



Islands Trust

MAYNE ISLAND HOUSING OPTIONS NEEDS SURVEY

Dear Mayne Island resident,

Our housing needs often change over our lifetime and it is important that communities have the flexibility to meet these changing needs. In 2010 the Mayne Island Local Trust Committee appointed The Mayne Island Housing Options Task Force to review and make recommendations about current and future housing needs for Mayne Island. The purpose of the Housing Options Task Force is to provide overall strategic advice to the Local Trust Committee on Mayne Island housing. Our objective is to identify land use (zoning) requirements and policy issues related to addressing the present and future need for housing diversity on Mayne Island.

To obtain the information necessary for the development of policies and land use requirements for Mayne Island, we are studying local housing needs and different factors that affect the availability of housing in this area. As people who live/work on Mayne Island, your opinions on the housing situation here are important. To assure that the attitudes and experiences of all local (residents/employees) are represented, we ask that you take the time to respond to the survey either in printed format or online at <http://www.surveymonkey.com/s/MayneIslandHousing>. Your response is confidential; please do not identify yourself.

When the housing needs assessment is completed, we plan to share the results with the community at a public meeting. If you wish a summary of our report, it will be available online at <http://mayneltc.com/housingtaskforce.htm> and in the Mayne Island Housing Options Task Force binder at the library. If you have questions about the questionnaire or the work of the Task Force, feel free to write or call Terrill Welch during business hours at 250-539-5877 or via email at tawelch@shaw.ca.

Thank you so much for your participation.

Mayne Island Housing Options Task Force

SURVEY OF THE HOUSING NEEDS OF MAYNE ISLAND RESIDENTS

This survey will help us to learn more about housing for residents in our community. The information you provide will help the Task Force to assist the Local Trust Committee in making informed decisions relative to community housing needs. Input from all residents is very important and we will really appreciate your input. Your response is confidential. We are only interested in the combined results from all community members.

If you have more to say about our housing needs:

1. please feel free to provide your thoughts in writing; or
2. attend our next public meeting (the date will be advertised in the Mayneliner).

Your ideas are important and will be read, heard and taken into account!

Please complete this survey before **APRIL 18, 2011**. There are 22 questions and it should take no more than 10 minutes to complete.

You may complete the survey online at: <http://www.surveymonkey.com/s/MayneIslandHousing>

Paper and pencil surveys should be returned to:

Terrill Welch

Site 21 Comp 32

Mayne Island, B.C. V0N 2J0

by mail or dropped off at the Gulfport free mail.

Thank you for your participation.

Terrill Welch

On behalf of the Mayne Island Housing Options Task Force

HOUSING TASK FORCE SURVEY

For each question, please fill in the blank or check the number that best describes your situation or opinion.

CURRENT HOUSEHOLD AND HOUSING SITUATION

Q-1 How many adults live in your home?

- One Two Three Four Five
- Other (please specify) _____

Q-2 How many of the adults living in your home are 65 years of age or older?

- One Two Three Four Five
- Other (please specify) _____

Q-3 How many children age 18 or younger live in your home?

- One Two Three Four Five
- Other (please specify) _____

Q-4 Do you reside on Mayne Island:

- Full-time Part time year round Part time summer only
- Part time winter only
- Other (please specify) _____

Q-5 How many years have you lived on Mayne Island in total? (include both full and part time residency)

- 0-2 years
- 2 years - 4 years
- 4 years - 6 years
- 6 years – 10 years
- More than 10 years

Q-6 Do you own or rent your home? Own Rent

Q- 7 What is the approximate size of your home, not including the area of the basement?

- less than 700 square feet 700 to 1000 square feet
- 1001 to 1600 square feet More than 1600 square feet

HOUSING ADEQUACY

The following questions refer to the current condition of your home, and will generally be used to assess the adequacy of local housing, as a component of core housing needs.

Q-8 If you are a renter, how do you feel about your present housing situation? (If you are an owner, please go to question 10.)

	Very satisfied	Satisfied	Neither satisfied nor dissatisfied	Dissatisfied	Very Dissatisfied
Size of rental home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Condition of rental home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Monthly cost of rental home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Accessibility of rental home (stairs; bathing facilities, etc.)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

Q. 9 If you could change one thing about your rental accommodation, what would it be?

Q. 10 If you are an owner, how do you feel about your present housing situation overall? (If you are a renter, please go to question 12)

	Very satisfied	Satisfied	Neither satisfied nor dissatisfied	Dissatisfied	Very Dissatisfied
Size of self-owned home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Condition of self owned home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Monthly cost of self-owned home	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Accessibility of self owned home (stairs; bathing facilities, etc.)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

Q. 11 If you could change one thing about your self-owned accommodation, what would it be?

YOUR PAST EXPERIENCE WITH HOUSING ON MAYNE ISLAND

The following questions are in regard to your past experiences with housing on Mayne. This information will be useful in identifying the types of housing obstacles within the community.

Q.12 Have you experienced any of the following difficulties in housing yourself or your family on Mayne Island in the past 10 years?

(Check all that apply)

- Shortage of affordable rental housing
- Limited number of affordable homes for sale
- Available, affordable rental homes are poor quality or too small
- Available, affordable homes for sale are poor quality or too small
- Did not have enough money for required down payment on a home

- Could not qualify for a mortgage at current interest rates and home prices
- Trouble qualifying for home financing because of credit rating
- Finding housing that was both accessible for my disability and affordable
- None of the foregoing
- Other - Please explain _____

Q-13 If you checked more than one of the difficulties in the previous question, which ONE was the most challenging? _____

LONGER TERM HOUSING PREFERENCES AND PLANS

Q-14 When do you anticipate you will next change your place of residence?

- Within 12 months
- Between 12 and 24 months in the future
- Between 2 and 5 years in the future
- More than five years in the future
- Never (proceed to **Q-17**)

If you indicated that you anticipate a change, please tell us why you think this will be necessary

Q-15 When you change your place of residence, where do you expect that your new home will be?

- On Mayne Island
- Not on Mayne Island

Q-16 What type of housing are you most likely to seek when you change your place of residence (please check your top choice and whether or not you would prefer rental or self-owned)?

- Single-family detached house Rental Self-owned
- Semi-detached duplex, row house, or townhouse Rental Self-owned
- Suite or room within a house Rental Self-owned
- Apartment building or multi-unit complex Rental Self-owned
- Mobile or manufactured (RTM) home Rental Self-owned
- Seniors housing Rental Self-owned
- Small second dwelling (cottage) Rental Self-owned
- Unit equipped for special needs Rental Self-owned
- Co-housing/shared Rental Self-owned
- Low income assisted living Rental Self-owned
- Other (please specify) _____

Q-17 In your opinion, does Mayne Island have any of the following housing problems?

Problem	Strongly agree	Agree	Disagree	Strongly Disagree	Don't know
Lack of enough different dwelling types	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Lack of enough affordable homes for sale	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Lack of enough affordable rental units	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Lack of enough subsidized/assisted housing	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Lack of enough housing for the elderly	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Too much low standard or dilapidated rental housing	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Too much vacant/abandoned housing	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

Q-18 What types of housing and zoning options should our community encourage?

(Check all that apply)

- Basement and secondary suite
- Co-operative housing
- Apartment or townhouse
- Single family detached home
- Dormitory style housing for seasonal workers
- Semi Detached (duplex) homes
- Co-operative land share properties
- Smaller lot sizes
- Manufactured homes in mobile home park
- None of the above--adequate housing and land use options are available on Mayne Island.
- Other – please specify _____

POTENTIAL FOR NEW HOUSEHOLDS ON MAYNE

Q-19 Are there any individual residents of your household who currently desire to relocate to a home of their own? If there is more than one, please indicate the number.

- Yes (#_____)
- No (proceed to **Q- 22**)

Q-20 What is preventing this individual (or individuals) from relocating at this time?

(check all that apply)

- Financial situation
- Job Situation
- Can't afford rent / down payment

- Homes are too expensive
- Interest rates
- Caring for or being cared for by other family members
- Can't find housing of the type they want
- Can't find housing in the location they want
- Other (please provide details) _____

Q-21 If this individual (or individuals) did purchase or rent a home, where would they prefer to be located?

- On Mayne Island
- Off Mayne Island

Q-22 Is there anything else you would like to tell us about housing needs on Mayne Island?

Thank you for taking the time to participate in our survey. We look forward to sharing our results with you at an upcoming Community Meeting.

If you wish a summary of our report, it will be available online at

<http://mayneltc.com/housingtaskforce.htm> and in the Mayne Island Housing Options Task Force binder at the Mayne Island library. If you have questions, feel free to write or call Terrill Welch during business hours at 250-539-5877 or via email at tawelch@shaw.ca .

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