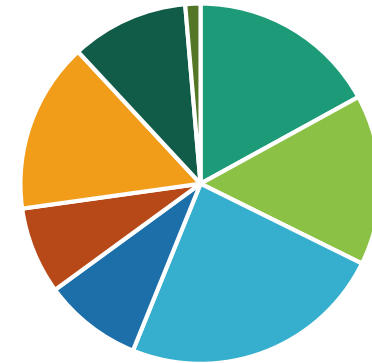
Affordability



Lower Rent/Mortgage – 58
 Lower Hydro Costs – 125
 Lower Utility Costs - 50
 Other* – 7
 *natural gas; cleaned & maintained
 and not a slum; food cost

■ Lower Rent/Mortgage ■ Lower Hydro Costs ■ Lower Utility Costs ■ Other

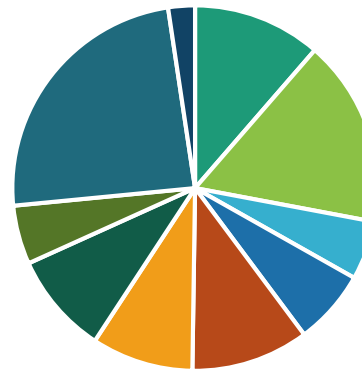
Energy Efficiency



■ Structural Repairs ■ More Insulation
 ■ New Windows/Doors ■ New Furnace/Water Heater
 ■ New Plumbing/Fix ■ Electrical Updates
 ■ Efficient Appliances ■ Other

Structural Repairs - 50
 New Windows/Doors - 70
 New Plumbing/Fixes - 23
 Efficient Appliances - 31
 More Insulation - 45
 New Furnace/Hot Water Heater - 26
 Electrical Updates - 45
 Other* – 4
 *lights; new septic; septic work

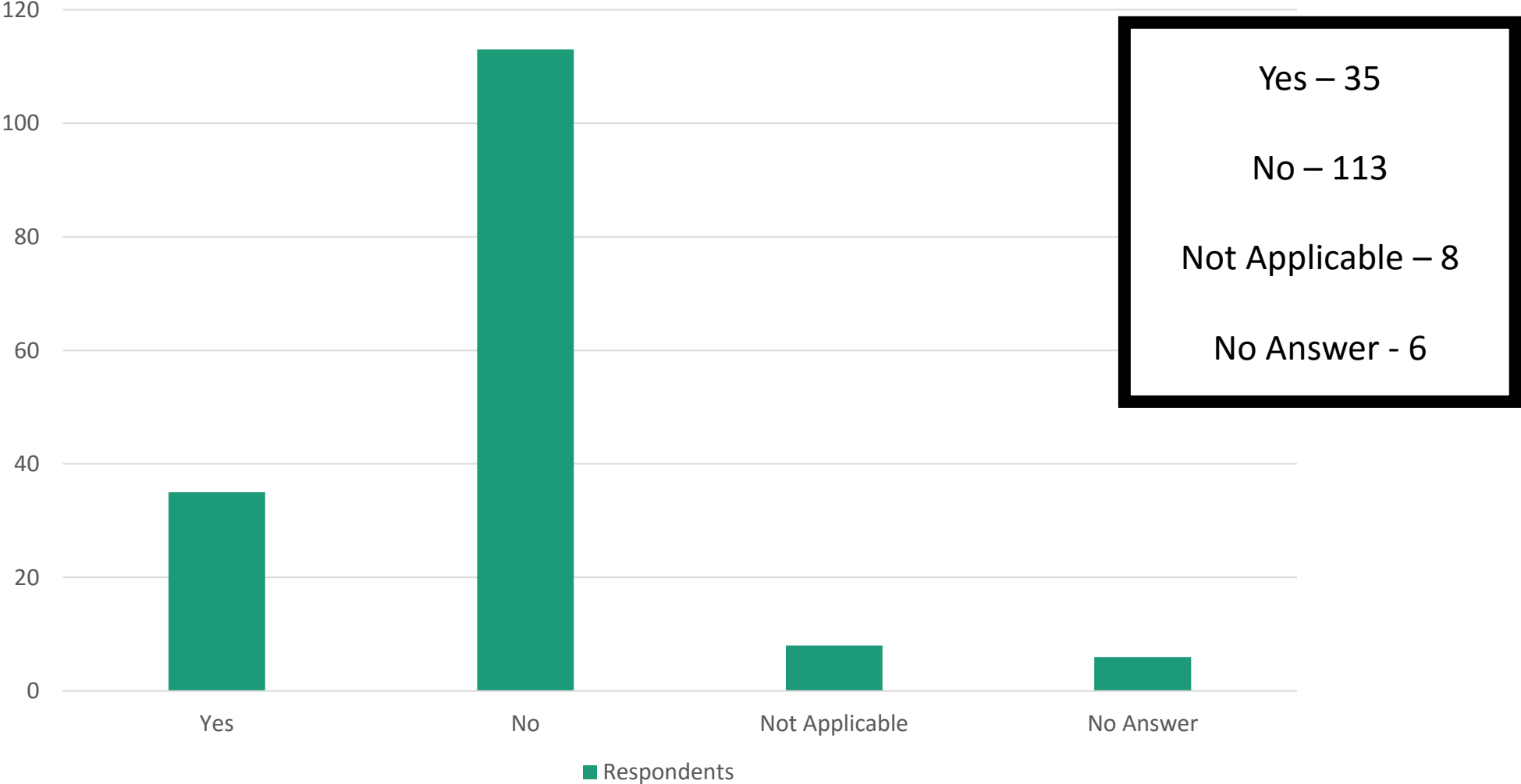
Health & Safety




■ Mould Abatement ■ Window Screens
 ■ Wheelchair Accessible ■ Accessibility Modifications
 ■ More Bedrooms ■ Outdoor Play Area
 ■ Smoke/Carbon Monoxide Detectors ■ Transportation
 ■ General Repair ■ Other

Mould Abatement – 24
 Wheelchair Accessible – 11
 More Bedrooms – 22
 Smoke/Carbon Monoxide
 Detectors – 19
 General Repair – 51
 Window Screens – 35
 Accessibility Modifications – 14
 Outdoor Play Area – 19
 Transportation - 11
 Other* – 5
 *fencing; finish off; upstairs floors,
 subfloors, toilet; loneliness; fire
 escape for 2nd floor apartment

Funds Available for Urgent Repairs





“Needs to be more affordable housing.”

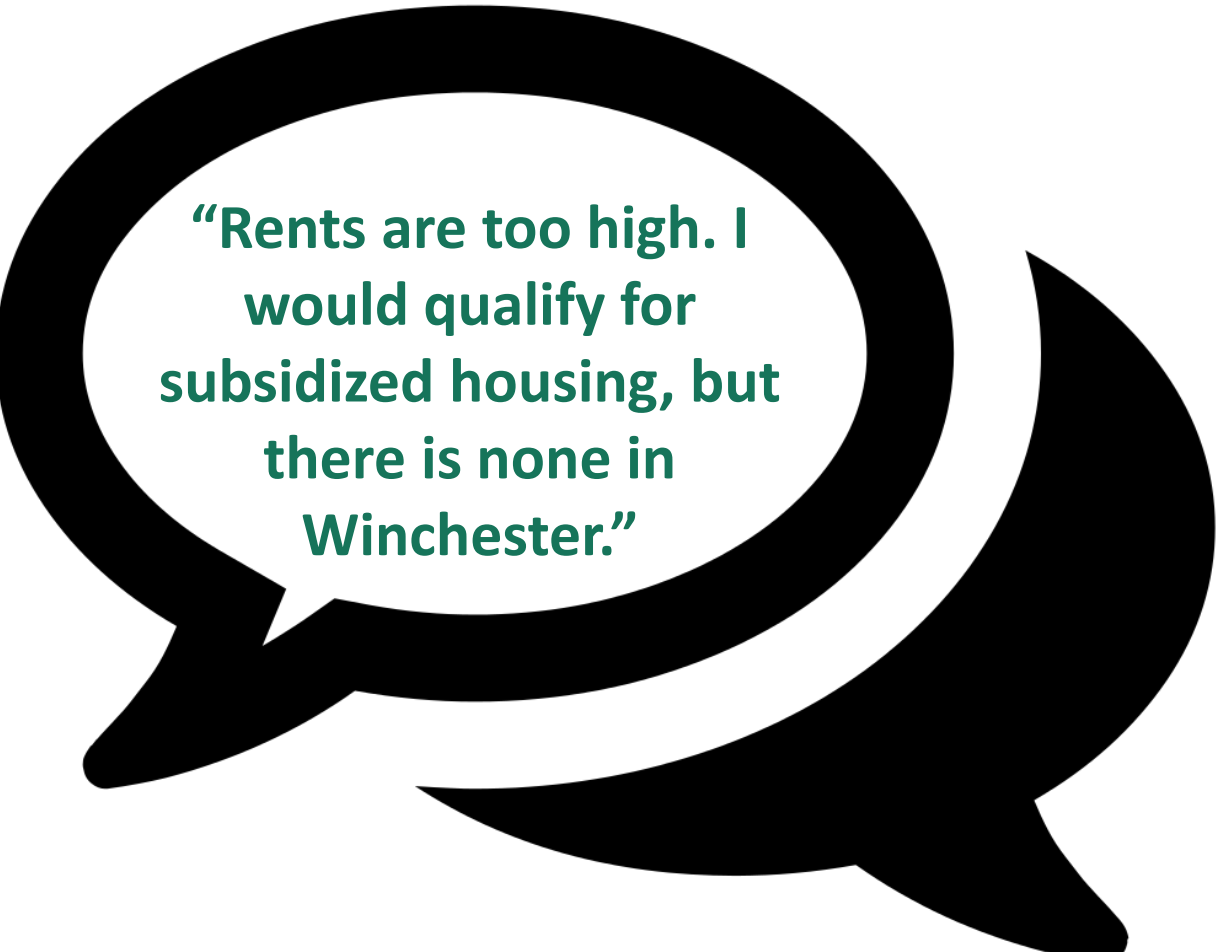
“Both work and not enough to pay basic bills :(“

“I need paid employment so I can afford to pay the rent and water bill. It's that simple. I am not an addict, not mentally ill, not uneducated, not lazy, etc., etc. - all the usual explanations as to why people go homeless. We need permanent paid employment. Period.”

“I choose to rent in an area on well water to avoid water/sewer charges. That's another expense I couldn't afford.”

“We need affordable housing for our adult children with disabilities that prevent them from becoming employed.

It is impossible to help adult children become independent if there is nothing affordable to rent in our village. If they do not become independent they will not be able to cope financially when they outlive us. We only hope to make them able to be self-sufficient and safe.”



“Rents are too high. I would qualify for subsidized housing, but there is none in Winchester.”

“I am in desperate need of a new roof. Work 60 hours a week at two jobs and volunteer a lot in the community. I struggle monthly paying bills and daycare. My repairs are urgent (my daughters ceiling fell into her room last week) but there are no programs available to help me.”

Taxes are high for us and I think they have calculated them wrong. Our home is only worth \$250,000 and we are paying over \$5,000 in property tax. Not sure where to go to get this checked out.

“Is there help for roof and window replacement?”

“We are well satisfied.”

Final Assessment

Gaps in Survey Process

- The majority of people polled were in their mid-life (30 to 64); need a greater representation from teens/young adults and senior population
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Insights

- Higher percentage of homeless than most might expect for area
- Home owners have housing issues as well, some the same, some different
- There's a need for affordable housing units in Dundas
- There's a need for actual regulation of rental property standards

Insights

- Energy poverty is a top concern/issue for both renters and home owners
- There is a high percentage of people whose housing expenses exceed 35% of their income
- There's a high number of people without funds for urgent repairs
- Higher number than expected living without mandatory smoke and/or carbon monoxide detectors
- Related issues: lack of employment opportunities, isolation (loneliness), lack of sufficient food
- The working poor is a reality in Dundas when there are homes with two-working adults but still not enough money for living expenses
- There's a need for better information dissemination and education on what resources are available, how and where to access those resources
- Parents of adult children with disabilities need assistance finding safe affordable living options for these children

Recommendations