

01-06-2021 Town Council Meeting Responses to Council Questions

ITEM #3: Manufactured Home Strategy Update

Council Question:

Can you provide any demographic information on residents surveyed, including race/ethnicity/gender, age and other demo info?

Staff Response:

Most of the data collected by the Town can be found in the Resident Engagement Report included in the agenda packet. Specific demographic information of the residents has not been collected to date. Based on attendance of the community meetings and relationships developed with residents, we believe most residents are Latinx and Spanish-speaking.

Council Question:

Do we know yet how many units are provided on the current MHP sites and what number of units we are thinking for the three Town-owned sites prioritized for affordable housing?

Staff Response:

There are over 150 homes in the four manufactured home communities, 33 at Lakeview, 33 at Airport Road, 24 at Village, and 73 at Tar Heel. Based on our preliminary analysis, we believe the three Town-owned sites prioritized for affordable housing could accommodate around 145-335 housing units: 40-60 on Jay Street, 40-100 on Bennett Road, and 65-175 at Dogwood Acres Drive, depending on the housing type and density desired on each site.

Council Question:

Right now, Habitat and CHT have restrictions when it comes to people without SSNs. May we have included in the staff presentation information about how residents without SSNs could be accommodated when it comes to the housing options?

Staff Response:

Staff are currently exploring solutions to these issues with our affordable housing partners and have had ongoing conversations with Habitat for Humanity about options for increasing flexibility for eligibility for their programs. The source of funding is also a factor that determines eligibility for assistance and Habitat for Humanity and Community Home Trust are exploring funding sources with less restrictive eligibility requirements.

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Council Question:

The map in the presentation is very helpful. I am not sure what all the projects are so can staff please walk us through it during the presentation?

Staff Response:

Staff are happy to highlight some of the key projects identified in the map. This data is also [publicly viewable](#).³

Council Question:

Does the average monthly housing cost cited include utility costs?

Staff Response:

Yes, the average monthly housing costs includes lot rent and utilities.

Council Question:

Is the graph on page 83 of the packet reflecting percentages?

Staff Response:

In the resident survey, residents were asked to rank their preferred housing options on a scale of 1-4. The graph on page 83 is showing how high on that scale each option scored, with detached single-family homes as the highest-scoring, or most preferred option.