

## **Jackson Township Community Housing Meeting:**

March 27, 2013

Discussion moderated by HAND

Attendance: Rhett Cecil (Habitat for Humanity Hamilton County); Jane Hunter (North Hamilton Chamber of Commerce); Jerry Cook (Cicero Town Council); Paul Munoz (Cicero/Jackson Township Plan Commission); Tina Henderson (Mendenhall/Arcadia resident); Tom (Cicero Economic Development); Pat Comer (Cicero Utilities)

Notes from Conversation and Responses to Questionnaire:

1. What most interested you?

- 506 new housing units needed for Arcadia to capture growth
- 97 vacant housing units in Arcadia, 12% of housing stock
- Percentage of individuals age 65 and older in Cicero
- Percentage of low-income individuals in Cicero
- Veteran population in Arcadia
- Percentage of people living in poverty in all three communities
- Opportunity for all three communities in Jackson Township to collaborate and support each other's potential growth

2. What would you like to see happen in your community?

- Existing apartments along Main Street (Arcadia) renovated/updated
- Rehabilitate vacant homes and utilize for Veteran Housing
- Owner-occupied home repair program
- Add new housing with a variety of price-points
- Improve quality of life
- Mixed-Use development
- Revitalize existing community, existing structures
- Slow, steady growth in housing
- Commercial growth to the south, and housing growth to east and west (Cicero)
- Quality control of existing rental units
- Connect all three communities
- "Age-in-Place" options
- Domestic Violence Shelter
- Expanding street grid to incorporate different income levels and maintain small-town character, limiting isolated neighborhood development
- Improvement and expansion of infrastructure

3. What strategies do you feel are most important to your community?

- Variety of housing projects
- Downtown façade improvements (Arcadia/Atlanta)
- Connecting trails & shared school resources
- Rehabilitation program for existing housing
- Redevelopment of existing areas
- All three communities working together with developer
- Policy Advocacy/Education for planned growth
- Connectivity within each community and between all three communities

## Jackson Township

### Report on Survey Findings:

**Short Form: 29 from the area**

- 15 people from 46031;
- 14 from 46030; and

***Alternate Area: 77 from 46034 (which includes Westfield)***

**Long Form: 3 people reported they lived in Jackson Township (not reported here)**

- Half of the respondents were families with children, almost all lived in single family homes, and 80% owned. Most of the homeowners are paying on a mortgage, but only a few said they paid more than 30% of their income on housing.
- Nevertheless, 42% said they have been unable to make needed repairs to their homes and/or have seen unkempt houses in their neighborhoods.
  - One commented that there was frequent flooding on their street in Arcadia and another has houses in their neighborhood that stand vacant for a long time.
  - *In 46032, 55% experienced unkempt houses in neighborhood and 35% have had difficulties making needed repairs to home.*
- 52% said cost of housing was a barrier to housing choice, and nearly one-third of respondents listed utility costs and/or access to transportation as other significant barriers.
  - *In 46034, cost of housing was most popular (57%), but a higher percentage listed transportation as a barrier (41%).*
- 48% said Hamilton County needs more “Affordable Housing” (15), and one-third said senior housing was a major need.
  - *In 46034, 64% listed “Affordable Housing” and 35% listed senior housing.*
- 86% listed “General Affordability” as an important housing issue in Hamilton County (25). 76% listed “Housing Quality” (22) and 69% identified “Housing for Seniors” (20).
  - *In 46034, 92% listed “General Affordability”, but other popular responses included “Housing Quality” (80%) “Vacant/Abandoned Homes” (78%), “Housing for Seniors” (77%), and “Foreclosure Prevention” (77%).*