



Petersburg Borough

12 South Nordic Drive
Petersburg, AK 99833

Meeting Agenda Housing Task Force Meeting

Wednesday, May 03, 2023

6:00 PM

Assembly Chambers

You are invited to a Zoom webinar.
When: May 3, 2023 06:00 PM Alaska
Topic: Housing Task Force Meeting

Please click the link below to join the webinar:

[https://petersburgak-
gov.zoom.us/j/84675855328?pwd=cWNQRm9qWFwVnBhNC9qZmhzcjl3QT09](https://petersburgak.gov.zoom.us/j/84675855328?pwd=cWNQRm9qWFwVnBhNC9qZmhzcjl3QT09)

Passcode: 338928

Or Telephone:

(720) 707-2699 or (253) 215-8782

Webinar ID: 846 7585 5328

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1. Call To Order/Roll Call

2. Approval of Minutes

There are no minutes available for approval.

3. Amendment and Approval of Meeting Agenda

4. Persons to be Heard Related to Agenda

Persons wishing to share their views on any item on today's agenda may do so at this time.

5. New Business

A. Petersburg Housing Needs Assessment Survey - Draft Questions

Angew::Beck Consulting will conduct a community survey as part of the Housing Needs Assessment the Borough has asked them to perform. The purpose of the survey is to better understand individual housing needs, as well as community housing needs, ideas, and preferences. The draft questions, attached, are being considered for the survey. The goal is sharing a 10-minute or less survey, so the final version will likely include 30-35 questions. Angew::Beck requests input from the Task Force regarding the draft questions.

6. Adjourn

Petersburg Housing Needs Assessment – Survey Questions/DRAFT

Introduction

The Borough of Petersburg is in the process of assessing housing need and is looking for community input from individuals living and working in Petersburg. This survey is designed to collect information about your housing experiences and your sense of housing need in the community and more broadly. The survey should take about XX minutes to complete – your responses are anonymous and will be analyzed by a third party. Thank you for your time and thoughtful input.

Demographics and Identifiers

1. **Where do you currently reside?**
 - a. Does Petersburg have distinct neighborhoods/districts/planning areas we would want to add here? Are there other nearby communities that people might be living in who will get this survey?
2. **Do you consider Petersburg to be your full-time residence?**
 - a. Yes
 - b. No
3. **About how many months a year do you occupy your residence in Petersburg during a typical year?**
 - a. 1-12 slider
4. **Which of the following statements most closely reflects your employment status/situation?**
 - a. I am retired
 - b. I am not in the workforce because I help care for children, elders, or other family members
 - c. I work year-round at a job that is located in Petersburg (either in person or remotely for a company in Petersburg)
 - d. I work seasonally at a job that is located in Petersburg and I work the rest of the year in another community
 - e. I work seasonally at a job that is located in Petersburg and do not work the remaining part of the year
 - f. I work remotely for an employer that is based elsewhere in Alaska
 - g. I work remotely for an employer that is based in another state or Country
 - h. Other, please specify.
5. **Which of the following best describes your current housing situation?**
 - a. Homeowner with a mortgage
 - b. Homeowner without a mortgage
 - c. Renter

- d. Living with others but not paying rent or mortgage
 - e. Living with others and assisting with rent or mortgage
 - f. I am currently experiencing houselessness/homelessness
6. **Which age category best describes you?**
- a. Under 18
 - b. 18-24
 - c. 25-34
 - d. 35-44
 - e. 45-54
 - f. 55-64
 - g. 65-74
 - h. 75 or older
 - i. I prefer not to answer
7. **What is your race/ethnicity? (Check all that apply)**
- a. White or Caucasian
 - b. Black or African American
 - c. Hispanic or Latino
 - d. Asian or Asian American
 - e. American Indian or Alaska Native
 - f. Native Hawaiian or other Pacific Islander
 - g. Another race
 - h. I prefer not to answer
8. **Which range best describes your annual household income?**
- a. Under \$15,000
 - b. Between \$15,000 and \$29,999
 - c. Between \$30,000 and \$49,999
 - d. Between \$50,000 and \$74,999
 - e. Between \$100,000 and \$149,999
 - f. Between \$150,000 and \$199,999
 - g. Between \$200,000 and \$299,999
 - h. \$300,000 or more
 - i. I prefer not to answer
9. **What is the highest degree or level of education have you completed?**
- a. Less than high school diploma
 - b. High school diploma or GED
 - c. Some college but no degree
 - d. Associate's degree
 - e. Bachelor's degree
 - f. Master's, doctorate, or professional degree
 - g. I prefer not to answer

10. **How many adults (over 18 years of age) live in your household?**
- a. 1
 - b. 2
 - c. 3
 - d. 4
 - e. 5
 - f. 6
 - g. 7 or more

11. **How many children (18 or under) live in your household?**
- a. 1
 - b. 2
 - c. 3
 - d. 4
 - e. 5
 - f. 6 or more

12. **Is anyone in your household a Veteran?**
- a. Yes
 - b. No

13. **Is anyone in your household a person with a Disability?**
- a. Yes
 - b. No

14. **What is the Tribal affiliation of members in your household (select all that apply)**
- a. Insert list of relevant tribal memberships for the Petersburg area

Housing Costs

15. **What do you currently pay for housing (excluding utilities) on a monthly basis, excluding utilities (rent or mortgage)**
- a. Slider with a \$0-\$10,000 range
16. **What is the monthly price range you would comfortably be able to afford for rent or a monthly mortgage, excluding utilities.**
- a. Slider with a \$0-\$10,000 range
17. **Think about how much you pay for housing on a monthly basis. About how much do you think you pay in comparison to the rest of the community?**
- a. I pay substantially less than the rest of the community
 - b. I pay somewhat less than the rest of the community
 - c. I pay about the average amount for my community
 - d. I pay slightly above the rest of the community

- e. I pay substantially more than the rest of the community

Housing Type and Household Information

18. **Which of the following best represents the type of residence you live in?**
- a. Single family home
 - b. Apartment
 - c. Condominium/Townhome
 - d. Mobile home
 - e. Accessory Dwelling Unit
 - f. I am currently experiencing homelessness
 - g. Other, please specify
19. **How many bedrooms are in your home?**
- a. 0-6+ dropdown
20. **How many bedrooms would your home ideally have for the members of your household to feel comfortable?**
- a. 0-6+ dropdown
21. **Do you currently live with a roommate(s) (Answer no if you are living with a long-term primary partner and no other roommates)?**
- a. Yes
 - b. No
22. **LOGIC if yes to previous question – Which of the following factors were primary motivators for you to live with a roommate(s)? select all that apply**
- a. Cost of housing
 - b. I enjoy living with others
 - c. Not enough housing units on the market in my price range
 - d. I only live in this area part-time
 - e. Other, please specify

Housing Satisfaction

23. **Within the last 3 months, how stressed have you been about your current housing situation. Please answer on a scale of 1 to 5, where 1 is not stressed at all and 5 is very stressed**
- a. 1-5 scale bar.
24. **On a scale of 1 to 5, please indicate your level of agreement with the following statements (1 being strongly disagree and 5 being strongly agree).**
- a. Petersburg is an affordable place to live.
 - b. Employment opportunities in Petersburg provide wages that can support living in the area
 - c. Petersburg has all the services and amenities that I desire.
 - d. Homelessness in Petersburg is a large problem.

- e. There is enough housing for everyone who wants to live in the area.
- f. Finding ways to provide community housing is very important for the future of Petersburg

25. **Are you satisfied with your current living arrangements?**

- a. Yes
- b. No

26. **LOGIC if no to previous question – Why are you not satisfied with your current living arrangement?** Select all that apply

- a. Home/apartment needs repairs that I cannot afford
- b. Landlord won't make repairs
- c. Unpleasant neighbors
- d. Poor location
- e. Safety concerns
- f. Too expensive
- g. I am living with roommates and do not want to
- h. I am looking for a different household arrangement
- i. Long commute times
- j. Pets aren't allowed
- k. Currently renting, but would prefer to buy
- l. I am experiencing homelessness
- m. Other, please specify

27. **Are there people in your house who would like to be living elsewhere if they could?**

- a. Yes
- b. No

Housing Condition

28. **When was your house originally built?**

- a. 1939 or earlier
- b. 1940 to 1949
- c. 1950 to 1969
- d. 1970 to 1989
- e. 1990 to 2009
- f. 2010 to 2013
- g. 2014 or later
- h. I'm not sure

29. **How would you rate the overall condition of your home?**

- a. Excellent (very few repairs or changes needed)
- b. Good (a few minor repairs would be nice)
- c. Adequate (repairs needed to improve living conditions)
- d. Poor (major repairs needed to make safe and livable)

30. **Does your home have any issues with mold?**

- a. No
 - b. I don't think so
 - c. Possibly
 - d. Yes
31. **If you could make any of the following changes to the condition of your current house, which would you make?**
- a. Address energy inefficiency
 - b. Address health and safety concerns
 - c. Improve water and/or sewer access
 - d. Create an add-on/increase the size of the space
 - e. Improve the design of the space
 - f. I am satisfied with my housing condition and do not need to make any of these changes
32. **What have been the biggest barriers to making housing repairs and improvements to your home?**
- a. Money
 - b. My own technical skills/knowledge
 - c. Availability of skilled labor
 - d. Time to work on the house
 - e. No place to stay when I am working on my house
 - f. Other, please specify

Five-Year Housing Preferences

33. **Within the next five years, which of the following options would you most prefer?**
- a. Stay in my current residence
 - b. Move into a new or different residence in the Petersburg area
 - c. Move into a new or different home outside of the Petersburg area
34. **LOGIC if B or C, would you be looking to own or rent?**
- a. Own
 - b. Rent
 - c. Open to either
35. **What type of home would you be interested in?**
- a. Apartment
 - b. Townhome/Condo with shared walls
 - c. Tiny house (less than 600 sq. ft.)
 - d. Single family home (stand alone)
 - e. Other, please specify
36. **What is the maximum monthly housing payment (excluding utilities) you would be willing to pay?**
- a. \$500 or less
 - b. \$500 to \$599

- c. \$600 to \$699
- d. \$700 to \$799
- e. \$800 to \$899
- f. \$900 to \$999
- g. \$1,000 to \$1,249
- h. \$1,250 to \$1,499
- i. \$1,500 to \$1,749
- j. \$1,750 to \$1,999
- k. \$2,000 to \$2,499
- l. \$2,500 or more

Community Impact

37. **How do you think the current state of housing is impacting the community in Petersburg?**
- a. Open ended response
38. **What are the main obstacles that individuals in your community face in obtaining and maintaining housing that meets their long-term needs?**
- a. Open ended response

Housing Policy & Implementation

39. **On a scale of 1 to 5, to what degree would you be interested in the following types of assistance if it was available? 1 being not interested at all and 5 being very interested.**
- a. Down Payment Assistance
 - b. Assistance with a security deposit/first month rent
 - c. Homebuyer education and/or financial counseling
 - d. Moving expenses/relocation assistance
 - e. Funding for renovation of existing home
 - f. Other, please specify
40. **Do we have any specific projects or actions that we would want to ask about?**
- a. On scale of 1-5, please indicate to what level you support the following strategies to address housing affordability? (1 being I don't support this solution and 5 being I strongly support this solution).
 - i. XXXX
41. **Which of the following groups do you think should be primarily responsible for addressing community housing initiatives? Select all that apply**
- a. Major employers
 - b. Petersburg Borough
 - c. The State of Alaska
 - d. A housing Authority
 - e. Nonprofits
 - f. Private developers/the market
 - g. Other, please specify