

RESULTS

Questionnaire - Draft Affordable Housing Action Plan

This questionnaire is intended to provide a format and process for feedback on the draft Affordable Housing Action Plan. Please complete and return it to Jen Coates no later than **June 5th**. If you would rather provide comments either verbally or in some other written format, they would also be greatly appreciated. Jen's contact information: voice - 626-5308, ext 15; fax- 626-3962; email – jcoates@town.ridgway.co.us

- Please indicate if you agree, are neutral or don't know, or disagree with the following **policy statements and guiding principles** from the draft.

Agree	Neutral Don't Know	Disagree	Policy Statement
			Affordable housing should be sustainable.
		I	Continuation of the shift toward more 2 nd homes relative to primary residences is not desired.
		I	80% of the employees working in the county should also be able to live there.
		II	Workforce housing takes priority over senior housing & essential employees should have top priority.
		III	70% of affordable housing should be for families and 30% for singles.
		II	75% of affordable housing should be for owner occupancy while 25% should be rentals.
		I	Most affordable housing should be in the town/city while some affordable units that preserve the rural character of the county should be in unincorporated areas.
		II	Mixed-use developments are desired where housing units are located above or behind commercial units.
		I	ADU's in existing and new subdivisions are desired.
			Minor up zoning (small increase in allowed number of units) to provide single-family homes for middle income households in unincorporated areas is desired.
	I	I	Responsibility for affordable housing should be broadly shared.
			Other policies?

- Please indicate if you agree, are neutral or don't know, or disagree with the following **goals and objectives** from the draft.

Agree	Neutral Don't Know	Disagree	Goals and Objectives
		I	50 affordable units should be developed/preserved to address existing or catch-up needs.
		I	160 affordable units should be developed to address future needs by 2015.
		II	Of affordable units, 55% should be in Ridgway, 28% in Ouray and 17% in the County.
		II	50% of affordable units should be for low income and 50% for moderate to middle income.
			Other goals or objectives?

3. Please indicate if you feel the following **strategies** should be given low, medium or high priority.

Low	Medium	High	Strategies
	I		Rehabilitation and weatherization
			Annexation policy
			Inclusionary zoning – 20%
			Development incentives
I			Residential linkage – 5% increasing to 45% with size
			Commercial linkage – 5%
			Homeownership counseling & mortgage assistance
I			Update Needs/Revisit Goals
			ADU incentives
I			Tax credit apartments
			Use tax
			Board development
	I		Others?

4. Do you have suggestions as to how these strategies should be implemented and administered?

Graduate the 5% commercial linkage to give relief to small establishments; be sure to have county dwelling units since more than half of residents are in County, not cities

Some homes could include rental income for the person who owns the home. This could make it sustainable and provide even more rentals available for those needing lower rent or even reasonable rent to provide income to the owner. People in the middle income level need a way to survive in a community that has inflated home costs

5. Do you have other comments or questions concerning any aspect of the draft Action Plan?

Outstanding plan

As a teacher, I appreciate this issue being addressed

Good work, we need to keep moving forward

Devise a way to get interested people who are interested and qualified for the product to get involved.

Could pools be developed like several owners go together to purchase homes with community (home) options – like multi-generational housing. A home with grandparent unit attached or detached allowing for elderly persons to stay with family longer and also in county longer. “Outside the Box” concepts should be explored.