



Analysis of Impediments to Fair Housing Choice

(2019)

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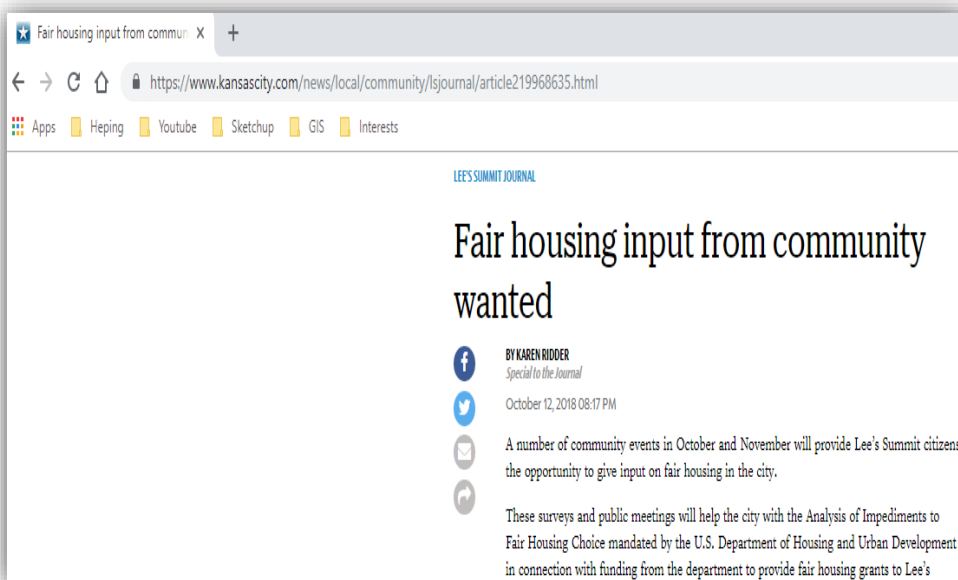
Appendices

Public Information for Participation

The City developed a series of publications, advertising materials, web and social media releases and postings, government TV video clips and invitation letters and postcards to mobilize the community to participate in various public engagement events throughout the development of this AI. Here are some of the examples:

Press Releases





Invitations



Fair Housing Choice
City of Lee's Summit

HOUSING PROVIDERS FORUM

You Are Invited
Share your experiences, expectations and opinions with us

FAIR HOUSING CHOICE: IT'S THE LAW.
ACCESS TO HOUSING AND OPPORTUNITIES. IT'S A RIGHT, NOT A PRIVILEGE.

The City of Lee's Summit is conducting an **Analysis of Impediments to Fair Housing Choice (AI)**, a Federal requirement for an Entitlement Community under HUD grant programs. Where people choose to live is influenced by many factors. Housing cost, quality of neighborhood, distance to work, access to services, quality of school, proximity to amenities, age, disabilities, to name a few. Public policies, government regulations, public or private business requirements, standards and decisions may adversely disfranchise certain groups of the population. Barriers to housing choice must be identified and addressed. You provide one of the most critical and valuable services to our residents – housing. Your input is important to us as we strive for improved access to opportunities for all.

WHO SHOULD ATTEND? <ul style="list-style-type: none"> ✓ Government housing services ✓ Multifamily housing establishment representatives (nonprofits or for-profits) ✓ Senior housing providers ✓ Assisted housing providers ✓ Public housing authority ✓ Transitional housing providers ✓ Homeless housing/shelter provider ✓ Temporary/emergency housing/shelter provider ✓ Housing developers ✓ Housing assistance provider ✓ Realtors ✓ Fair housing advocates ✓ Community leaders and interest groups on fair housing ✓ General public 	HOUSING PROVIDERS FORUM 9:30 – 11:00 a.m. Tue., July 17, 2018 Howard Conference Rooms 2nd Floor Lee's Summit City Hall 220 SE Green St RSVP Required. Open to Public Email: planning@cityofLS.net Phone: 816.969.1600 Fax: 816.969.1619	WHAT WILL BE DISCUSSED? <ul style="list-style-type: none"> ✓ Unmet housing needs in Lee's Summit and the KC region ✓ Current housing development patterns and trends ✓ How housing affects access to opportunities for different people, families and households ✓ How access to opportunities affects housing choice ✓ Contributing factors for housing choice issues ✓ Services/housing type you provide/ will provide that helps to meet the community's housing needs ✓ Business policies and decisions affecting housing choice ✓ How public policies and regulations affect your agency's bottom line in meeting the housing needs ✓ What can be done to overcome barriers to fair housing choice
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WE NEED YOUR INPUT

IDENTIFY barriers
ASSESS impact
DEVELOP strategies
IMPLEMENT actions

AI PROCESS



For more information on Fair Housing and Analysis of Fair Housing Choice, scan the QR code to the left or visit our website below.

<http://cityofLS.net/Development>



QUESTIONS?

Email Us: planning@cityofLS.net




FF



let's talk.

The City of Lee's Summit wants **YOUR** opinion on strategies to address barriers to fair housing choice.

Public Survey | Oct. 17 - Nov. 19
Available online at bit.ly/LShousing

Public Meeting | Oct. 22 | 5:30 - 7 p.m.
Gamber Community Center
4 SE Independence Ave., Lee's Summit, MO



LEE'S SUMMIT
MISSOURI



LEE'S SUMMIT
MISSOURI

For special accommodations, contact us before Oct. 17. 816.969.1600 | planning@cityofLS.net

Hablemos.





City of Lee's Summit
City Hall | 969-1000
220 SE Green Street
Lee's Summit, MO 64063

La cumbre de la ciudad de Lee's Summit pide una opinión sobre estrategias para abordar las barreras a la vivienda justa.

Encuesta pública | 17 de octubre - 19 de noviembre
Complete nuestra encuesta en línea siguiendo el enlace en: bit.ly/LShousing

Reunión pública | 22 de octubre
Únete a nosotros en 5:30 - 7 p.m.
Gamber Community Center
4 SE Independence Ave., Lee's Summit, MO

Para alojamiento especial, contáctenos antes del 17 de octubre.

TV Video



Public Consultation Events and Attendance

Service Providers Forum – This forum was held in the City Hall on June 12, 2018. Here are the attendees.

Name	Agency/Organization
Roy Dlugoszki	Jackson County Health Dept
Barb Henson	LS HA
Kelsi Green	Mother's Refuge
Sara Davis	OATS Transit
Monica Hubbard	Coldwater
Tasha Moore	RE Discover
Jean Schaefer	RE Discover
Hanni Wran	restart, Inc.
Christina Leakey	TRUMAN HABITAT
Lufkin Ross	Hillcrest
Rexanne Hill	LSR-7
Barbara Pisset	RE Discover
Bridgette Casey	Jackson County Health

Name	Agency/Organization
Vanessa Workent	Hillcrest Transitional Housing
Janice Ingram	City of LS
Cotton Sivits	Hillcrest
Tonia Strohan	City of Lee

Name	Agency/Organization
Traci Francis	Hope House
Chelsea Myrick	OATS
Tracy Deister	City of LS

Public Forum – This forum was held on November 1, 2018. Here are the attendees at this event.

Name	Agency/Organization (if applicable)
Vanessa Workenfl	Hillcrest Transitional Housing
Ray Dlugolecki	Jackson County Health
Darwin Taylor	LEE'S Summit Housing Authority
Barb Henson	" "
Cotton Sivits	Hillcrest
Monica Humel	Coldwater
Shannon Pollard	Hope House

Public Surveys and Results

Surveys

Phase I: Three surveys were released for public input in this phase. The Community Survey was conducted in both English and Spanish.

1. Community Survey (English)

1. Demographic Questions

Questions 1-10, are the general demographic questions. These questions are asked to help us generate survey results based on demographic characteristics of the respondents. This survey is **Anonymous**.

1. What is your gender?

Female Male Other Decline to respond

2. What is your 5-digit zip code?

64034 64063 64064 64081 64082 64083 64086
 None of the these

3. What is your race and/or ethnicity? (Check All That Apply)

Black or African American White or Caucasian Hispanic or Latino
 American Indian or Alaska Native Asian or Asian American Another race
 Native Hawaiian or other Pacific Islander Decline to respond

4. What is your age?

Under 18 18-30 41-60 61-80 81+ Decline to respond

5. What is your total annual household income before taxes in the most recent tax year?

Under \$15,000 Between \$15,000 and \$29,999 Between \$30,000 and \$49,999
 Between \$50,000 and \$74,999 Between \$75,000 and \$99,999 Between \$100,000 and \$150,000

Over \$150,000 Decline to respond

6. What is your current marital status?

Married Separated Divorced Widowed Single Decline to respond

7. Besides yourself, do you have any of the following people living in your household? (Check All That Apply)

Persons under 18 Persons 18-30 Persons 31-60 Persons 61+
Decline to respond

8. How many people live in your household, including yourself?

9. Does any disability, handicap, or chronic disease keep you and/or family member from participating in work, school, housework or other activities?

Yes No Decline to respond

10. What is your current employment status?

Full-time Part-time Retired Unemployed Decline to respond

2. Housing

Questions 11-19, are used to help us generate survey results depicting the general conditions of housing in the City and challenges our residents have. This survey is **Anonymous**.

11. How would you categorize your primary residence?

Own Rent Public housing or Housing Choice Voucher housing
 Homeless Transitional housing Institutional housing establishment
 Other (please specify)

12. What type of housing structure do you live in?

Single family Town home or duplex Condominium or coop
 Do not live in a housing structure Assisted living Apartment
 Other (please specify)

13. How satisfied are you with your current housing?

Very satisfied Satisfied Dissatisfied Very dissatisfied Neither satisfied nor dissatisfied

14. If you said you were anything less than Very Satisfied on #13, please tell us why (Check All That Apply). Otherwise if you are Very Satisfied you can skip to #15

Crime in Neighborhood Rent gets unaffordable for me Don't like the neighborhood
 Landlord won't make repairs Home needs repairs I can't afford Neighbors
 Not enough job opportunities in the area School quality Inadequate access to transit
 Property taxes too high Too far from grocery store/fresh food Too much traffic
 Too far from health care facilities Foreclosure concerns Property value fell
 Other (please specify)

15. Do you want to stay in your current housing as you age into retirement and beyond?

Yes No Don't know

16. What are some of your concerns of aging in your current housing? (Check All That Apply)

Financial issues Maintenance/housekeeping issues Health issues No longer able to drive

Too far from services Don't know None
 Other (please specify)

17. If you had the opportunity to move from your current housing would you...

Stay in Lee's Summit Would rather stay in current housing
 Move out of state Move to a different community in the KC metro region

18. What are the primary priorities when choosing housing? (Please rank 1 being most important and 11 being least important)

Size of housing
 Price of housing
 Condition of housing
 Nice neighborhood/low crime
 Handicap accessibility
 Convenient to job
 Convenient to friends or family
 Convenient to leisure activities (parks, pools, shopping, etc.)
 Convenient to public services (health facilities, grocery stores, post office, etc.)
 Good schools
 Walkability (being able to safely walk everywhere)

19. (RENTERS) Are you ever faced with the following challenges? (HOMEOWNERS) Please skip to question #20

None
 I can't afford the down payment for a house
 My landlord refuses to make repairs despite my request
 It is hard to find a landlord that accepts Housing Choice Vouchers (HCV)
 I have a bad credit history of evictions/foreclosures and cannot find a place to rent
 I have a felony/criminal record and cannot find a place to rent
 Other (please specify)

3. Housing Discrimination

Questions 20-31, will help us determine if the residents of Lee's Summit are being discriminated against in any way. Discrimination may mean refusing to rent or sell a house, mortgage loans, different rental or sales terms, denying disability needs, etc., because of a person's age, color, disability, religion, familial status, race, sex, etc. (The Fair Housing Act (FHA), Title VIII of the Civil Rights Act of 1968, is the predominant housing law). The federal Department of Housing and Urban Development (HUD) defines housing affordability as all housing related costs not exceeding 30% of a household's income. "Families who pay more than 30% of their income for all housing related costs combined are considered cost burdened and may have difficulty affording necessities such as food, clothing, transportation and medical care." This survey is **Anonymous**.

20. Before today, have you ever heard of the Fair Housing Act or the Affordable Housing definition? (Definitions of each can be found in the above description)

Yes No

21. Do you think housing discrimination happens in Lee's Summit?

Yes No Don't know

22. Have you or someone you know in Lee's Summit ever experienced housing discrimination?

Yes No Don't know Decline to respond

23. If you said Yes on #22, please mark why you/them were denied housing to rent or purchase?

Otherwise you can skip to #24

- Have Section 8 Housing Choice voucher Because of age
- Other buyer offered higher price Criminal background
- Race/ethnicity or partner's race/ethnicity Eviction history
- Sexual orientation or gender identity Income too low
- Landlord didn't allow pets, including service animals Bad credit
- Didn't get rental application in fast enough Disability
- Immigration status Source of income
- Other buyer offered to pay cash Because of children
- Not sure Other (please specify)

24. What would you do if you were discriminated against in a housing option? (Check All That Apply)

- Complain to the entity that discriminated against me Contact HUD
- Find a new real estate agency/mortgage lender Contact the City
- Contact my Council representatives Contact an attorney
- Contact a local fair housing organization Move/find a new place
- Contact the State's fair housing organization Not sure
- Other (please specify)

25. Have you or someone you know that has been discriminated against ever filed a housing discrimination complaint?

Yes No Not sure Decline to respond Not Applicable

26. If you said No or Not Sure on #25, please mark all of the following why you or the other person did not file. (Check All That Apply) Otherwise you can skip to #27.

- Did not know where to file Too much of a hassle
- Did not know my rights Procedures too complicated
- Thought I needed a lawyer to file No way to get help
- Discouraged from filing by friends/family Language barriers
- Fear of retaliation Fear of immigration issues
- Fear about going to a government agency for assistance Not Applicable
- Other (please specify)

27. (Renters) Have you or anyone you know ever asked a landlord to make a modification to the rental unit to accommodate a disability?

Yes No Don't know

28. If you said Yes on #27, please tell us who was responsible for the modification. Otherwise you can skip to #29

- The landlord paid for the modification, and the rent was increased
- The landlord paid for the modification, and did not increase the rent
- The landlord and the renter shared the costs of the modification, and the rent was increased
- The landlord and the renter shared the costs of the modification, and the rent did not increase
- The renter had to pay for the modification, and the rent was increased
- The renter had to pay for the modification, and the rent did not increase
- Other (please specify)

29. Do you think fair housing laws are adequately enforced?

Yes No Don't know No Opinion

30. What do you think Lee's Summit needs to do more of to educate the public about fair housing rights? (Check All That Apply)

More information on-line (Lee's Summit website, social media, etc.) Promote at annual events
 More information on Lee's Summit government channel Not sure
 More paper handouts (pamphlets, flyers, Lee's Summit magazine, etc.) Decline to respond
 Other (please specify) Nothing

31. Are fair housing laws hard to understand?

Yes No Not sure

4. View on Affordable Housing

Questions 32-41, will provide insight as to challenges in providing affordable housing in Lee's Summit. The federal Department of Housing and Urban Development (HUD) defines housing affordability as all housing related costs not exceeding 30% of a household's income. "Families who pay more than 30% of their income for all housing related costs combined are considered cost burdened and may have difficulty affording necessities such as food, clothing, transportation and medical care." This survey is **Anonymous**.

32. Do you think that the affordable price rental units that are offered in Lee's Summit are in good condition and safe?

Yes No Don't Know

33. Do you think there are enough rental units in an affordable price range in the City of Lee's Summit?

Yes No Don't know

34. Do you think there are enough housing units in an affordable price range in the City of Lee's Summit?

Yes No Don't know

35. Would you support different types of households moving in to the area?

Yes No Don't know Decline to respond

36. Would you be supportive of having a group home in the Lee's Summit area?

Strongly Agree Agree Disagree Strongly Disagree Neither agree nor disagree
 Decline to respond

37. Would you be supportive of having more housing for the elderly in the Lee's Summit area?

Strongly Agree Agree Disagree Strongly Disagree Neither agree nor disagree
 Decline to respond

38. Would you support the construction of mixed use development within one mile of your place of residence?

Yes No Depends Decline to respond

39. What are the barriers to affordable housing in Lee's Summit? (Check All That Apply)

Development costs (zoning, subdivision fees) Lack of housing option/types
 Not an interest of area developers NIMBYism (Not In My Back Yard)
 Lack of public transportation to employment center Current zoning pattern
 Other (please specify) Don't know

40. What are your perceived negative impacts of affordable housing? (Check All That Apply)

Loss of neighborhood character Raise local taxes Worsen schools
 Lower property values Increase crime Traffic congestion

Don't know None Other (please specify)

41. American Fact Finder-U.S. Census Bureau showed that in 2016, Lee's Summit had a median rent of \$996.00 per month. Average household income was \$80,494 (divide this by 2; each adult would make \$40,247). To be able to afford the \$996.00, a person has to be making at a minimum of \$19.15 per hour or \$39,840 per year. Do you think the average household size in Lee's Summit can afford this rent, along with other monthly bills?

Agree Disagree Neither agree nor disagree Decline to respond

END OF SURVEY ### ## ### END OF SURVEY

2. Builder/Developer Survey

1. Business-Specific Questions

Questions 1-6, are basic questions about development businesses in Lee's Summit. This survey is **Anonymous**.

1. How would you categorize the company that you own/work for based on its development market?

Local Regional National Other (please specify)

2. Has your company developed/built in Lee's Summit in the last ten years?

Yes No

3. What type of development has your company developed in Lee's Summit market area? (Check All That Apply)

Residential Commercial Industrial Civic Other (please specify)

4. If you said Residential in #3, which type of structures do you build? (Check All That Apply) Otherwise you can skip to #7

Single family detached Duplex Multi-family owner occupied

Multi-family rental apartments Other (please specify)

5. If you said Single Family Detached structures on #4, what are the price ranges? (Check All That Apply) Otherwise you can skip to #6

Below \$200,000 \$200,000-\$399,999 \$400,000-\$599,999 \$600,000-\$999,999

\$1,000,000 +

6. If you said Rental Apartments on #4, what are the ranges of rent? (Check All That Apply) Otherwise you can skip to #7

Below \$500 \$500-\$700 \$701-\$900 \$901-\$1,100 \$1,101-\$1,500 \$1,501-

\$2,000 \$2,001 +

2. Housing and Housing Discrimination

Questions 7-13, will help us understand housing market demand and supply as well as hardships housing seekers face. Discrimination may mean refusing to rent or sell a house, refusing to approve mortgage loans, applying different rental or sales terms, denying disability needs, etc., because of a person's age, color, disability, religion, familial status, race, sex, etc. (The Fair Housing Act (FHA), Title VIII of the Civil Rights Act of 1968, is the predominant housing law). This survey is **Anonymous**.

7. What do you see from your clients (or yourself, if you do not build residential) to be the primary priorities when choosing housing? (Please rank 1 being most important and 11 being least important)

- Size of housing
- Price of housing
- Condition of housing
- Nice neighborhood/low crime
- Handicap accessibility
- Convenient to job
- Convenient to friends or family
- Convenient to leisure activities (parks, pools, shopping, etc.)
- Convenient to public services (health facilities, grocery stores, post office, etc.)
- Good schools
- Walkability (being able to safely walk everywhere)

8. What type of housing do you believe the market demands more of in Lee's Summit? (Check All That Apply)

- Single family as owner-occupied Single family as renter-occupied Apartments
- Town homes, duplexes, etc. as owner-occupied Condos (purchase or rental)
- Town homes, duplexes, etc. as renter-occupied Other (please specify)

9. Do you think renters today are faced with the following challenges? (Check All That Apply)

- Can't afford a down payment to buy a house Hard to find a rental unit in Lee's Summit within their financial ability
- Hard to find a rental place that accepts housing vouchers Don't know
- Affordable rental units are generally in undesirable conditions Other (please specify)

10. Do you think our community offers age friendly housing in general?

- Strongly Agree Agree Disagree Strongly Disagree Neither agree nor disagree

11. Do you think our single family and multifamily housing are suitable for the elderly? (Not including assisted living, retirement communities, etc.)

- Strongly Agree Agree Disagree Strongly Disagree Neither agree nor disagree

12. Have you or someone you know in Lee's Summit ever experienced housing discrimination?

- Yes No Don't know Decline to respond

13. If you said Yes on #12, please check all of the following that apply. Otherwise you can skip to #14

- Age Race Color National Origin Religion Disability
- Sexual orientation or gender identity Having children Not sure

3. View on Affordable Housing

Questions 14-24, will provide insight as to challenges in providing affordable housing in Lee's Summit. The Federal Department of Housing and Urban Development (HUD) defines housing affordability as all housing related costs not exceeding 30% of a household's income. "Families who pay more than 30% of their income for all housing related costs combined are considered cost burdened and may have difficulty affording necessities such as food, clothing, transportation and medical care."

This survey is **Anonymous**.

14. Do you think fair housing laws have an impact on your development decisions regardless what you develop?

- Yes No Don't know Decline to respond

15. Do you/your company ever consider constructing affordable housing units in Lee's Summit for the local low-to-moderate income households?

Yes No Don't know Possibility

**16. If you said No on #15, please mark the following reasons why. (Check All That Apply)
Otherwise you can skip to #17**

Local regulations won't allow Lose money Not interested No demand for them

Not the company's specialty Too risky Bank won't provide loans

Too much public opposition Realtors won't sell Other (please specify)

17. Do you think there are enough rental units in an affordable price range in the City of Lee's Summit?

Yes No Don't know

18. Do you think the affordable price rental units that are offered in Lee's Summit are in good condition and safe?

Yes No Don't know

19. If the community needs more affordable housing units, which of the following do you think will benefit the community the most?

Single family subdivision with a small percentage of affordable units

Affordable units through redevelopment and reuse of vacant commercial properties

Medium density residential development for mixed income households

Decline to answer

Other (please specify)

20. What do you believe will make developing affordable housing more attractive for developers? (Check All That Apply)

Financial incentives Public financing of infrastructure Tradeoffs

Loan guarantee by government Public and private cost sharing

21. If a mixed income housing development is proposed adjacent to your development, how likely would you support it?

Very likely Likely Unlikely Very unlikely Neither likely nor unlikely

Decline to respond

22. Overall do you think the residents of Lee's Summit would be supportive of low to moderate income housing for the elderly?

Strongly Agree Agree Disagree Strongly Disagree Neither agree nor disagree

23. What are the barriers to affordable housing in Lee's Summit? (Check All That Apply)

Development costs (zoning, subdivision fees, etc.) Lack of public transportation to jobs and employment centers

NIMBYism (Not In My Back Yard) Current zoning pattern Lack of housing option/types

Not an interest of area developers Don't know Other (please specify)

24. American Fact Finder-U.S. Census Bureau showed that in 2016, Lee's Summit had a median rent of \$996.00 per month. Average household income was \$80,494 (divide this by 2; each adult would make \$40,247). To be able to afford the \$996.00, a person has to be making at a minimum of \$19.15 per hour or

\$39,840 per year. Do you think the average household size in Lee's Summit can afford this rent, along with other monthly bills?

Agree Disagree Neither agree nor disagree Decline to respond

END OF SURVEY ### END OF SURVEY

3. Financial Institutions Survey

1. Business-Specific Questions

Questions 1-4, will help us understand the financial services and financing environment in Lee's Summit area to support housing. This survey is **Anonymous**.

1. How would you categorize the company that you own/work for based on its service market?

Local Regional National Other (please specify)

2. Does your financial agency have an office location in Lee's Summit?

Yes No Other (please specify)

3. Does your financial agency provide loans for the following types of development/construction in Lee's Summit area? (Check All That Apply)

Single family residential Mixed-use with residential component Retail/office

Multi-family residential Industrial Civic Other (please specify)

4. Does your financial agency provide mortgage loans for the following? (Check All That Apply)

First time home buyers to purchase a home

Investors to purchase real properties for residential use

Investors to purchase real properties for non-residential use

Owners/Management companies of housing complexes

Other (please specify)

2. Financing Housing and Fair Lending Practices

Questions 5-12, will help us understand today's lending environment. Discrimination may mean refusing to rent or sell a house, refusing to approve mortgage loans, applying different rental or sales terms, denying disability needs, etc., because of a person's age, color, disability, religion, familial status, race, sex, etc. (The Fair Housing Act (FHA), Title VIII of the Civil Rights Act of 1968, is the predominant housing law.) This survey is **Anonymous**.

5. If your agency provides loans to developers for housing development/construction, which of the following development types are the least favored? (Please rank 1 being most favored and 8 being least favored)

Single family detached homes of 2,000 square foot finished floor space minimum

Single family detached homes of less than 1,000 square foot finished floor space

Single family attached residential of 1,000 square foot finished floor space per dwelling unit

Single family attached residential of less than 1,000 square foot finished floor space per dwelling unit

Multifamily housing

Multifamily housing for seniors with ADA accessibility accommodations

Multifamily mixed-income housing with a wide range of dwelling unit sizes

Multifamily housing in a mixed use development

6. If your agency provides mortgage loans for home buyers, based on your knowledge, what is the likely range of percentage of applications that gets denied? (Choose One)

1%-10% 11%-20% 21%-30% 31%-50% 51%+

7. Does your financial agency use any of the following as risk factors when evaluating a mortgage loan application? (Check All That Apply)

Single working mother with children Persons with disabilities Racial/Ethnic background
 Working parents with children Married couple with one income Self-employed Retiree

8. What do you think of the mortgage industry today after the subprime mortgage crisis? (Check All That Apply)

Business as usual
 Reasonably more cautious when approving loan requests
 Overly cautious when approving loan requests
 Tighter criteria for loan qualifications
 More sensitive to property locations
 More focus on shorter term loans
 Other (please specify)

9. Do you believe that mortgage lenders and their loan officers are properly trained on Fair Housing Laws?

Yes No Not sure

10. Do you know or think that discrimination in mortgage lending exists in our area?

Yes No Don't know Decline to respond

11. If you said Yes on #10, please check all of the following that apply. Otherwise you can skip to #12

Age Race Color National Origin Religion Disability
 Sexual orientation or gender identity Having children Not sure

12. When meeting with clients do you...

Provide them with printed materials about fair housing laws
 Share with them verbally about fair housing laws
 Only share with them about fair housing laws when requested
 Never tell them about fair housing laws
 Decline to respond
 Other (please specify)

3. View on Affordable Housing

Questions 13-14, will provide insight as to challenges in providing affordable housing in Lee's Summit. This survey is **Anonymous**.

13. Do you think fair housing laws have an impact on your mortgage lending practices?

Yes No Not sure

14. Do you think fair housing laws are adequately enforced in the mortgage lending industry?

Yes No Don't know No Opinion

END OF SURVEY ### END OF SURVEY

Phase II: Community Survey

Community Survey

Analysis of Impediments to Fair Housing Choice – Developing Goals and Strategies to Overcome Barriers

During the spring and summer months of this year, the City conducted several public engagement events to solicit input to identify existing barriers to fair housing choice in Lee’s Summit and the Kansas City area. A summary results from these events (available on our website at www.cityofLS.net/Development). This public survey is intended to seek public input on the possible strategies that the community can implement and actions the community can take to overcome the identified barriers (impediments) to fair housing choice. This survey is **Anonymous**. (Alternatively, you may complete this survey online at www.cityofLS.net/Development)

Public Transportation

1. **On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between jobs and workers?**

- Continue to work with the regional KCATA to expand routes and services between residents and jobs
- Increase jobs/employment opportunities locally, closer to resident workers
- Support a regional approach to encouraging better development patterns so that worker-job connections are improved
- Promote transit-oriented, higher-density, and mixed use developments in Lee’s Summit to increase ridership perspective
- Create a funding source to support a Uber like service ridership
- Others (Please specify) _____

2. **On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between persons with special needs and special services?**

- Continue to explore other transportation options for persons with special needs beyond the conventional transportation
- Continue to support local services for special needs to expand
- Improve public information on available services, their locations and transportation options
- Encourage and support private and/or volunteer services to provide transportation on demand
- Explore Federal grants to fund a community service to meet special transport needs
- Others (Please specify) _____

3. **Which of the following would you likely support to help overcome the barriers? Select all that apply.**

- Increase public financial support to public transportation service
- Increase local funding to help with the cost of providing public transportation services
- Attract the types of jobs to Lee’s Summit that our workers currently travel to outside Lee’s Summit
- Provide job skill training opportunities that match the skill requirements of local jobs so that workers don’t have to travel elsewhere for work
- Other (please specify) _____

Affordable Housing

4. **Owner-Occupied Housing** On a scale of 1 to 9 (with 1 being the most important and 9 the least important), please rank the following in terms of importance possible strategies to increase affordable housing.

- Diversify new housing in terms of density, size, style, price and affordability
- Provide public incentive programs in support of development of affordable housing
- Provide public incentives to developers for development of affordable housing in areas where it is lacking
- Encourage development of senior housing to meet the growing aging population
- Increase public awareness and education
- Increase accessible owner-occupied housing to meet the needs of persons with mobility issues
- Realign the City's zoning and subdivision regulations as well as incentive programs to encourage inclusionary development (development type where varieties are allowed to be included to meet the varying needs)
- Promote/encourage mixed use and mixed density development
- Encourage infill development accommodating affordable housing
- Others (Please specify) _____

5. Renter-occupied Housing On a scale of 1 to 7 (with 1 being the most important and 7 the least important), please rank the following in terms of importance possible strategies to address affordable rental housing issues

- Promote development of affordable apartments by providing incentives
- Encourage more density in areas where currently fewer affordable rental units exist to allow rental rates to come down
- Promote higher level of integration of affordable rental housing with market rate rental housing throughout the City
- Explore rental assistance options to help renters of limited income to afford existing rental units
- Expand on public housing availability by supporting Lee's Summit Housing Authority to add more units to the community
- Continue to support development of senior housing facilities to meet the community's aging population
- Increase accessible rental units for people with mobility disabilities
- Others (Please specify) _____

6. Emergency Shelter/Housing Please select all from the following that you believe are good strategies to address the need for emergency shelters/housing for temporary homelessness

- Conduct a comprehensive study to find out the real need for emergency shelters/housing for temporary homelessness
- Provide financial support to develop an emergency shelter locally for the temporary homeless due to special circumstances
- Increase awareness and improve public information on the available emergency shelter assistance programs locally and regionally
- Set up a not-for-profit service or a referral service to connect people with available shelter services in the area
- Coordinate an effort from local churches and charity organizations to establish an emergency shelter system locally
- Work closely with the regional Continuum of Care (CoC), the Greater Kansas City Coalition to End Homelessness to address emergency shelter needs
- Continue to support development of senior housing facilities to meet the community's aging population
- Increase accessible rental units for people with mobility disabilities

Other

7. Overall, which item listed below is the most challenging impediment in your everyday lifestyle?

- Transportation Daycare Housing Health care Food Employment
 Education Not applicable Other (please specify)

8. If you have selected one of the options from Question 7, please let us know what you believe would be the best strategy to address the issue you selected.

Please use the space below to add any additional comments that you feel are relevant to the topic of this survey.

END OF SURVEY ### ## ### END OF SURVEY

Phase II: One survey in both English and Spanish.

Community Survey on Goals and Strategies

Analysis of Impediments to Fair Housing Choice – Developing Goals and Strategies to Overcome Barriers

During the spring and summer months of this year, the City conducted several public engagement events to solicit input to identify existing barriers to fair housing choice in Lee’s Summit and the Kansas City area. A summary results from these events (available on our website at www.cityofLS.net/Development). This public survey is intended to seek public input on the possible strategies that the community can implement and actions the community can take to overcome the identified barriers (impediments) to fair housing choice. This survey is **Anonymous**. (Alternatively, you may complete this survey online at www.cityofLS.net/Development)

Public Transportation

1. On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between jobs and workers?

- Continue to work with the regional KCATA to expand routes and services between residents and jobs
 Increase jobs/employment opportunities locally, closer to resident workers
 Support a regional approach to encouraging better development patterns so that worker-job connections are improved
 Promote transit-oriented, higher-density, and mixed use developments in Lee’s Summit to increase ridership perspective
 Create a funding source to support a Uber like service ridership
 Others (Please specify) _____

2. On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between persons with special needs and special services?

- Continue to explore other transportation options for persons with special needs beyond the conventional transportation
 Continue to support local services for special needs to expand

- Improve public information on available services, their locations and transportation options
- Encourage and support private and/or volunteer services to provide transportation on demand
- Explore Federal grants to fund a community service to meet special transport needs
- Others (Please specify) _____

3. Which of the following would you likely support to help overcome the barriers? Select all that apply.

- Increase public financial support to public transportation service
- Increase local funding to help with the cost of providing public transportation services
- Attract the types of jobs to Lee’s Summit that our workers currently travel to outside Lee’s Summit
- Provide job skill training opportunities that match the skill requirements of local jobs so that workers don’t have to travel elsewhere for work
- Other (please specify) _____

Affordable Housing

4. Owner-Occupied Housing On a scale of 1 to 9 (with 1 being the most important and 9 the least important), please rank the following in terms of importance possible strategies to increase affordable housing.

- Diversify new housing in terms of density, size, style, price and affordability
- Provide public incentive programs in support of development of affordable housing
- Provide public incentives to developers for development of affordable housing in areas where it is lacking
- Encourage development of senior housing to meet the growing aging population
- Increase public awareness and education
- Increase accessible owner-occupied housing to meet the needs of persons with mobility issues
- Realign the City’s zoning and subdivision regulations as well as incentive programs to encourage inclusionary development (development type where varieties are allowed to be included to meet the varying needs)
- Promote/encourage mixed use and mixed density development
- Encourage infill development accommodating affordable housing
- Others (Please specify) _____

5. Renter-occupied Housing On a scale of 1 to 7 (with 1 being the most important and 7 the least important), please rank the following in terms of importance possible strategies to address affordable rental housing issues

- Promote development of affordable apartments by providing incentives
- Encourage more density in areas where currently fewer affordable rental units exist to allow rental rates to come down
- Promote higher level of integration of affordable rental housing with market rate rental housing throughout the City
- Explore rental assistance options to help renters of limited income to afford existing rental units
- Expand on public housing availability by supporting Lee’s Summit Housing Authority to add more units to the community
- Continue to support development of senior housing facilities to meet the community’s aging population
- Increase accessible rental units for people with mobility disabilities
- Others (Please specify) _____

6. Emergency Shelter/Housing Please select all from the following that you believe are good strategies to address the need for emergency shelters/housing for temporary homelessness

- Conduct a comprehensive study to find out the real need for emergency shelters/housing for temporary homelessness
- Provide financial support to develop an emergency shelter locally for the temporary homeless due to special circumstances
- Increase awareness and improve public information on the available emergency shelter assistance programs locally and regionally
- Set up a not-for-profit service or a referral service to connect people with available shelter services in the area
- Coordinate an effort from local churches and charity organizations to establish an emergency shelter system locally
- Work closely with the regional Continuum of Care (CoC), the Greater Kansas City Coalition to End Homelessness to address emergency shelter needs
- Continue to support development of senior housing facilities to meet the community's aging population
- Increase accessible rental units for people with mobility disabilities

Other

7. Overall, which item listed below is the most challenging impediment in your everyday lifestyle?

- Transportation Daycare Housing Health care Food Employment
 Education Not applicable Other (please specify) _____

8. If you have selected one of the options from Question 7, please let us know what you believe would be the best strategy to address the issue you selected.

Please use the space below to add any additional comments that you feel are relevant to the topic of this survey.

END OF SURVEY ### ## ### END OF SURVEY

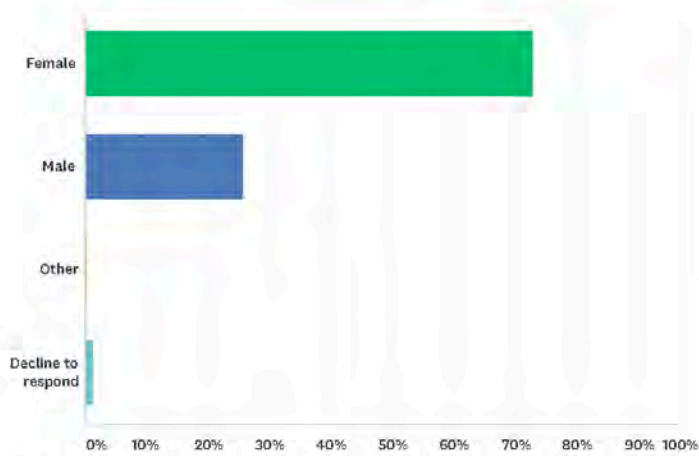
Results

Community Survey (English) on Housing

Community Housing Assessment Survey

Q1 What is your gender?

Answered: 474 Skipped: 0

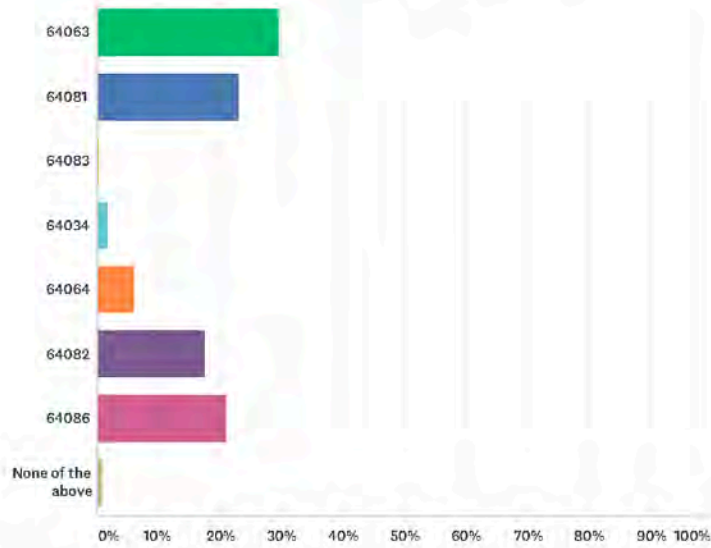


ANSWER CHOICES	RESPONSES	
Female	72.78%	345
Male	25.74%	122
Other	0.21%	1
Decline to respond	1.27%	6
TOTAL		474

Community Housing Assessment Survey

Q2 What is your 5-digit zip code?

Answered: 473 Skipped: 1

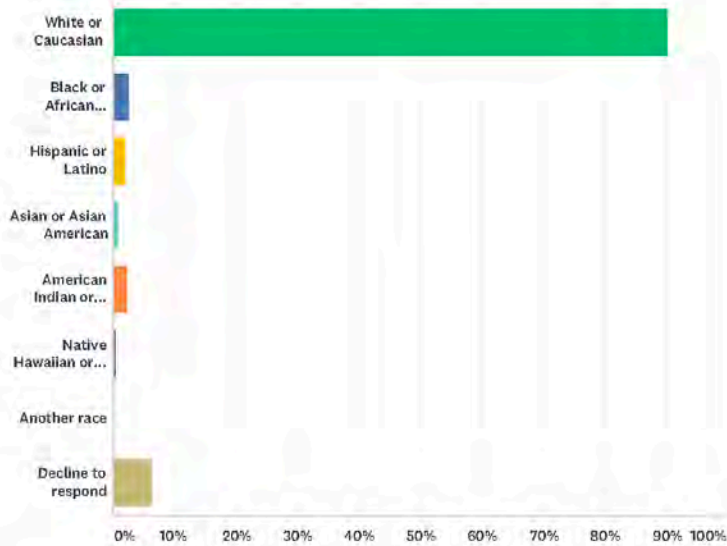


ANSWER CHOICES	RESPONSES	
64063	29.60%	140
64081	23.04%	109
64083	0.21%	1
64034	1.69%	8
64064	6.13%	29
64082	17.55%	83
64086	20.93%	99
None of the above	0.85%	4
TOTAL		473

Community Housing Assessment Survey

Q3 What is your race and/or ethnicity? (Check All That Apply)

Answered: 473 Skipped: 1

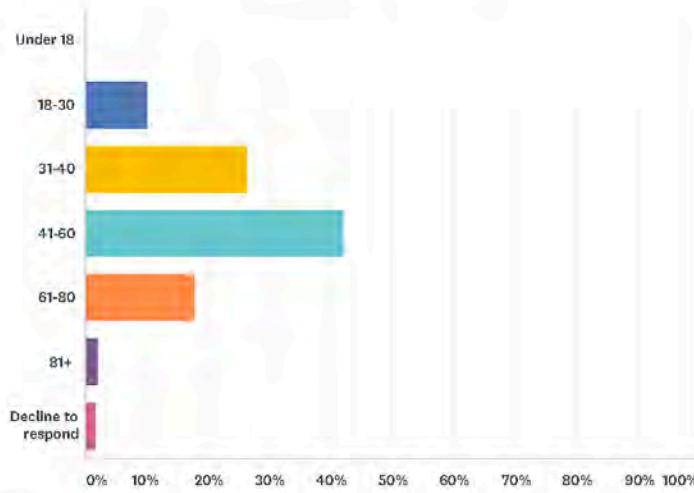


ANSWER CHOICES	RESPONSES	
White or Caucasian	90.06%	426
Black or African American	2.54%	12
Hispanic or Latino	1.90%	9
Asian or Asian American	0.85%	4
American Indian or Alaska Native	2.33%	11
Native Hawaiian or other Pacific Islander	0.42%	2
Another race	0.00%	0
Decline to respond	6.34%	30
Total Respondents: 473		

Community Housing Assessment Survey

Q4 What is your age?

Answered: 471 Skipped: 3

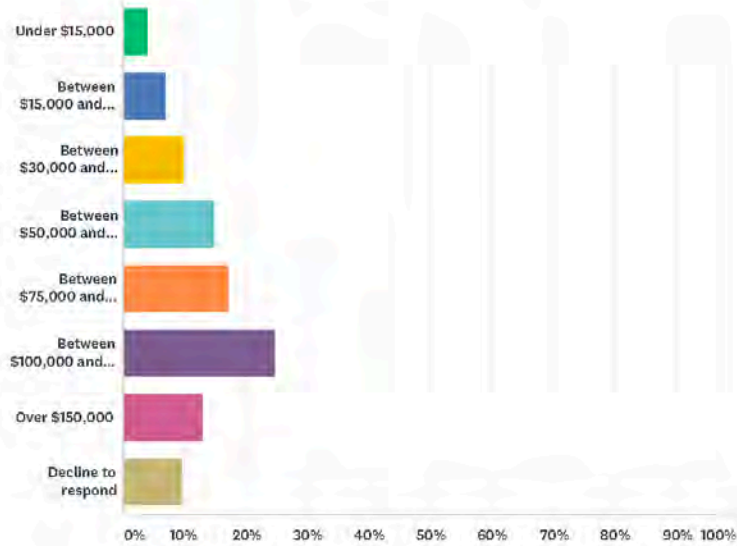


ANSWER CHOICES	RESPONSES	
Under 18	0.00%	0
18-30	9.98%	47
31-40	26.33%	124
41-60	42.04%	198
61-80	17.83%	84
81+	2.12%	10
Decline to respond	1.70%	8
TOTAL		471

Community Housing Assessment Survey

Q5 What is your total annual household income before taxes in the most recent tax year?

Answered: 472 Skipped: 2

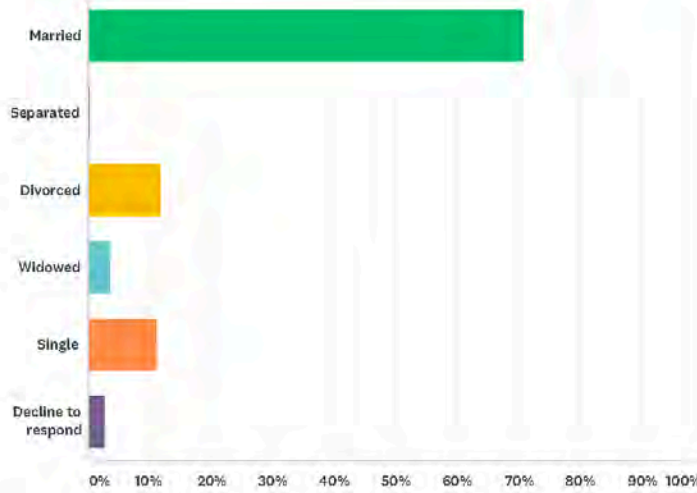


ANSWER CHOICES	RESPONSES	
Under \$15,000	4.03%	19
Between \$15,000 and \$29,999	6.99%	33
Between \$30,000 and \$49,999	9.75%	46
Between \$50,000 and \$74,999	14.83%	70
Between \$75,000 and \$99,999	17.16%	81
Between \$100,000 and \$150,000	24.79%	117
Over \$150,000	12.92%	61
Decline to respond	9.53%	45
TOTAL		472

Community Housing Assessment Survey

Q6 What is your current marital status?

Answered: 471 Skipped: 3

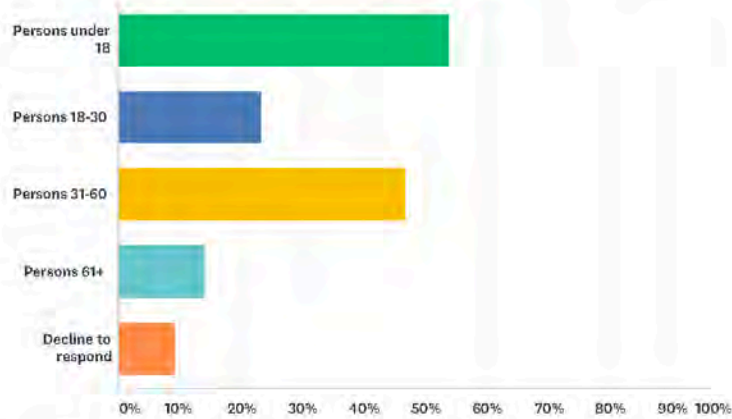


ANSWER CHOICES	RESPONSES	
Married	70.70%	333
Separated	0.21%	1
Divorced	11.68%	55
Widowed	3.61%	17
Single	11.04%	52
Decline to respond	2.76%	13
TOTAL		471

Community Housing Assessment Survey

Q7 Besides yourself, do you have any of the following people living in your household? (Check All That Apply)

Answered: 426 Skipped: 48



ANSWER CHOICES	RESPONSES	
Persons under 18	53.76%	229
Persons 18-30	23.24%	99
Persons 31-60	46.71%	199
Persons 61+	14.08%	60
Decline to respond	9.15%	39
Total Respondents: 426		

Community Housing Assessment Survey

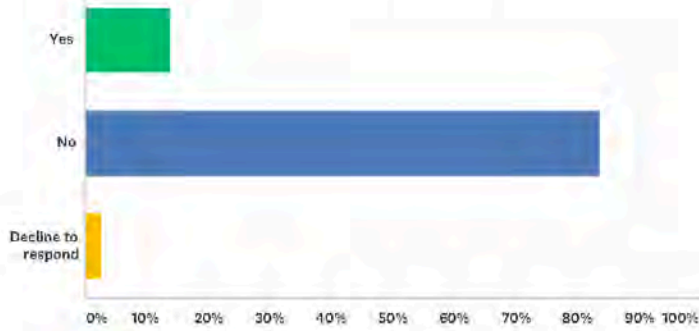
Q8 How many people live in your household, including yourself?

Answered: 468 Skipped: 0

Community Housing Assessment Survey

Q9 Does any disability, handicap, or chronic disease keep you and/or family member from participating in work, school, housework or other activities?

Answered: 470 Skipped: 4

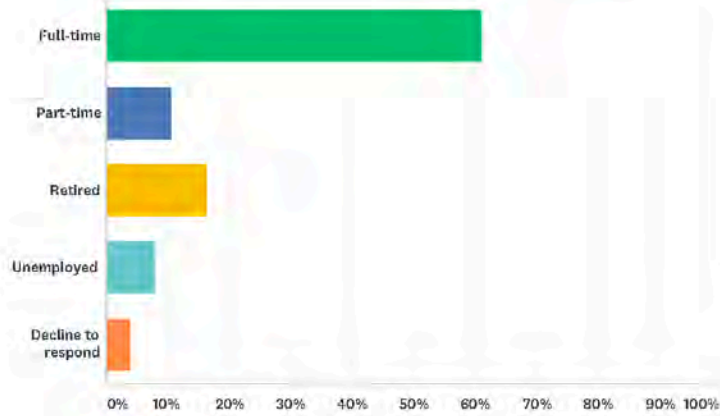


ANSWER CHOICES	RESPONSES	
Yes	13.83%	65
No	83.62%	393
Decline to respond	2.55%	12
TOTAL		470

Community Housing Assessment Survey

Q10 What is your current employment status?

Answered: 472 Skipped: 2

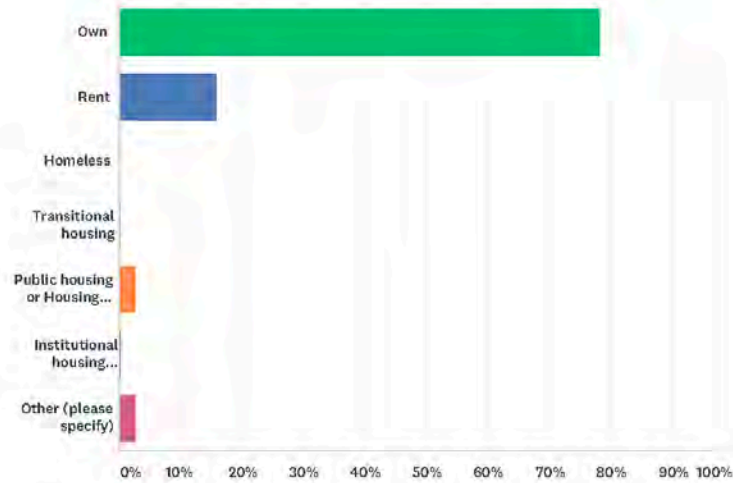


ANSWER CHOICES	RESPONSES	
Full-time	61.02%	288
Part-time	10.59%	50
Retired	16.31%	77
Unemployed	8.05%	38
Decline to respond	4.03%	19
TOTAL		472

Community Housing Assessment Survey

Q11 How would you categorize your primary residence?

Answered: 441 Skipped: 33

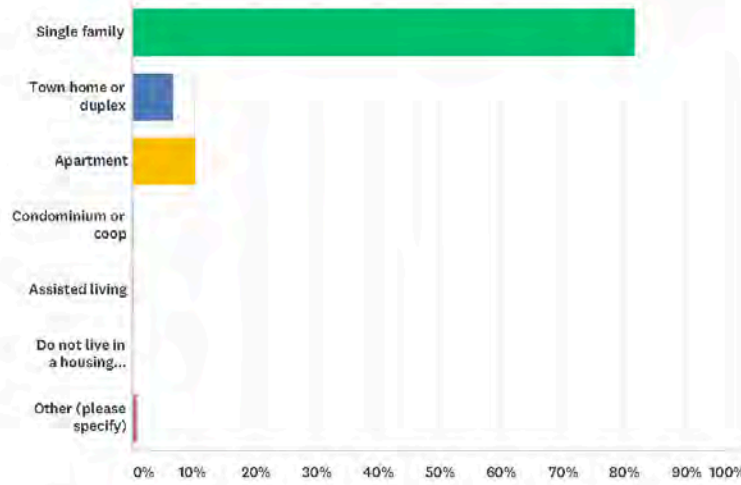


ANSWER CHOICES	RESPONSES	
Own	78.23%	345
Rent	15.67%	70
Homeless	0.00%	0
Transitional housing	0.23%	1
Public housing or Housing Choice Voucher housing	2.72%	12
Institutional housing establishment	0.23%	1
Other (please specify)	2.72%	12
TOTAL		441

Community Housing Assessment Survey

Q12 What type of housing structure do you live in?

Answered: 443 Skipped: 31

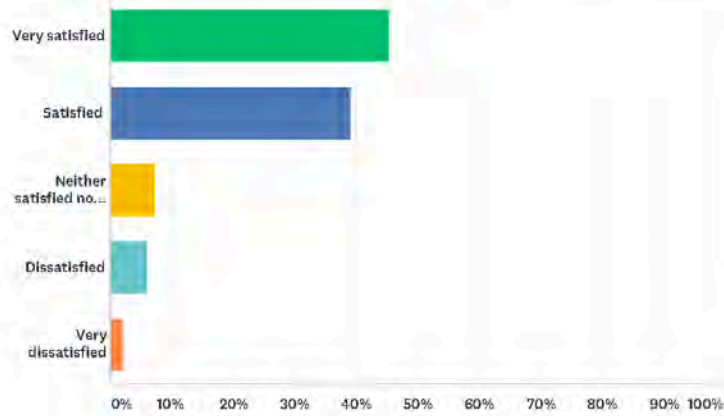


ANSWER CHOICES	RESPONSES	
Single family	81.72%	362
Town home or duplex	6.77%	30
Apartment	10.16%	45
Condominium or coop	0.23%	1
Assisted living	0.23%	1
Do not live in a housing structure	0.00%	0
Other (please specify)	0.90%	4
TOTAL		443

Community Housing Assessment Survey

Q13 How satisfied are you with your current housing?

Answered: 445 Skipped: 29

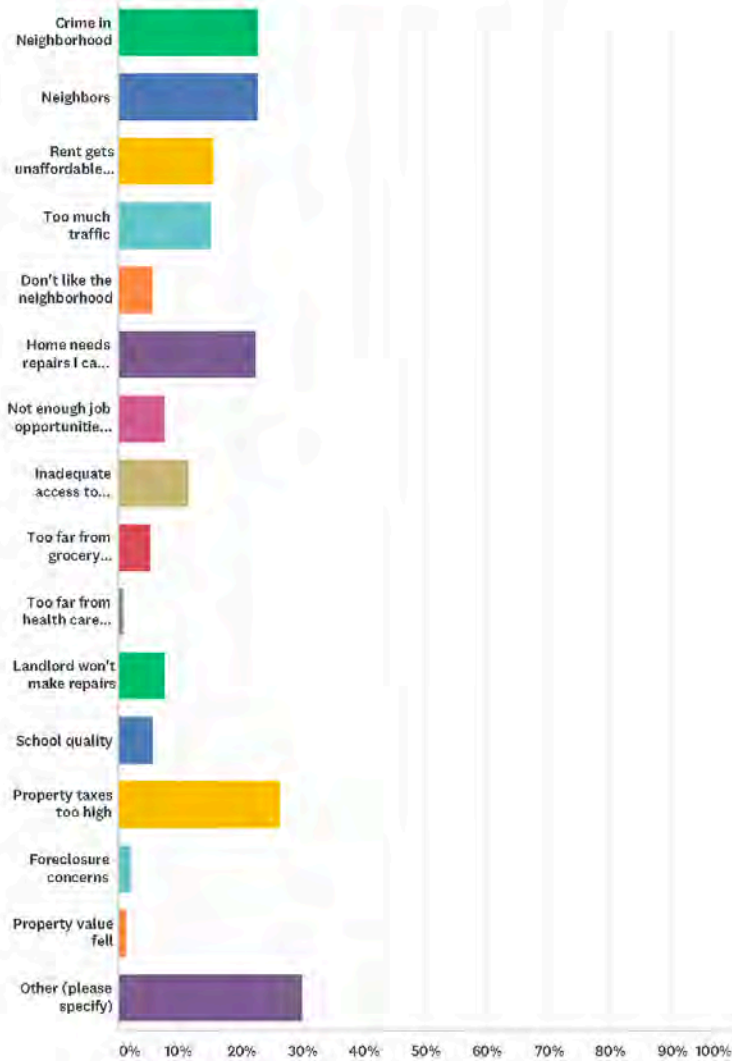


ANSWER CHOICES	RESPONSES	
Very satisfied	45.39%	202
Satisfied	39.10%	174
Neither satisfied nor dissatisfied	7.42%	33
Dissatisfied	6.07%	27
Very dissatisfied	2.02%	9
TOTAL		445

Community Housing Assessment Survey

Q14 If you said you were anything less than Very Satisfied on #13, please tell us why (Check All That Apply) Otherwise if you are Very Satisfied you can skip to #15

Answered: 251 Skipped: 223



ANSWER CHOICES	RESPONSES	
Crime in Neighborhood	22.71%	57
Neighbors	22.71%	57
Rent gets unaffordable for me	15.54%	39
Too much traffic	15.14%	38
Don't like the neighborhood	5.58%	14

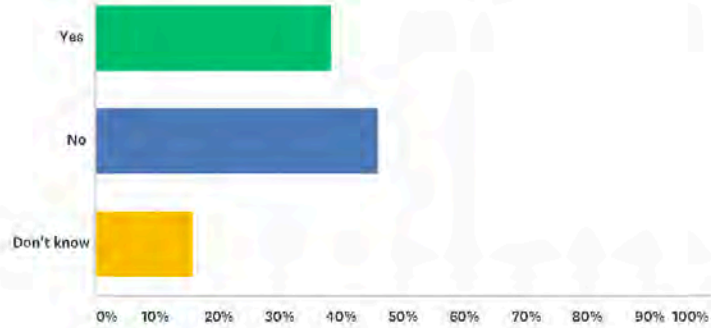
Community Housing Assessment Survey

Home needs repairs I can't afford	22.31%	56
Not enough job opportunities in the area	7.57%	19
Inadequate access to transit	11.55%	29
Too far from grocery store/fresh food	5.18%	13
Too far from health care facilities	0.80%	2
Landlord won't make repairs	7.57%	19
School quality	5.58%	14
Property taxes too high	26.29%	66
Foreclosure concerns	1.99%	5
Property value fell	1.20%	3
Other (please specify)	29.88%	75
Total Respondents: 251		

Community Housing Assessment Survey

Q15 Do you want to stay in your current housing as you age into retirement and beyond?

Answered: 442 Skipped: 32

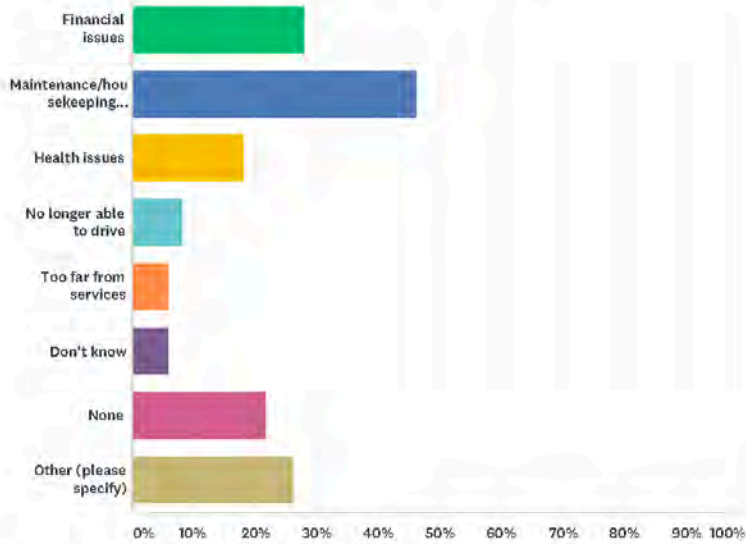


ANSWER CHOICES	RESPONSES	
Yes	38.24%	169
No	45.93%	203
Don't know	15.84%	70
TOTAL		442

Community Housing Assessment Survey

Q16 What are some of your concerns of aging in your current housing?
(Check All That Apply)

Answered: 445 Skipped: 29

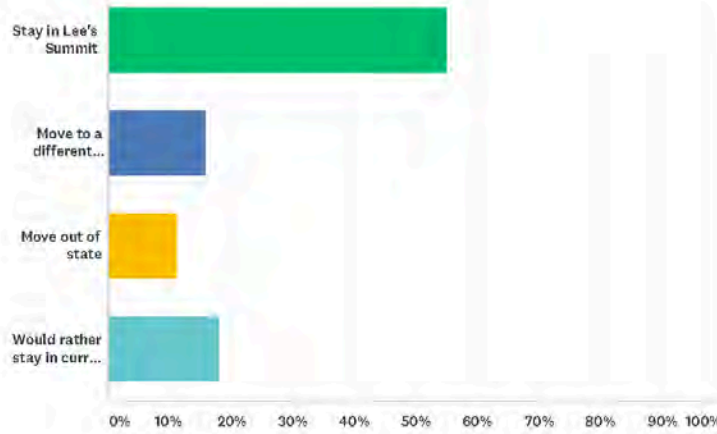


ANSWER CHOICES	RESPONSES	
Financial issues	28.09%	125
Maintenance/housekeeping issues	46.29%	206
Health issues	18.20%	81
No longer able to drive	8.09%	36
Too far from services	5.84%	26
Don't know	5.84%	26
None	21.80%	97
Other (please specify)	26.07%	116
Total Respondents: 445		

Community Housing Assessment Survey

Q17 If you had the opportunity to move from your current housing would you..

Answered: 445 Skipped: 29

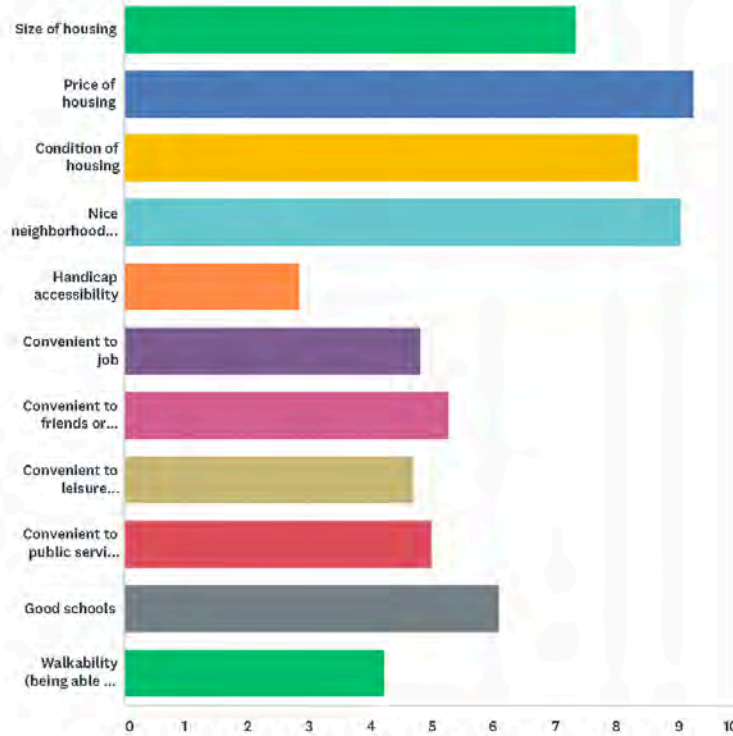


ANSWER CHOICES	RESPONSES	
Stay in Lee's Summit	55.06%	245
Move to a different community in the KC metro region	15.96%	71
Move out of state	11.01%	49
Would rather stay in current housing	17.88%	80
TOTAL		445

Community Housing Assessment Survey

Q18 What are the primary priorities when choosing housing? (Please rank 1 being most important and 11 being least important)

Answered: 427 Skipped: 47



	1	2	3	4	5	6	7	8	9	10	11	TOTAL
Size of housing	8.63% 34	12.94% 51	17.26% 68	15.48% 61	14.21% 56	9.14% 36	5.84% 23	5.33% 21	5.58% 22	2.79% 11	2.79% 11	394
Price of housing	35.00% 140	24.00% 96	14.75% 59	10.50% 42	5.75% 23	3.25% 13	2.00% 8	1.25% 5	2.50% 10	0.50% 2	0.50% 2	400
Condition of housing	5.61% 22	22.19% 87	28.83% 113	18.62% 73	11.73% 46	4.59% 18	3.83% 15	3.06% 12	1.02% 4	0.26% 1	0.26% 1	392
Nice neighborhood/low crime	30.39% 124	18.87% 77	14.46% 59	17.89% 73	9.80% 40	3.19% 13	2.70% 11	0.74% 3	0.49% 2	1.23% 5	0.25% 1	408
Handicap accessibility	2.30% 9	0.26% 1	1.79% 7	4.34% 17	6.38% 25	3.83% 15	4.85% 19	3.83% 15	4.85% 19	15.82% 62	51.79% 203	392
Convenient to job	1.03% 4	2.05% 8	4.36% 17	7.69% 30	10.51% 41	18.21% 71	11.03% 43	11.28% 44	9.49% 37	13.85% 54	10.51% 41	390
Convenient to friends or family	3.97% 16	3.47% 14	3.97% 16	4.71% 19	9.68% 39	13.90% 56	21.09% 85	15.63% 63	11.91% 48	9.68% 39	1.99% 8	403
Convenient to leisure activities (parks, pools, shopping, etc.)	0.51% 2	1.01% 4	3.28% 13	3.54% 14	7.07% 26	15.66% 62	16.67% 66	24.49% 97	19.19% 76	6.57% 26	2.02% 8	396

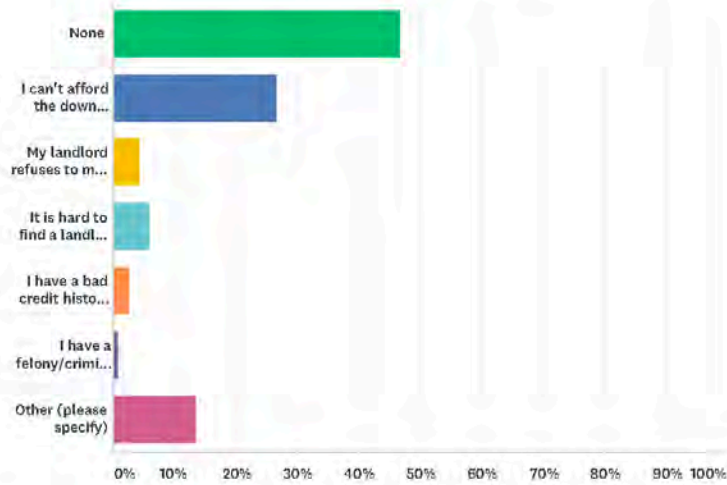
Community Housing Assessment Survey

Convenient to public services (health facilities, grocery stores, post office, etc.)	0.98% 4	3.41% 14	4.88% 20	6.10% 25	9.76% 40	12.93% 53	12.44% 51	17.56% 72	21.22% 87	9.02% 37	1.71% 7	410
Good schools	12.87% 52	11.88% 48	7.92% 32	8.42% 34	9.41% 38	5.94% 24	3.96% 16	5.94% 24	6.19% 25	17.57% 71	9.90% 40	404
Walkability (being able to safely walk everywhere)	3.39% 14	3.39% 14	2.18% 9	4.36% 18	7.02% 29	8.96% 37	12.59% 52	9.20% 38	12.35% 51	20.10% 83	16.46% 68	413

Community Housing Assessment Survey

Q19 (RENTERS) Are you ever faced with the following challenges?
Homeowners please skip to question #20

Answered: 120 Skipped: 354



ANSWER CHOICES	RESPONSES	
None	46.67%	56
I can't afford the down payment for a house	26.67%	32
My landlord refuses to make repairs despite my request	4.17%	5
It is hard to find a landlord that accepts Housing Choice Vouchers (HCV)	5.83%	7
I have a bad credit history of evictions/foreclosures and cannot find a place to rent	2.50%	3
I have a felony/criminal record and cannot find a place to rent	0.83%	1
Other (please specify)	13.33%	16
TOTAL		120

Community Housing Assessment Survey

Q20 Before today, have you ever heard of the Fair Housing Act or the Affordable Housing definition? (Definitions of each can be found in the above description)

Answered: 422 Skipped: 52

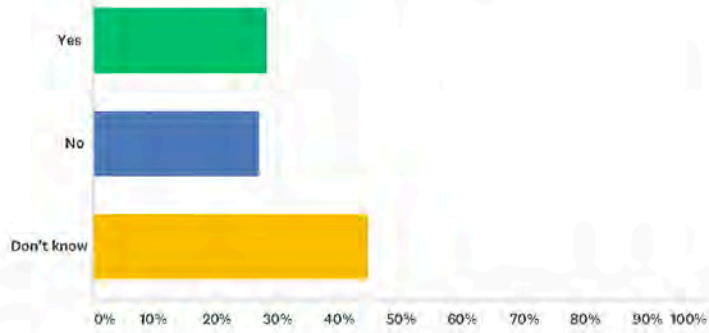


ANSWER CHOICES	RESPONSES	
Yes	82.70%	349
No	17.30%	73
TOTAL		422

Community Housing Assessment Survey

Q21 Do you think housing discrimination happens in Lee's Summit?

Answered: 424 Skipped: 50

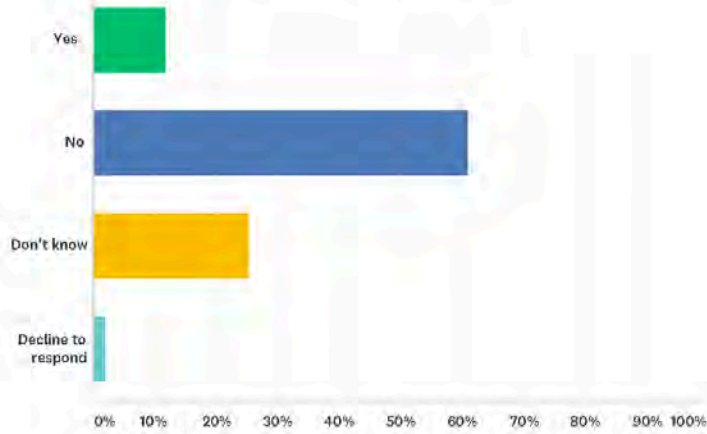


ANSWER CHOICES	RESPONSES	
Yes	28.30%	120
No	26.89%	114
Don't know	44.81%	190
TOTAL		424

Community Housing Assessment Survey

Q22 Have you or someone you know in Lee's Summit ever experienced housing discrimination?

Answered: 425 Skipped: 49

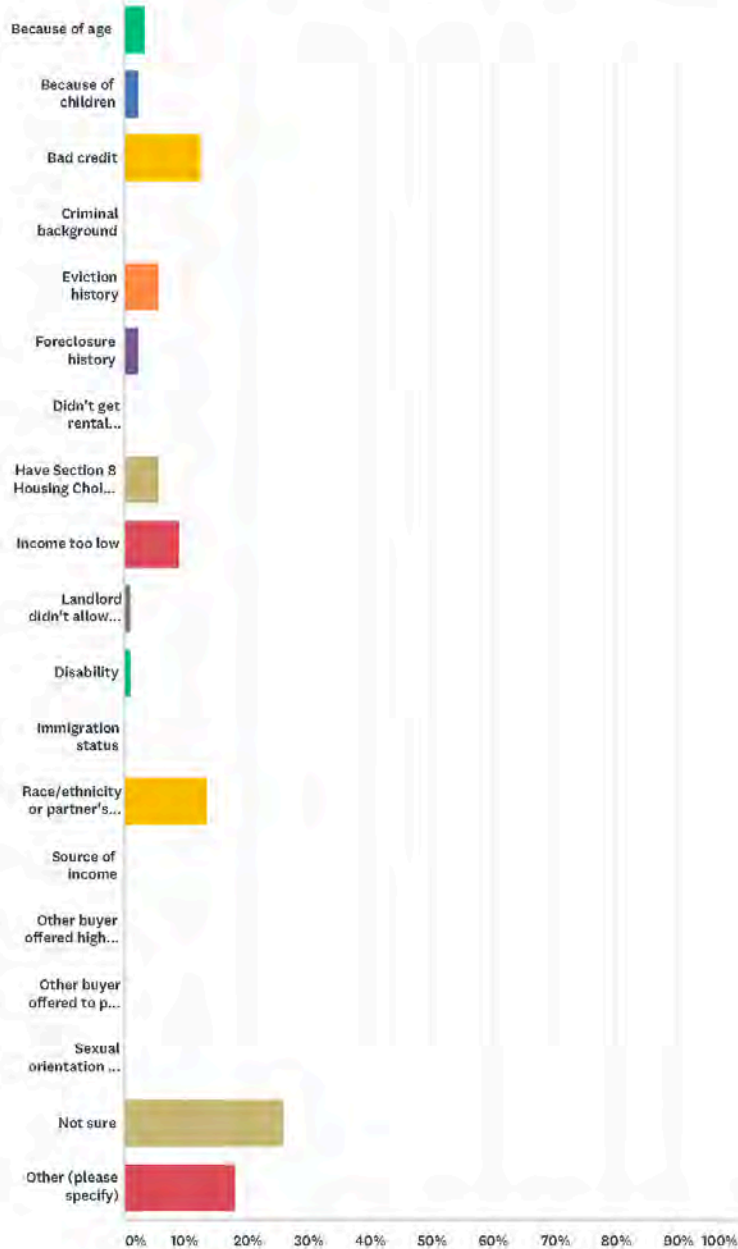


ANSWER CHOICES	RESPONSES	
Yes	11.76%	50
No	60.94%	259
Don't know	25.41%	108
Decline to respond	1.88%	8
TOTAL		425

Community Housing Assessment Survey

Q23 If you said Yes on #22, please mark why you/they were denied housing to rent or purchase? Otherwise you can skip to #24

Answered: 89 Skipped: 385



ANSWER CHOICES

RESPONSES

Because of age

3.37%

3

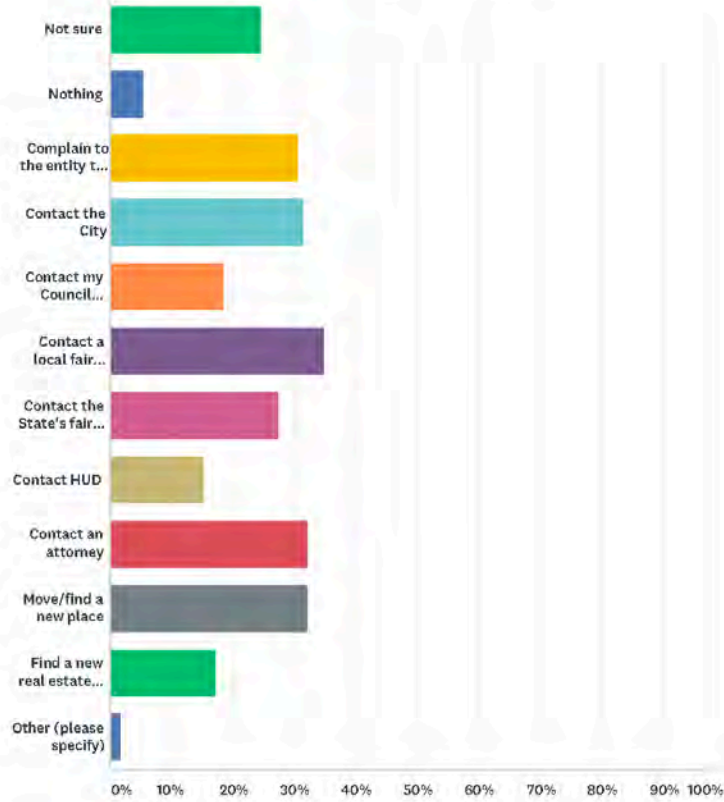
Community Housing Assessment Survey

Because of children	2.25%	2
Bad credit	12.36%	11
Criminal background	0.00%	0
Eviction history	5.62%	5
Foreclosure history	2.25%	2
Didn't get rental application in fast enough	0.00%	0
Have Section 8 Housing Choice voucher	5.62%	5
Income too low	8.99%	8
Landlord didn't allow pets, including service animals	1.12%	1
Disability	1.12%	1
Immigration status	0.00%	0
Race/ethnicity or partner's race/ethnicity	13.48%	12
Source of income	0.00%	0
Other buyer offered higher price	0.00%	0
Other buyer offered to pay cash	0.00%	0
Sexual orientation or gender identity	0.00%	0
Not sure	25.84%	23
Other (please specify)	17.98%	16
TOTAL		89

Community Housing Assessment Survey

Q24 What would you do if you were discriminated against in a housing option? (Check All That Apply)

Answered: 412 Skipped: 62

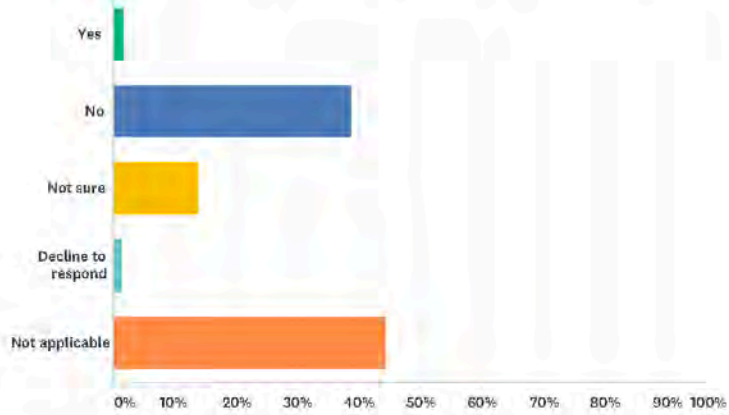


ANSWER CHOICES	RESPONSES	
Not sure	24.51%	101
Nothing	5.34%	22
Complain to the entity that discriminated against me	30.58%	126
Contact the City	31.31%	129
Contact my Council representatives	18.45%	76
Contact a local fair housing organization	34.71%	143
Contact the State's fair housing organization	27.43%	113
Contact HUD	15.29%	63
Contact an attorney	32.04%	132
Move/find a new place	32.04%	132
Find a new real estate agency/mortgage lender	17.23%	71
Other (please specify)	1.70%	7
Total Respondents: 412		

Community Housing Assessment Survey

Q25 Have you or someone you know that has been discriminated against ever filed a housing discrimination complaint?

Answered: 421 Skipped: 63

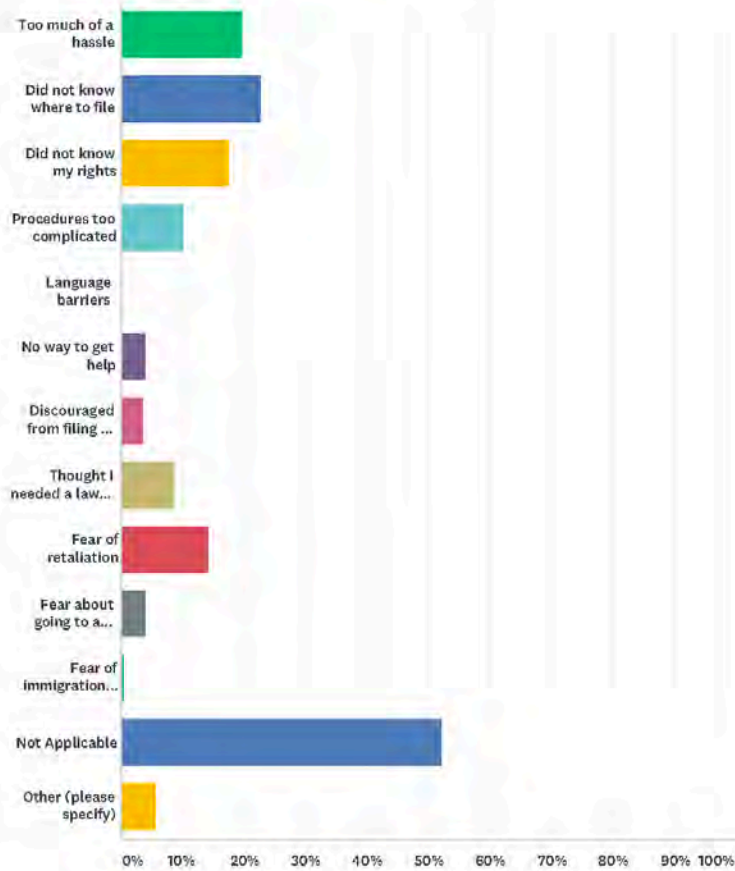


ANSWER CHOICES	RESPONSES	
Yes	1.66%	7
No	38.72%	163
Not sure	13.78%	58
Decline to respond	1.43%	6
Not applicable	44.42%	187
TOTAL		421

Community Housing Assessment Survey

Q26 If you said No or Not Sure on #25, please mark all of the following why you or the other person did not file. (Check All That Apply) Otherwise you can skip to #27

Answered: 198 Skipped: 276



ANSWER CHOICES	RESPONSES	
Too much of a hassle	19.70%	39
Did not know where to file	22.73%	45
Did not know my rights	17.68%	35
Procedures too complicated	10.10%	20
Language barriers	0.00%	0
No way to get help	4.04%	8
Discouraged from filing by friends/family	3.54%	7
Thought I needed a lawyer to file	8.59%	17
Fear of retaliation	14.14%	28
Fear about going to a government agency for assistance	4.04%	8

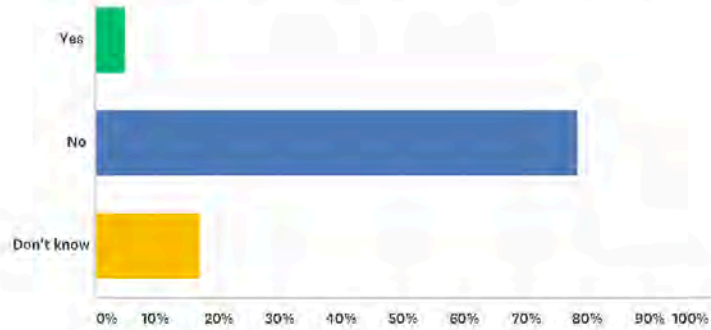
Community Housing Assessment Survey

Fear of immigration issues	0.51%	1
Not Applicable	52.02%	103
Other (please specify)	5.56%	11
Total Respondents: 198		

Community Housing Assessment Survey

Q27 (Renters) Have you or anyone you know ever asked a landlord to make a modification to the rental unit to accommodate a disability?

Answered: 190 Skipped: 284

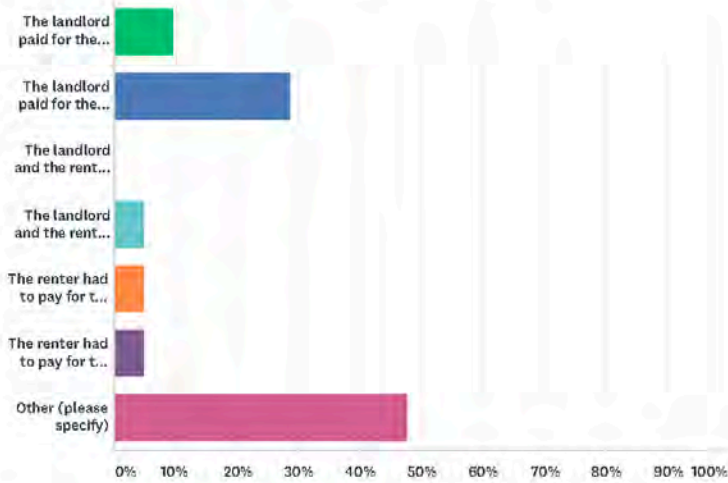


ANSWER CHOICES	RESPONSES	
Yes	4.74%	9
No	78.42%	149
Don't know	16.84%	32
TOTAL		190

Community Housing Assessment Survey

Q28 If you said Yes on #27, please tell us who was responsible for the modification. Otherwise you can skip to #29

Answered: 21 Skipped: 453

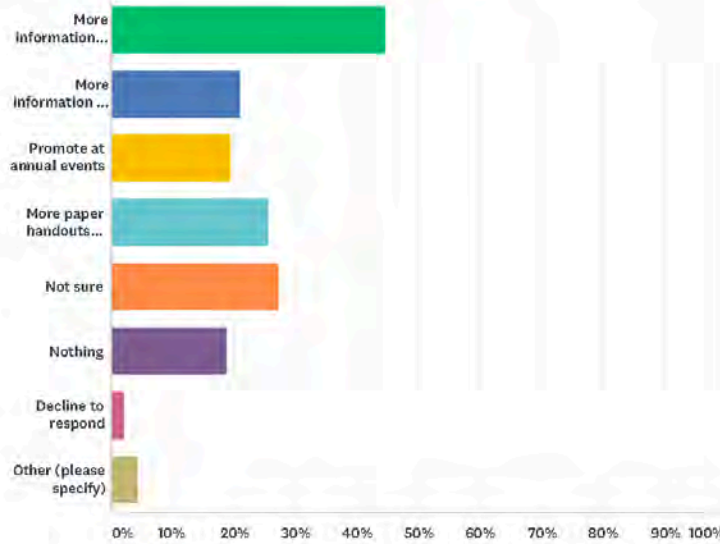


ANSWER CHOICES	RESPONSES	
The landlord paid for the modification, and the rent was increased	9.52%	2
The landlord paid for the modification, and did not increase the rent	28.57%	6
The landlord and the renter shared the costs of the modification, and the rent was increased	0.00%	0
The landlord and the renter shared the costs of the modification, and the rent did not increase	4.76%	1
The renter had to pay for the modification, and the rent was increased	4.76%	1
The renter had to pay for the modification, and the rent did not increase	4.76%	1
Other (please specify)	47.62%	10
TOTAL		21

Community Housing Assessment Survey

Q29 What do you think Lee's Summit needs to do more of to educate the public about fair housing rights? (Check All That Apply)

Answered: 413 Skipped: 61

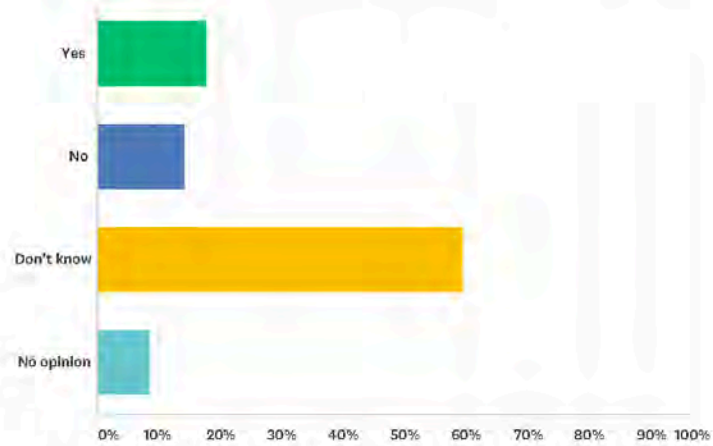


ANSWER CHOICES	RESPONSES	
More information on-line (Lee's Summit website, social media, etc.)	44.55%	184
More information on Lee's Summit government channel.	20.82%	86
Promote at annual events	19.37%	80
More paper handouts (pamphlets, flyers, Lee's Summit magazine, etc.)	25.42%	105
Not sure	27.12%	112
Nothing	18.89%	78
Decline to respond	2.18%	9
Other (please specify)	4.36%	18
Total Respondents: 413		

Community Housing Assessment Survey

Q30 Do you think fair housing laws are adequately enforced?

Answered: 421 Skipped: 53

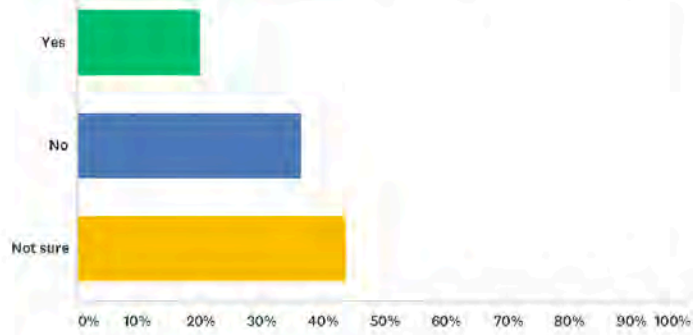


ANSWER CHOICES	RESPONSES	
Yes	17.81%	75
No	14.25%	60
Don't know	59.38%	250
No opinion	8.55%	36
TOTAL		421

Community Housing Assessment Survey

Q31 Are fair housing laws hard to understand?

Answered: 417 Skipped: 57

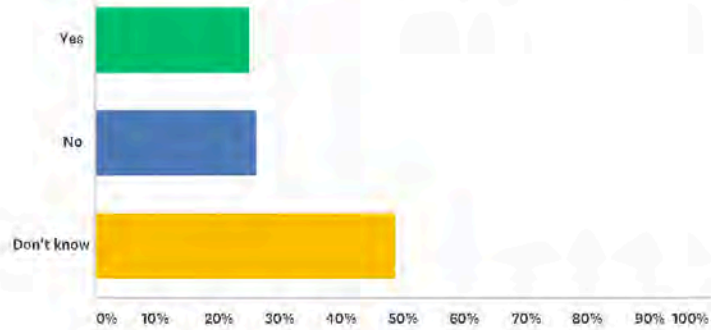


ANSWER CHOICES	RESPONSES	
Yes	19.90%	83
No	36.45%	152
Not sure	43.65%	182
TOTAL		417

Community Housing Assessment Survey

Q32 Do you think that the affordable price rental units that are offered in Lee's Summit are in good condition and safe?

Answered: 405 Skipped: 69

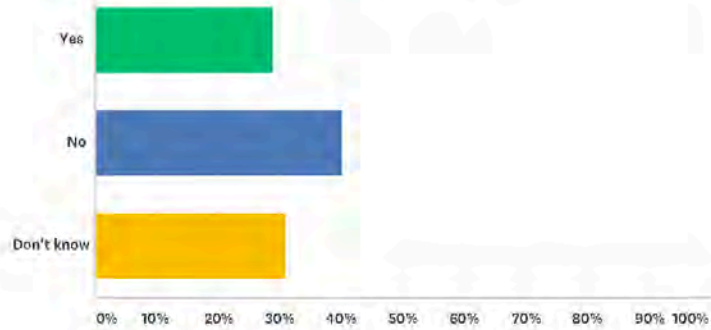


ANSWER CHOICES	RESPONSES	
Yes	25.18%	102
No	26.17%	106
Don't know	48.64%	197
TOTAL		405

Community Housing Assessment Survey

Q33 Do you think there are enough rental units in an affordable price range in the City of Lee's Summit?

Answered: 404 Skipped: 70

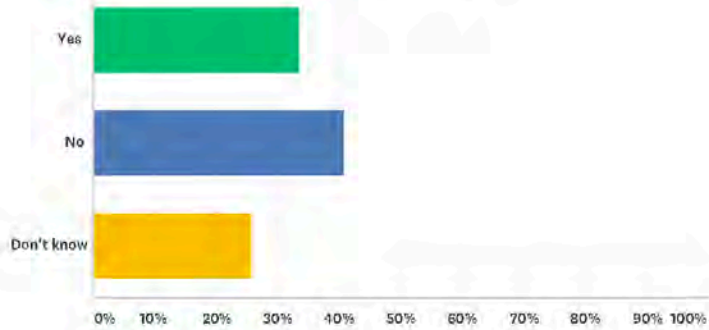


ANSWER CHOICES	RESPONSES	
Yes	28.96%	117
No	40.10%	162
Don't know	30.94%	125
TOTAL		404

Community Housing Assessment Survey

Q34 Do you think there are enough housing units in an affordable price range in the City of Lee's Summit?

Answered: 404 Skipped: 70

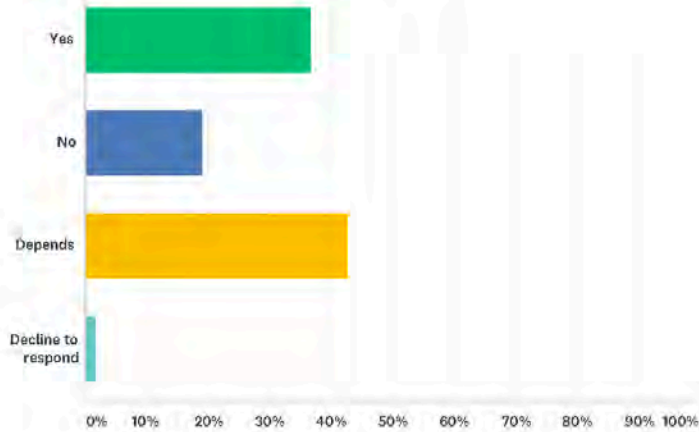


ANSWER CHOICES	RESPONSES	
Yes	33.42%	135
No	40.84%	165
Don't know	25.74%	104
TOTAL		404

Community Housing Assessment Survey

Q35 Would you support different types of households moving in to the area?

Answered: 404 Skipped: 70

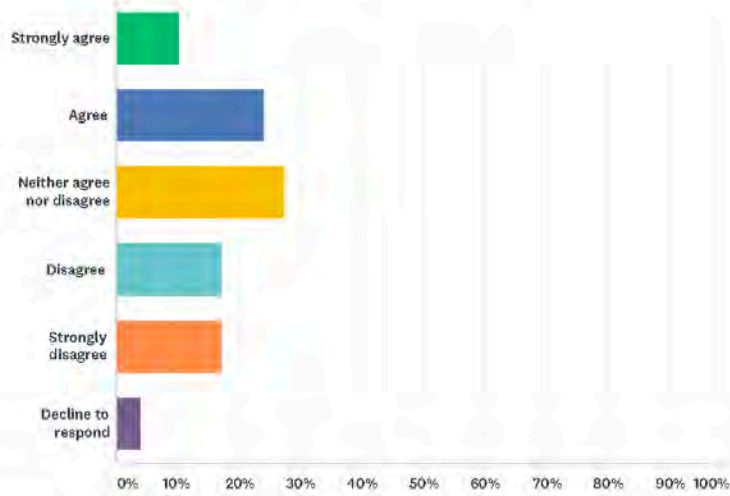


ANSWER CHOICES	RESPONSES	
Yes	36.63%	148
No	19.06%	77
Depends	42.57%	172
Decline to respond	1.73%	7
TOTAL		404

Community Housing Assessment Survey

Q36 Would you be supportive of having a group home in the Lee's Summit area?

Answered: 402 Skipped: 72

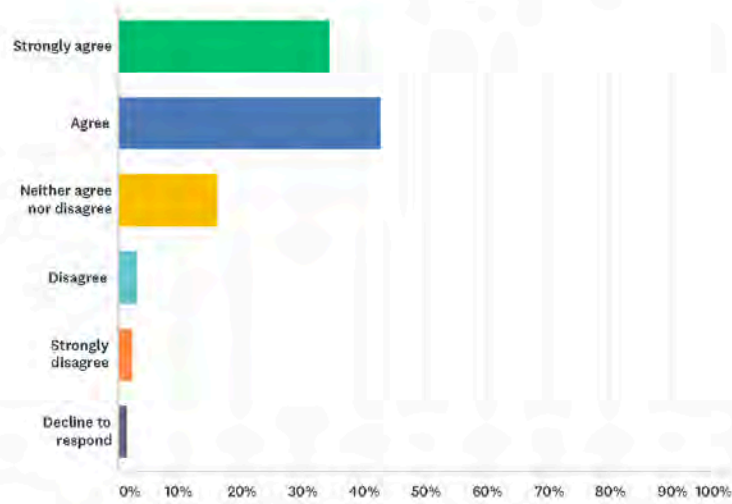


ANSWER CHOICES	RESPONSES	
Strongly agree	10.20%	41
Agree	24.13%	97
Neither agree nor disagree	27.36%	110
Disagree	17.16%	69
Strongly disagree	17.16%	69
Decline to respond	3.98%	16
TOTAL		402

Community Housing Assessment Survey

Q37 Would you be supportive of having more housing for the elderly in the Lee's Summit area?

Answered: 405 Skipped: 69

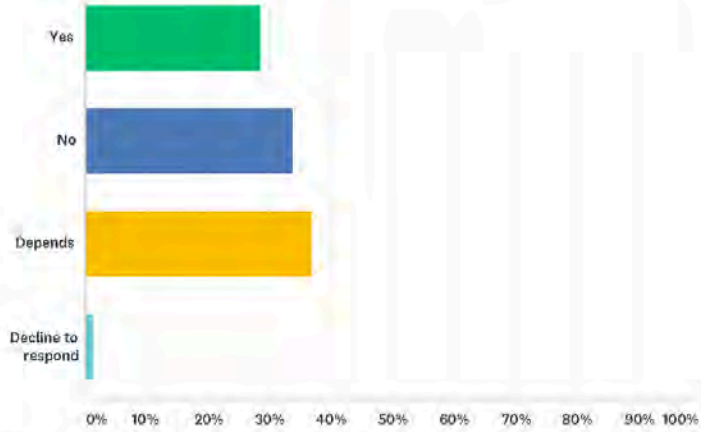


ANSWER CHOICES	RESPONSES	
Strongly agree	34.32%	139
Agree	42.72%	173
Neither agree nor disagree	16.05%	65
Disagree	3.21%	13
Strongly disagree	2.22%	9
Decline to respond	1.48%	6
TOTAL		405

Community Housing Assessment Survey

Q38 Would you support the construction of mixed use development within one mile of your place of residence?

Answered: 405 Skipped: 69

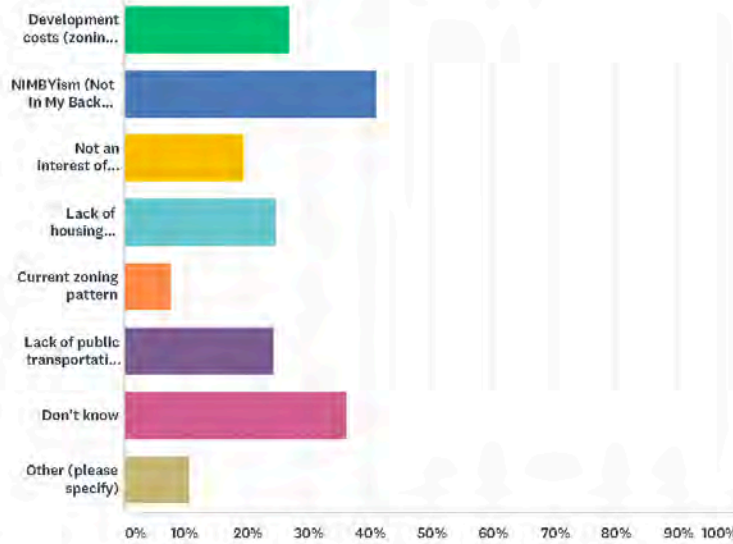


ANSWER CHOICES	RESPONSES	
Yes	28.40%	115
No	33.58%	136
Depends	36.79%	149
Decline to respond	1.23%	5
TOTAL		405

Community Housing Assessment Survey

Q39 What are the barriers to affordable housing in Lee's Summit? (Check All That Apply)

Answered: 397 Skipped: 77

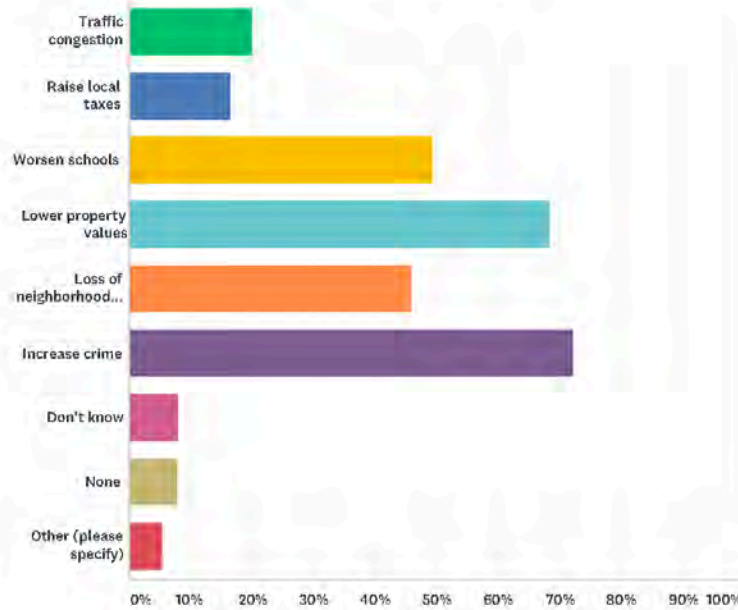


ANSWER CHOICES	RESPONSES	
Development costs (zoning, subdivision fees)	26.70%	106
NIMBYism (Not In My Back Yard)	41.06%	163
Not an interest of area developers	19.40%	77
Lack of housing option/types	24.69%	98
Current zoning pattern	7.56%	30
Lack of public transportation to employment center	24.18%	96
Don't know	36.27%	144
Other (please specify)	10.58%	42
Total Respondents: 397		

Community Housing Assessment Survey

Q40 What are your perceived negative impacts of affordable housing?
(Check All That Apply)

Answered: 403 Skipped: 71

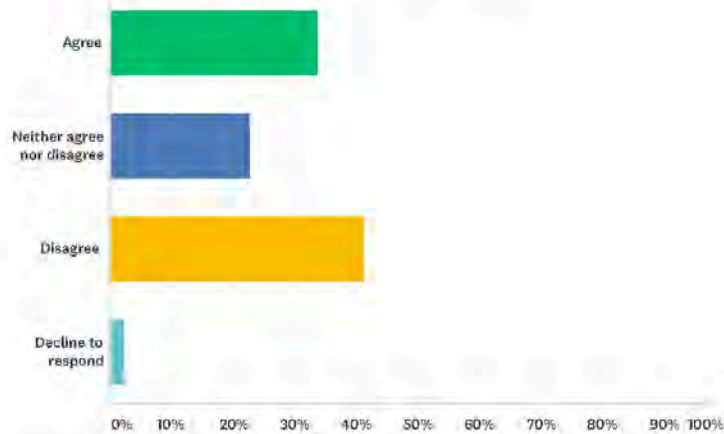


ANSWER CHOICES	RESPONSES	
Traffic congestion	19.85%	80
Raise local taxes	16.63%	67
Worsen schools	49.38%	199
Lower property values	68.49%	276
Loss of neighborhood character	45.91%	185
Increase crime	72.21%	291
Don't know	7.94%	32
None	7.69%	31
Other (please specify)	5.46%	22
Total Respondents: 403		

Community Housing Assessment Survey

Q41 American Fact Finder-U.S. Census Bureau showed that in 2016, Lee's Summit had a median rent of \$996.00 per month. Average household income was \$80,494 (divide this by 2; each adult would make \$40, 247). To be able to afford the \$996.00, a person has to be making at a minimum of \$19.15 per hour or \$39,840 per year. Do you think the average household size in Lee's Summit can afford this rent, along with other monthly bills?

Answered: 402 Skipped: 72



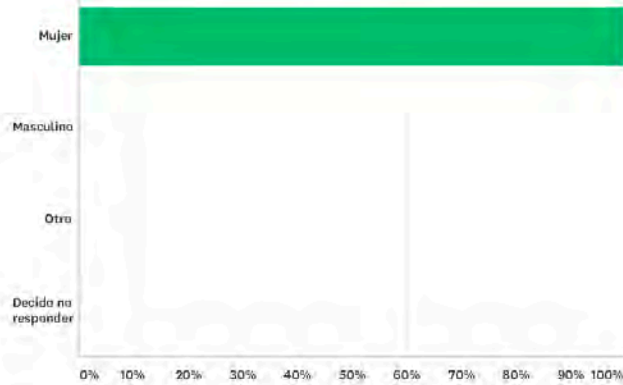
ANSWER CHOICES	RESPONSES	
Agree	33.58%	135
Neither agree nor disagree	22.89%	92
Disagree	41.29%	166
Decline to respond	2.24%	9
TOTAL		402

Community Survey (Spanish) on Housing

Encuesta de Evaluación de Vivienda Comunitaria

Q1 ¿Cuál es tu género?

Answered: 1 Skipped: 0

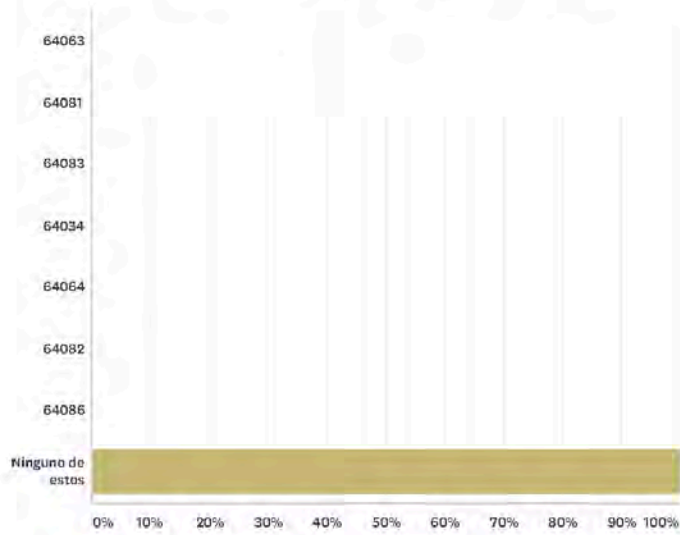


ANSWER CHOICES	RESPONSES
Mujer	100.00% 1
Masculino	0.00% 0
Otro	0.00% 0
Decido no responder	0.00% 0
TOTAL	1

Encuesta de Evaluación de Vivienda Comunitaria

Q2 ¿Cuál es su código postal de 5 dígitos?

Answered: 1 Skipped: 0

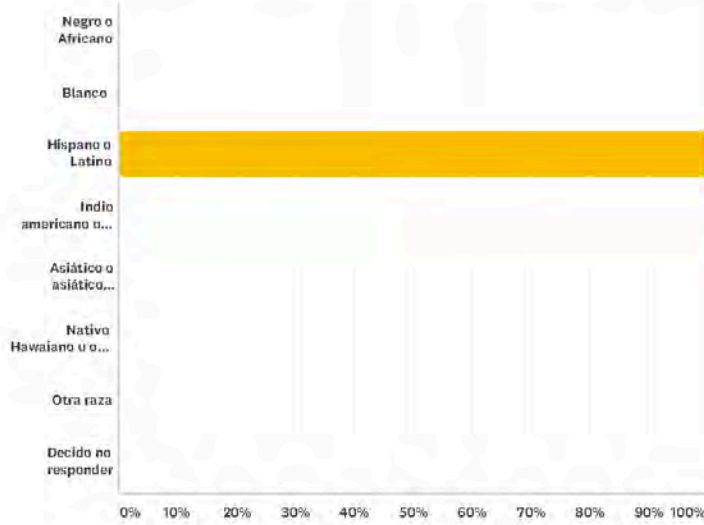


ANSWER CHOICES	RESPONSES	
64063	0.00%	0
64081	0.00%	0
64083	0.00%	0
64034	0.00%	0
64064	0.00%	0
64082	0.00%	0
64086	0.00%	0
Ninguno de estos	100.00%	1
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q3 ¿Cuál es su raza y / o etnicidad? (Marque todo lo que corresponda)

Answered: 1 Skipped: 0

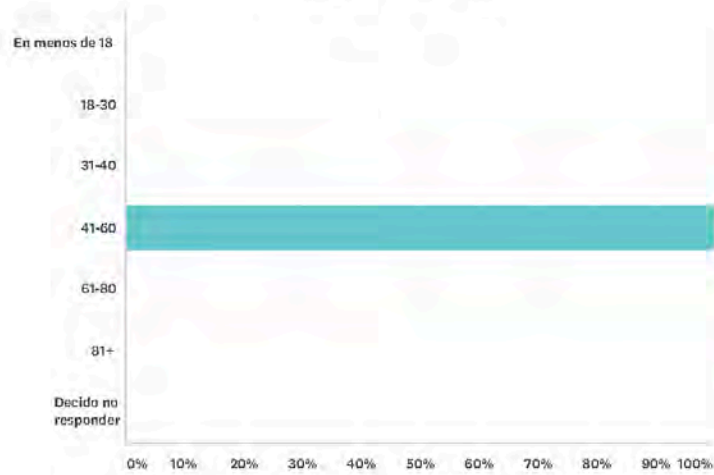


ANSWER CHOICES	RESPONSES	Count
Negro o Africano	0.00%	0
Blanco	0.00%	0
Hispano o Latino	100.00%	1
Indio americano o nativo de Alaska	0.00%	0
Asiático o asiático americano	0.00%	0
Nativo Hawaiano u otro isleño del Pacífico	0.00%	0
Otra raza	0.00%	0
Decido no responder	0.00%	0
Total Respondents: 1		

Encuesta de Evaluación de Vivienda Comunitaria

Q4 ¿Cuál es su edad?

Answered: 1 Skipped: 0

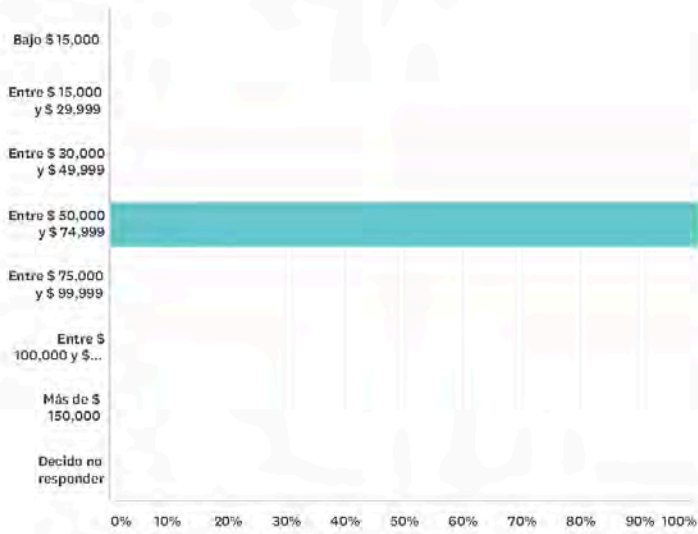


ANSWER CHOICES	RESPONSES	
En menos de 18	0.00%	0
18-30	0.00%	0
31-40	0.00%	0
41-60	100.00%	1
61-80	0.00%	0
81+	0.00%	0
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q5 ¿Cuál es su ingreso familiar anual total antes de impuestos en el año fiscal más reciente?

Answered: 1 Skipped: 0

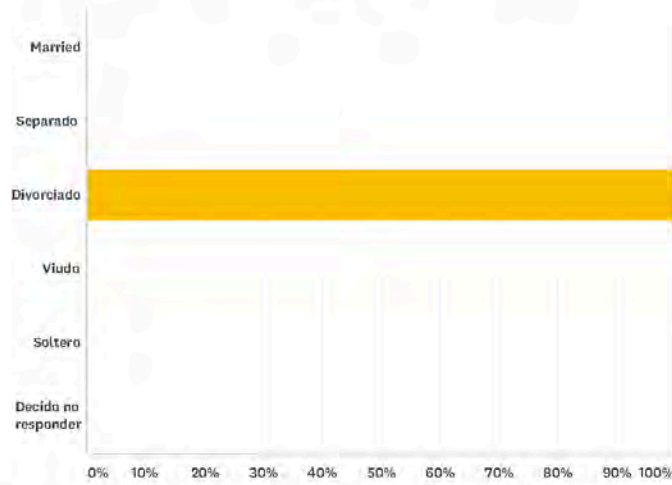


ANSWER CHOICES	RESPONSES	
Bajo \$ 15,000	0.00%	0
Entre \$ 15,000 y \$ 29,999	0.00%	0
Entre \$ 30,000 y \$ 49,999	0.00%	0
Entre \$ 50,000 y \$ 74,999	100.00%	1
Entre \$ 75,000 y \$ 99,999	0.00%	0
Entre \$ 100,000 y \$ 150,000	0.00%	0
Más de \$ 150,000	0.00%	0
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q6 ¿Cuál es su estado civil actual?

Answered: 1 Skipped: 0

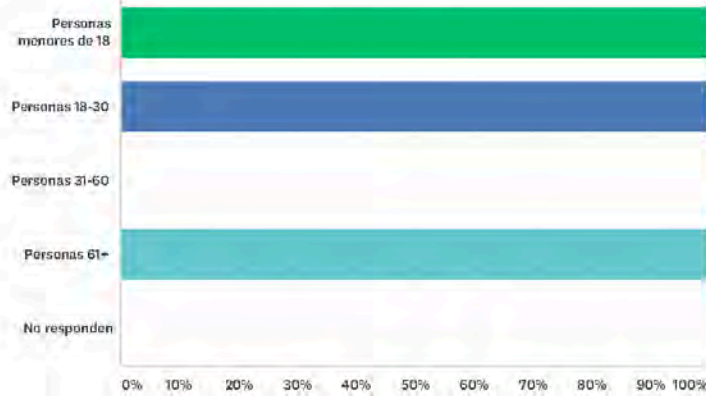


ANSWER CHOICES	RESPONSES	
Married	0.00%	0
Separado	0.00%	0
Divorciado	100.00%	1
Viudo	0.00%	0
Soltero	0.00%	0
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q7 Además de usted, ¿tiene alguna de las siguientes personas que viven en su hogar? (Marque todo lo que corresponda)

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES	
Personas menores de 18	100,00%	1
Personas 18-30	100,00%	1
Personas 31-60	0,00%	0
Personas 61+	100,00%	1
No responden	0,00%	0
Total Respondents: 1		

Encuesta de Evaluación de Vivienda Comunitaria

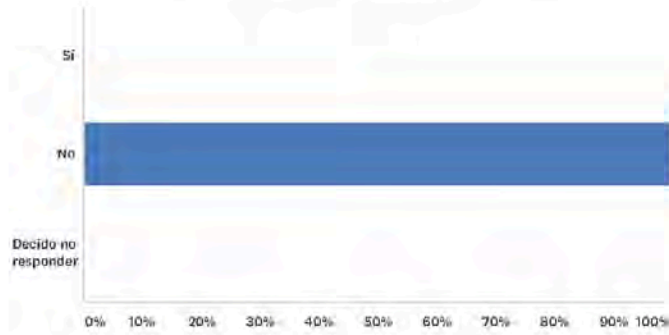
Q8 ¿Cuántas personas viven en su hogar, incluido usted?

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Encuesta de Evaluación de Vivienda Comunitaria

Q9 ¿Alguna discapacidad, minusvalía o enfermedad crónica impide que usted y / o su familiar participen en el trabajo, la escuela, las tareas domésticas u otras actividades?

Answered: 1 Skipped: 0

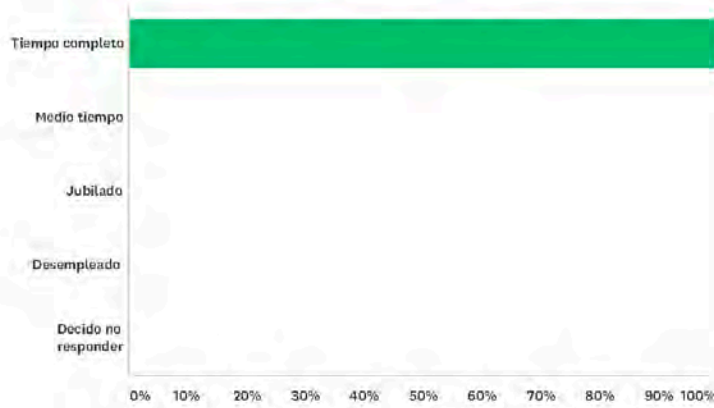


ANSWER CHOICES	RESPONSES	
Sí	0.00%	0
No	100.00%	1
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q10 ¿Cuál es su estado actual de empleo?

Answered: 1 Skipped: 0

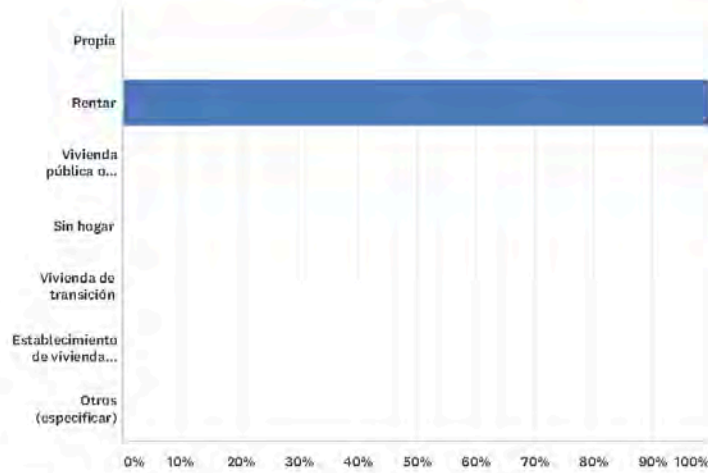


ANSWER CHOICES	RESPONSES	
Tiempo completo	100.00%	1
Medio tiempo	0.00%	0
Jubilado	0.00%	0
Desempleado	0.00%	0
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q11 ¿Cómo categorizarías su residencia principal?

Answered: 1 Skipped: 0

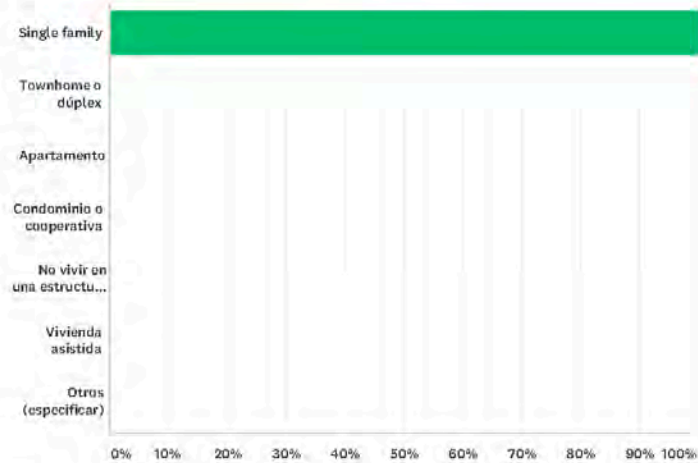


ANSWER CHOICES	RESPONSES	
Propia	0.00%	0
Rentar	100.00%	1
Vivienda pública o Vivienda Elección Vivienda de voucher	0.00%	0
Sin hogar	0.00%	0
Vivienda de transición	0.00%	0
Establecimiento de vivienda institucional	0.00%	0
Otros (especificar)	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q12 ¿En qué tipo de estructura de vivienda vives?

Answered: 1 Skipped: 0

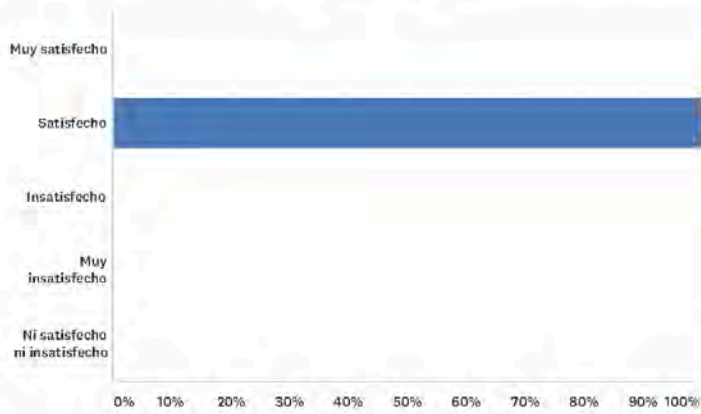


ANSWER CHOICES	RESPONSES	
Single family	100.00%	1
Townhome o dúplex	0.00%	0
Apartamento	0.00%	0
Condominio o cooperativa	0.00%	0
No vivir en una estructura de vivienda	0.00%	0
Vivienda asistida	0.00%	0
Otros (especificar)	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q13 ¿Qué tan satisfecho está con su vivienda actual?

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES	
Muy satisfecho	0.00%	0
Satisfecho	100.00%	1
Insatisfecho	0.00%	0
Muy insatisfecho	0.00%	0
Ni satisfecho ni insatisfecho	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q14 Si dijo que no estaba muy satisfecho con el # 13, díganos por qué (marque todo lo que corresponda). De lo contrario, si está Muy satisfecho, puede pasar al # 15

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES	Percentage	Count
Delincuencia en el barrio	0.00%	0	
El alquiler no es asequible para mí	0.00%	0	
No me gusta el barrio	0.00%	0	
Landlord no hará las reparaciones	100.00%	1	
El hogar necesita reparaciones No puedo pagar	0.00%	0	
Vecinos	0.00%	0	
No hay suficientes oportunidades de trabajo en el área	0.00%	0	

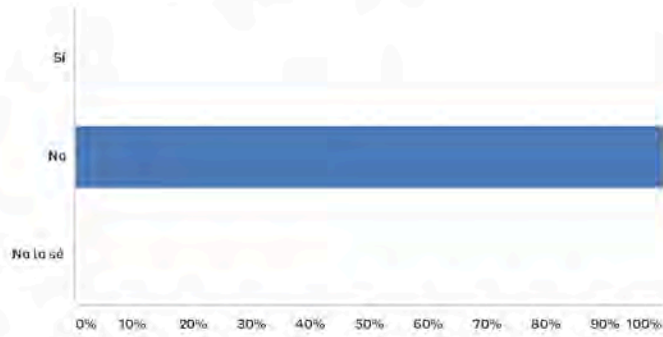
Encuesta de Evaluación de Vivienda Comunitaria

Calidad de la escuela	100.00%	1
Acceso inadecuado al tránsito	0.00%	0
Impuestos a la propiedad demasiado altos	0.00%	0
Demasiado lejos de la tienda / alimentos frescos	0.00%	0
Demasiado tráfico	0.00%	0
Demasiado lejos de las instalaciones de salud	0.00%	0
Problemas de ejecución hipotecaria	0.00%	0
El valor de la propiedad cayó	0.00%	0
Otros (especificar)	100.00%	1
Total Respondents: 1		

Encuesta de Evaluación de Vivienda Comunitaria

Q15 ¿Desea permanecer en su vivienda actual a medida que envejece en la jubilación y más allá?

Answered: 1 Skipped: 0

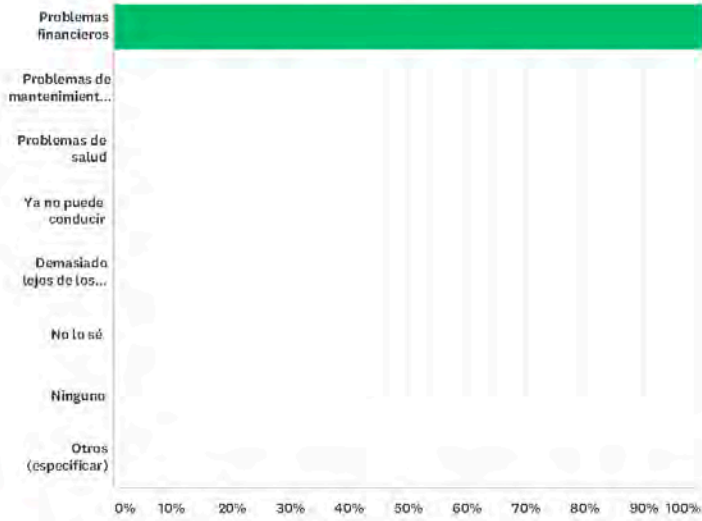


ANSWER CHOICES	RESPONSES	
Sí	0.00%	0
No	100.00%	1
No lo sé	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q16 ¿Cuáles son algunas de sus preocupaciones sobre el envejecimiento en su vivienda actual? (Marque todo lo que corresponda)

Answered: 1 Skipped: 0



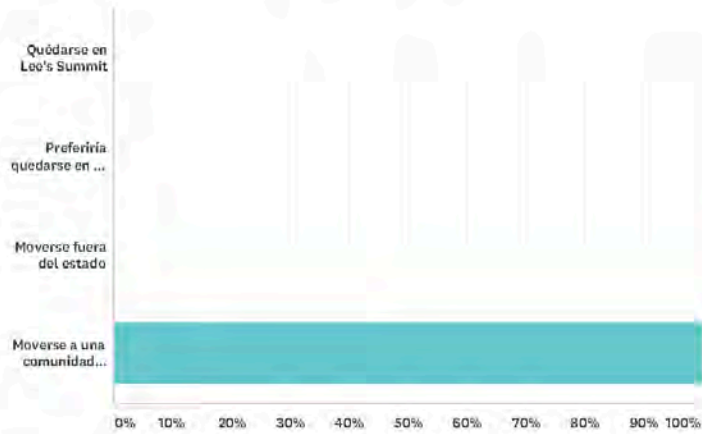
ANSWER CHOICES	RESPONSES	
Problemas financieros	100.00%	1
Problemas de mantenimiento / limpieza	0.00%	0
Problemas de salud	0.00%	0
Ya no puede conducir	0.00%	0
Demasiado lejos de los servicios	0.00%	0
No lo sé	0.00%	0
Ninguno	0.00%	0
Otros (especificar)	0.00%	0
Total Respondents: 1		

Encuesta de Evaluación de Vivienda Comunitaria

Q17 Si tuviera la oportunidad de mudarse de su vivienda actual, ¿podría

...

Answered: 1 Skipped: 0

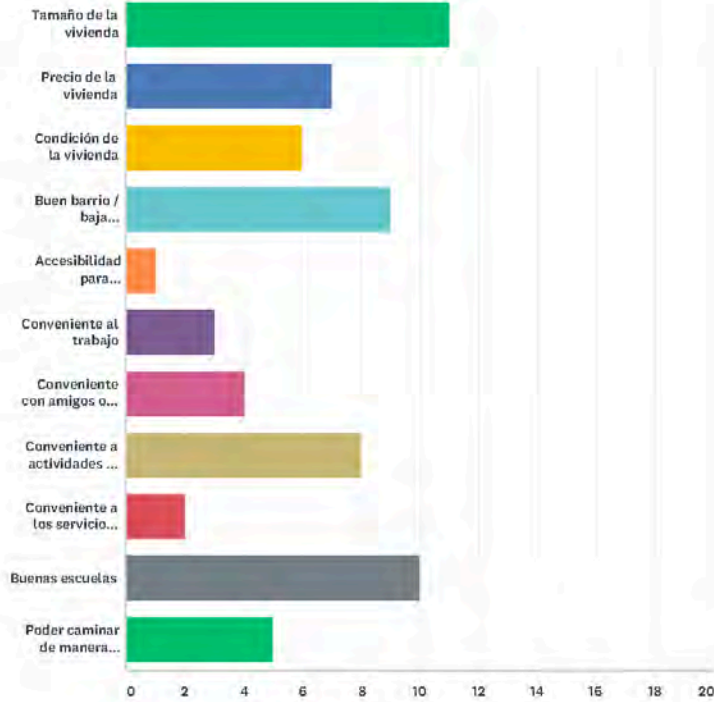


ANSWER CHOICES	RESPONSES	
Quédarse en Lee's Summit	0.00%	0
Preferiría quedarse en la vivienda actual	0.00%	0
Moverse fuera del estado	0.00%	0
Moverse a una comunidad diferente en la región metropolitana de KC	100.00%	1
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q18 ¿Cuáles son las prioridades principales al elegir vivienda? (Por favor, el rango 1 es el más importante y el 11 el menos importante)

Answered: 1 Skipped: 0



	1	2	3	4	5	6	7	8	9	10	11	TOTA
Tamaño de la vivienda	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0
Precio de la vivienda	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0
Condición de la vivienda	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0
Buen barrio / baja delincuencia	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0
Accesibilidad para minusválidos	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	1
Conveniente al trabajo	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0
Conveniente con amigos o familia	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0
Conveniente a actividades de ocio (parques, piscinas, compras, etc.)	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0

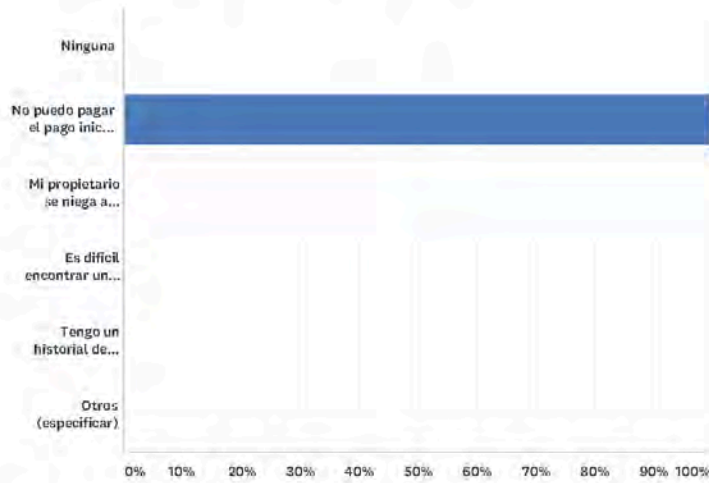
Encuesta de Evaluación de Vivienda Comunitaria

Conveniente a los servicios públicos (centros de salud, tiendas de abarrotes, oficina de correos, etc.)	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%
	0	0	0	0	0	0	0	0	0	0	1	0
Buenas escuelas	0.00%	100.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
	0	1	0	0	0	0	0	0	0	0	0	0
Poder caminar de manera segura a todas partes	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%	0.00%	0.00%
	0	0	0	0	0	0	1	0	0	0	0	0

Encuesta de Evaluación de Vivienda Comunitaria

Q19 (INQUILINOS) ¿Alguna vez se ha enfrentado a los siguientes desafíos? (PROPIETARIOS) Pase a la pregunta # 20

Answered: 1 Skipped: 0

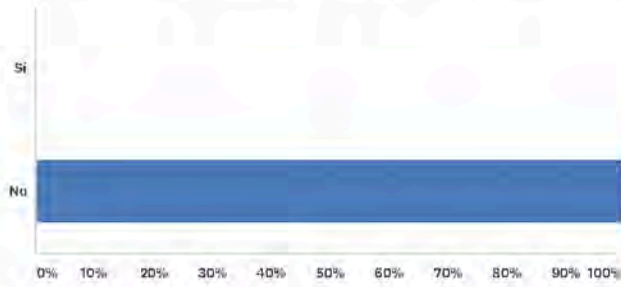


ANSWER CHOICES	RESPONSES
Ninguna	0.00% 0
No puedo pagar el pago inicial de una casa	100.00% 1
Mi propietario se niega a hacer reparaciones a pesar de mi solicitud	0.00% 0
Es difícil encontrar un propietario que acepte Cupones de Elección de Vivienda (VHC)	0.00% 0
Tengo un historial de crédito malo de desalojos / ejecuciones hipotecarias y no puedo encontrar un lugar para rentar	0.00% 0
Otros (especificar)	0.00% 0
TOTAL	1

Encuesta de Evaluación de Vivienda Comunitaria

Q20 Antes de hoy, ¿Alguna vez ha oído hablar de la Ley de Vivienda Justa o la definición de Vivienda Asequible? (Las definiciones de cada uno se pueden encontrar en la descripción anterior)

Answered: 0 Skipped: 0

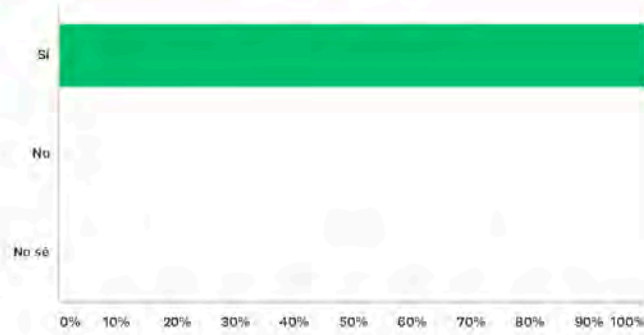


ANSWER CHOICES	RESPONSES	
Si	0.00%	0
No	100.00%	1
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q21 ¿Cree que la discriminación en la vivienda ocurre en Lee's Summit?

Answered: 1 Skipped: 0

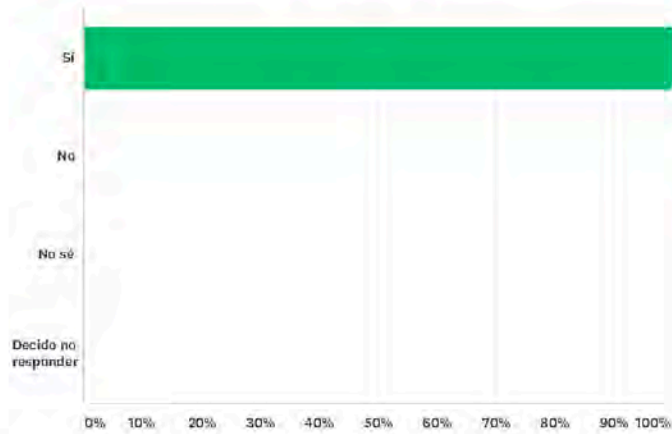


ANSWER CHOICES	RESPONSES	
Si	100.00%	1
No	0.00%	0
No sé	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q22 ¿Alguna vez, usted o alguien que usted conoce en Lee's Summit, ha sido víctima de discriminación de vivienda?

Answered: 1 Skipped: 0

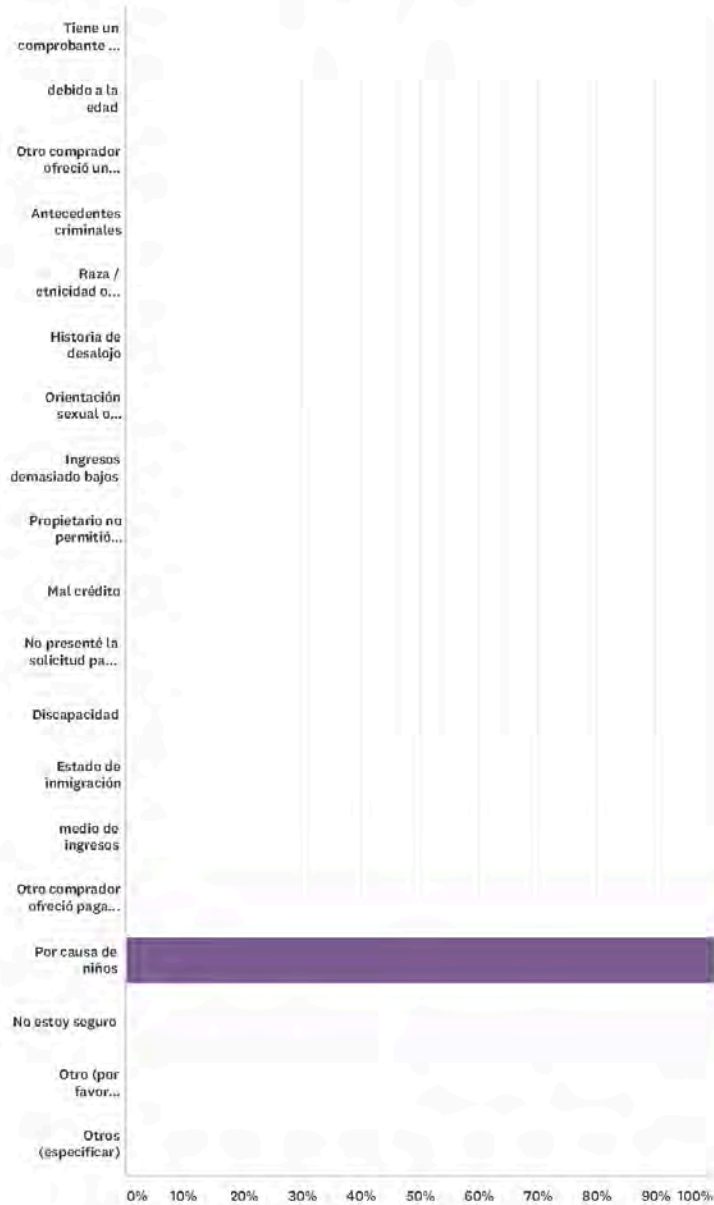


ANSWER CHOICES	RESPONSES	
Sí	100.00%	1
No	0.00%	0
No sé	0.00%	0
Decido no responder	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q23 Si dijo que sí en el # 22, indique por qué se les negó la vivienda para alquilar o comprar. De lo contrario, puede pasar al # 24

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES
Tiene un comprobante de opción de vivienda de la Sección 8	0.00% 0
debido a la edad	0.00% 0
Otro comprador ofreció un precio más alto	0.00% 0

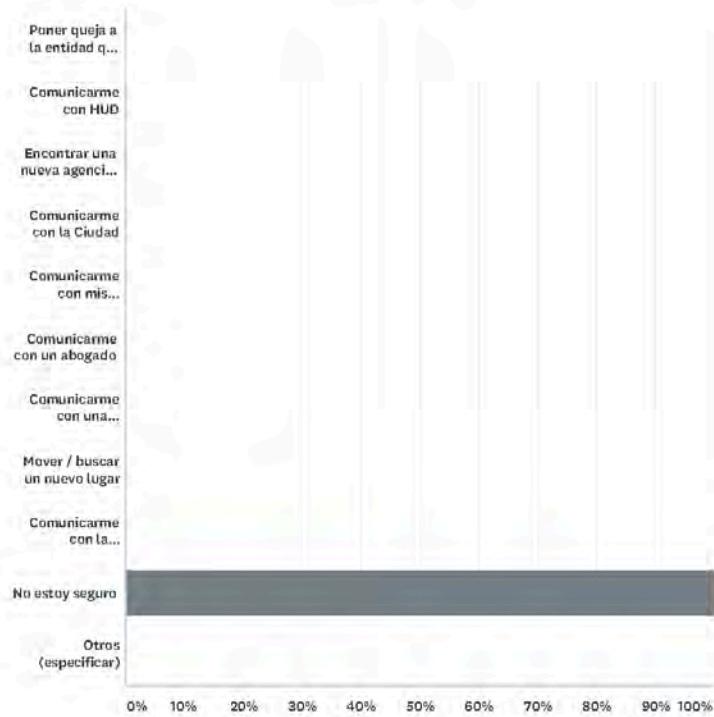
Encuesta de Evaluación de Vivienda Comunitaria

Antecedentes criminales	0.00%	0
Raza / etnicidad o raza / etnicidad del compañero o compañera	0.00%	0
Historia de desalojo	0.00%	0
Orientación sexual o identidad de género	0.00%	0
Ingresos demasiado bajos	0.00%	0
Propietario no permitió mascotas, incluidos animales de servicio	0.00%	0
Mal crédito	0.00%	0
No presenté la solicitud para rentar lo suficientemente rápido	0.00%	0
Discapacidad	0.00%	0
Estado de inmigración	0.00%	0
medio de ingresos	0.00%	0
Otro comprador ofreció pagar en efectivo	0.00%	0
Por causa de niños	100.00%	1
No estoy seguro	0.00%	0
Otro (por favor especifique)	0.00%	0
Otros (especificar)	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q24 ¿Qué haría si le discriminaran en una opción de vivienda? (Marque todo lo que corresponda)

Answered: 1 Skipped: 0

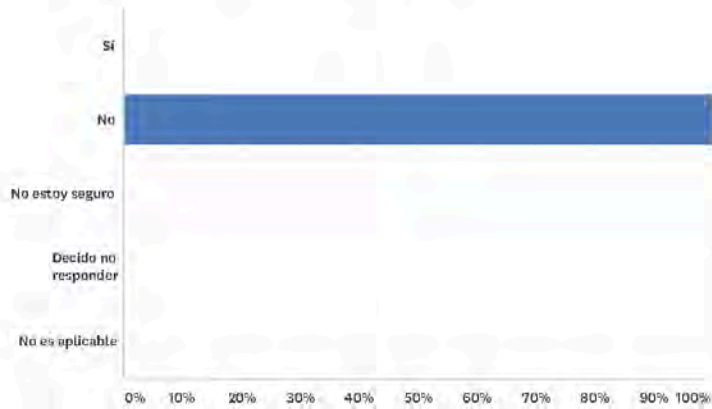


ANSWER CHOICES	RESPONSES
Poner queja a la entidad que me discriminó	0.00% 0
Comunicarme con HUD	0.00% 0
Encontrar una nueva agencia inmobiliaria / prestamista hipotecario	0.00% 0
Comunicarme con la Ciudad	0.00% 0
Comunicarme con mis representantes del Consejo	0.00% 0
Comunicarme con un abogado	0.00% 0
Comunicarme con una organización local de vivienda justa	0.00% 0
Mover / buscar un nuevo lugar	0.00% 0
Comunicarme con la organización estatal de vivienda justa	0.00% 0
No estoy seguro	100.00% 1
Otros (especificar)	0.00% 0
Total Respondents: 1	

Encuesta de Evaluación de Vivienda Comunitaria

Q25 ¿Usted o alguien que usted conoce que ha sido discriminado alguna vez ha presentado una queja por discriminación en la vivienda?

Answered: 1 Skipped: 0

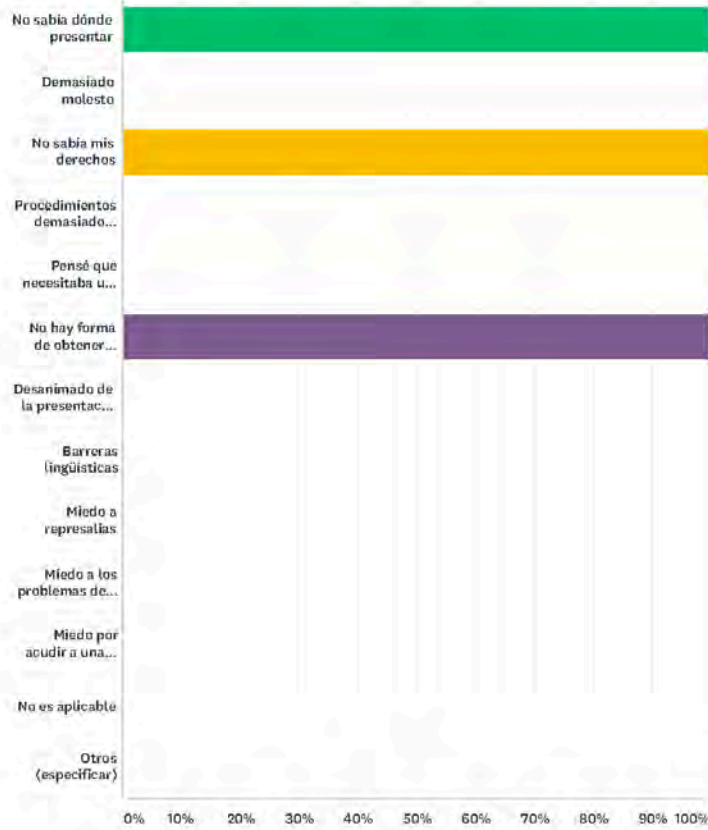


ANSWER CHOICES	RESPONSES	
Si	0.00%	0
No	100.00%	1
No estoy seguro	0.00%	0
Decido no responder	0.00%	0
No es aplicable	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q26 Si dijo No o No estoy seguro en el # 25, marque todo lo siguiente por qué usted o la otra persona no presentaron la denuncia. (Marque todo lo que corresponda) De lo contrario, puede pasar al # 27.

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES
No sabia dónde presentar	100.00% 1
Demasiado molesto	0.00% 0
No sabia mis derechos	100.00% 1
Procedimientos demasiado complicados	0.00% 0
Pensé que necesitaba un abogado para presentarme	0.00% 0
No hay forma de obtener ayuda	100.00% 1
Desanimado de la presentación por amigos / familia	0.00% 0
Barreras lingüísticas	0.00% 0
Miedo a represalias	0.00% 0
Miedo a los problemas de inmigración	0.00% 0
Miedo por acudir a una agencia gubernamental para recibir asistencia	0.00% 0

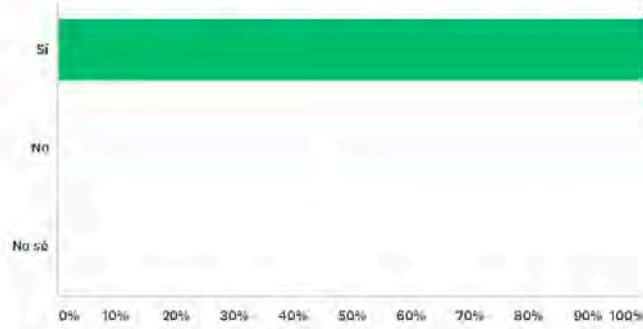
Encuesta de Evaluación de Vivienda Comunitaria

No es aplicable	0.00%	0
Otros (especificar)	0.00%	0
Total Respondents: 1		

Encuesta de Evaluación de Vivienda Comunitaria

Q27 (Inquilinos) ¿Alguna vez, usted o alguien que conoce, ha pedido al propietario que modifique la unidad por rentar para acomodar una discapacidad?

Answered: 1 Skipped: 0

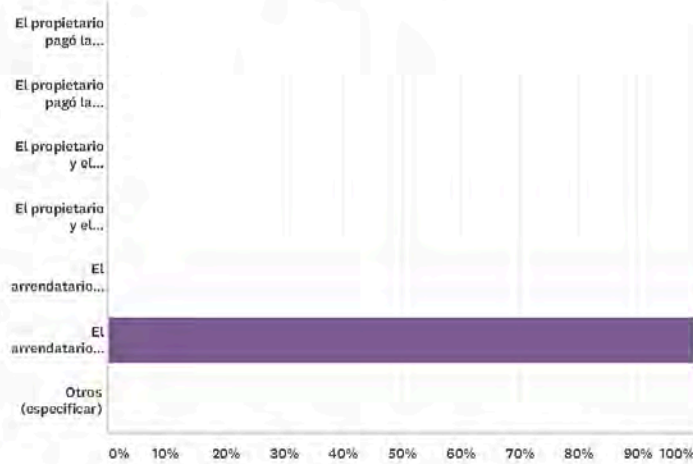


ANSWER CHOICES	RESPONSES	
Si	100,00%	1
No	0,00%	0
No sé	0,00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q28 Si dijo que sí en el # 27, díganos quién fue el responsable de la modificación. De lo contrario, puede pasar al # 29

Answered: 1 Skipped: 0

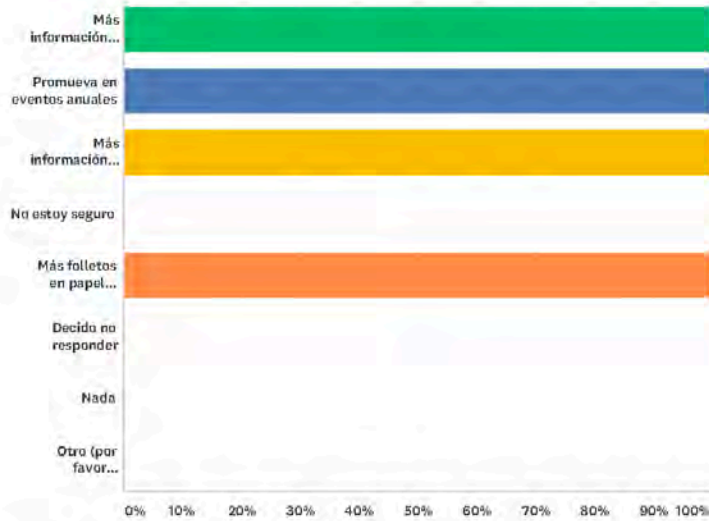


ANSWER CHOICES	RESPONSES
El propietario pagó la modificación y aumentó la renta	0.00% 0
El propietario pagó la modificación y no aumentó la renta	0.00% 0
El propietario y el arrendatario compartieron los costos de la modificación, y la renta se incrementó	0.00% 0
El propietario y el arrendatario compartieron los costos de la modificación y la renta no aumentó	0.00% 0
El arrendatario tuvo que pagar la modificación, y la renta se incrementó	0.00% 0
El arrendatario tuvo que pagar la modificación y la renta no aumentó	100.00% 1
Otros (especificar)	0.00% 0
TOTAL	1

Encuesta de Evaluación de Vivienda Comunitaria

Q29 ¿Qué cree que la ciudad de Lee's Summit necesita hacer más para educar más al público sobre los derechos de vivienda justa? (Marque todo lo que corresponda)

Answered: 1 Skipped: 0

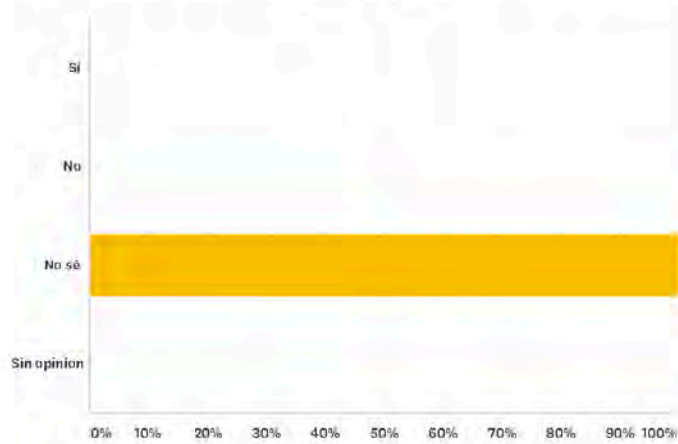


ANSWER CHOICES	RESPONSES
Más información online (sitio web de Lee's Summit, redes sociales, etc.)	100.00% 1
Promueva en eventos anuales	100.00% 1
Más información sobre el canal gubernamental de Lee's Summit	100.00% 1
No estoy seguro	0.00% 0
Más folletos en papel (pánfletos, folletos, la revista Lee's Summit, etc.)	100.00% 1
Decida no responder	0.00% 0
Nada	0.00% 0
Otro (por favor especifique)	0.00% 0
Total Respondents: 1	

Encuesta de Evaluación de Vivienda Comunitaria

Q30 ¿Cree que las leyes de vivienda justa se aplican adecuadamente?

Answered: 1 Skipped: 0

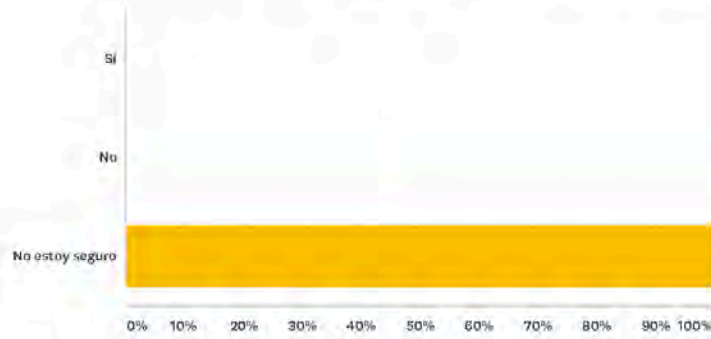


ANSWER CHOICES	RESPONSES	
Sí	0.00%	0
No	0.00%	0
No sé	100.00%	1
Sin opinión	0.00%	0
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q31 ¿Las leyes de vivienda justa son difíciles de entender?

Answered: 1 Skipped: 0



ANSWER CHOICES	RESPONSES	
Si	0.00%	0
No	0.00%	0
No estoy seguro	100.00%	1
TOTAL		1

Encuesta de Evaluación de Vivienda Comunitaria

Q32 ¿Cree que las unidades por rentar de precio asequible que se ofrecen en Lee's Summit están en buenas condiciones y son seguras?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Sí	0.00%	0
No	0.00%	0
No sé	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q33 ¿Cree que hay suficientes unidades por rentar en un rango de precios asequible en Lee's Summit?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Sí	0.00%	0
No	0.00%	0
No sé	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q34 ¿Cree que hay suficientes unidades de vivienda en un rango de precios asequible en Lee's Summit?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Si	0.00%	0
No	0.00%	0
No sé	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q35 ¿Apoyaría diferentes tipos de hogares que se muden a la zona?

Answered: 0 Skipped: 1

⚠ No matching responses.

ANSWER CHOICES	RESPONSES	
Si	0.00%	0
No	0.00%	0
No sé	0.00%	0
Decido no responder	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q36 ¿Serías partidario de tener un hogar grupal en el área de Lee's Summit?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Totalmente de acuerdo	0.00%	0
De acuerdo	0.00%	0
No estoy de acuerdo	0.00%	0
Totalmente en desacuerdo	0.00%	0
Ni de acuerdo ni en desacuerdo	0.00%	0
Decido no responder	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q37 ¿Sería partidario de tener más viviendas para los ancianos en el área de Lee's Summit?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Totalmente de acuerdo	0.00%	0
De acuerdo	0.00%	0
No estoy de acuerdo	0.00%	0
Totalmente en desacuerdo	0.00%	0
Ni de acuerdo ni en desacuerdo	0.00%	0
Decida no responder	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q38 ¿Apoyaría la construcción del desarrollo de uso mixto a menos de una milla de su lugar de residencia?

Answered: 0 Skipped: 1

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Totalmente de acuerdo	0.00%	0
De acuerdo	0.00%	0
No estoy de acuerdo	0.00%	0
Totalmente en desacuerdo	0.00%	0
Ni de acuerdo ni en desacuerdo	0.00%	0
No responden	0.00%	0
TOTAL		0

Encuesta de Evaluación de Vivienda Comunitaria

Q39 ¿Cuáles son las barreras a la vivienda asequible en Lee's Summit?
(Marque todo lo que corresponda)

Answered: 0 Skipped: 1

⚠ No matching responses.

ANSWER CHOICES	RESPONSES	
Costos de desarrollo (zonificación, tarifas de subdivisión)	0.00%	0
Falta de opción / tipos de vivienda	0.00%	0
No es un interés de los desarrolladores del área	0.00%	0
NIMBYism (Not In My Back Yard)	0.00%	0
Falta de transporte público al centro de empleo	0.00%	0
Patrón de zonificación actual	0.00%	0
No lo sé	0.00%	0
Otro (por favor especifique)	0.00%	0
Total Respondents: 0		

Encuesta de Evaluación de Vivienda Comunitaria

Q40 ¿Cuáles son sus impactos negativos percibidos de la vivienda asequible? (Marque todo lo que corresponda)

Answered: 0 Skipped: 1

⚠ No matching responses.

ANSWER CHOICES	RESPONSES	
Pérdida del carácter del vecindario	0.00%	0
Aumentar los impuestos locales	0.00%	0
Empeorar las escuelas	0.00%	0
Menores valores de propiedad	0.00%	0
Aumenta el crimen	0.00%	0
Congestión de tráfico	0.00%	0
No se	0.00%	0
Otro (por favor especifique)	0.00%	0
Total Respondents: 0		

Encuesta de Evaluación de Vivienda Comunitaria

Q41 American Fact Finder-U.S. La Oficina del Censo mostró que en 2016, Lee's Summit tuvo una renta promedio de \$ 996.00 por mes. El ingreso familiar promedio fue de \$ 80,494 (divida esto entre 2, cada adulto ganaría \$ 40, 247). Para poder pagar los \$ 996.00, una persona tiene que estar ganando un mínimo de \$ 19.15 por hora o \$ 39.840 por año. ¿Cree que el tamaño medio de un hogar en Lee's Summit puede pagar esta renta, junto con otras facturas mensuales?

Answered: 0 Skipped: 1

▲ No matching responses.

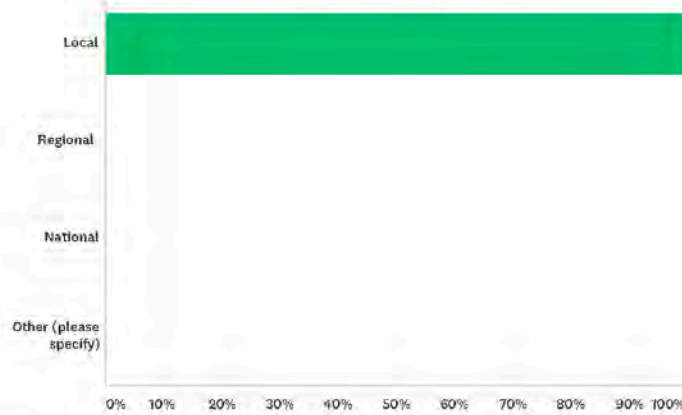
ANSWER CHOICES	RESPONSES	
Acuerdo	0.00%	0
No estoy de acuerdo	0.00%	0
Ni estoy de acuerdo ni estoy en desacuerdo	0.00%	0
Decido no responder	0.00%	0
TOTAL		0

Builder/Developer Survey on Housing

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q1 How would you categorize the company that you own/work for based on its development market?

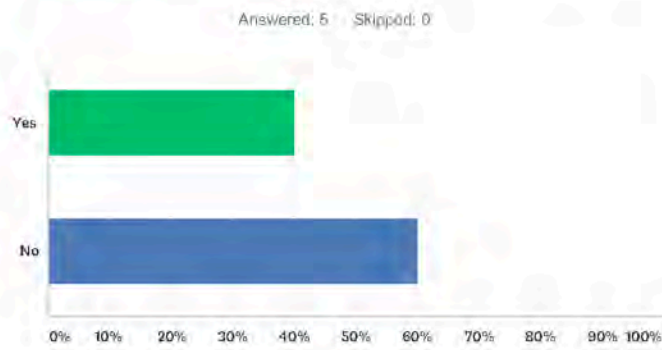
Answered: 5 Skipped: 0



ANSWER CHOICES	RESPONSES	
Local	100.00%	5
Regional	0.00%	0
National	0.00%	0
Other (please specify)	0.00%	0
TOTAL		5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q2 Has your company developed/built in Lee's Summit in the last ten years?

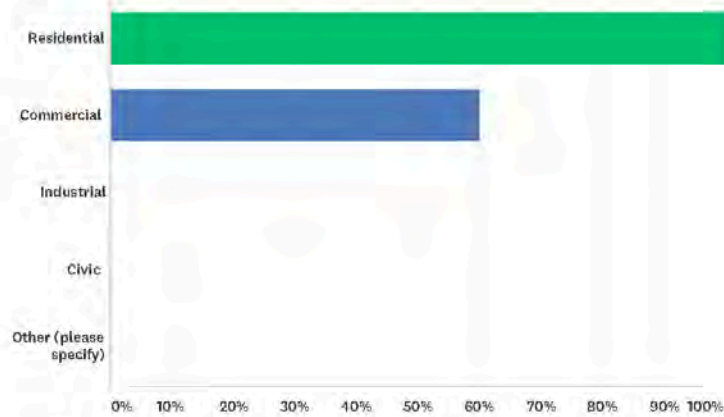


ANSWER CHOICES	RESPONSES	
Yes	40.00%	2
No	60.00%	3
TOTAL		5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q3 What is the type of development has your company been involved in?
(Check All That Apply)

Answered: 5 Skipped: 0

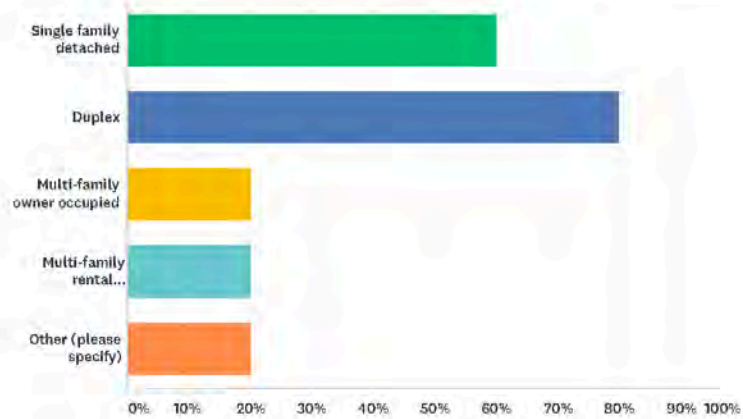


ANSWER CHOICES	RESPONSES	
Residential	100.00%	5
Commercial	60.00%	3
Industrial	0.00%	0
Civic	0.00%	0
Other (please specify)	0.00%	0
Total Respondents: 5		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q4 If you said residential in #3, which type of structures do you build?
(Check All That Apply) Otherwise you can skip to #7

Answered: 5 Skipped: 0

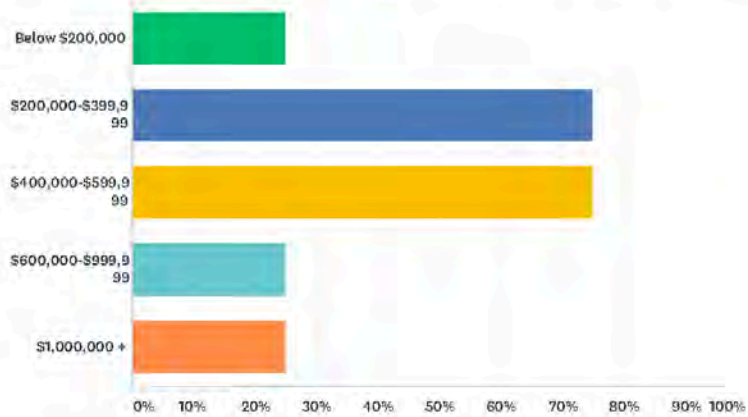


ANSWER CHOICES	RESPONSES	
Single family detached	60.00%	3
Duplex	80.00%	4
Multi-family owner occupied	20.00%	1
Multi-family rental apartments	20.00%	1
Other (please specify)	20.00%	1
Total Respondents: 5		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q5 If you said single family detached structures on #4, what are the price ranges? (Check All That Apply) Otherwise you can skip to #6

Answered: 4 Skipped: 1

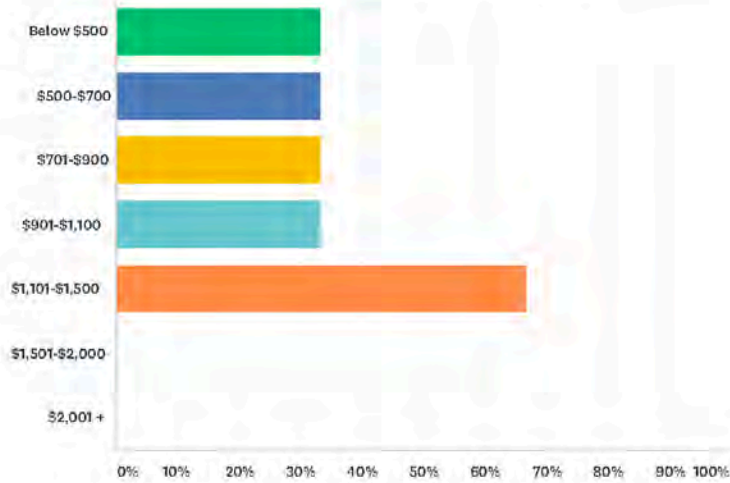


ANSWER CHOICES	RESPONSES	
Below \$200,000	25.00%	1
\$200,000-\$399,999	75.00%	3
\$400,000-\$599,999	75.00%	3
\$600,000-\$999,999	25.00%	1
\$1,000,000+	25.00%	1
Total Respondents: 4		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q6 If you said rental structures on #4, what are the ranges of rent?
(Check All That Apply) Otherwise you can skip to #7

Answered: 3 Skipped: 2

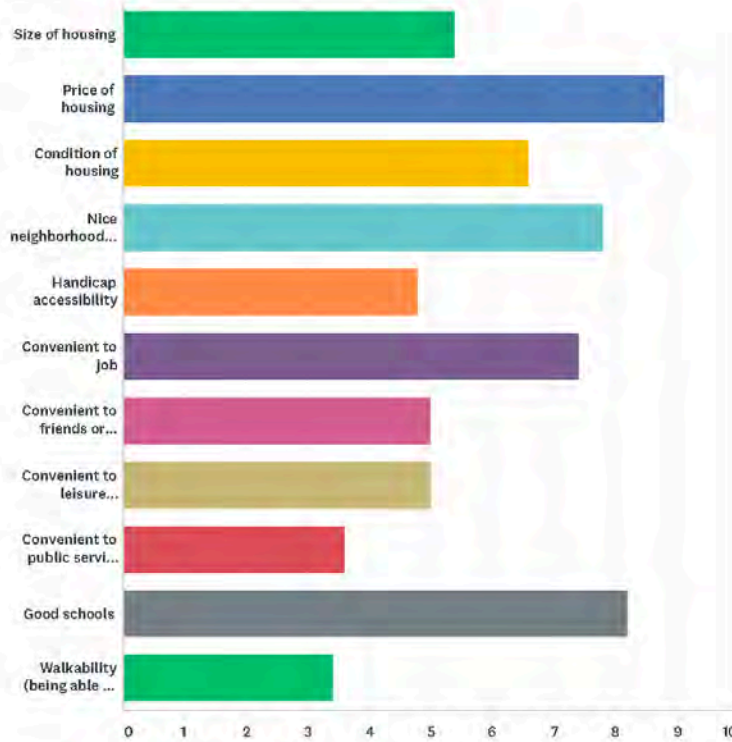


ANSWER CHOICES	RESPONSES	
Below \$500	33.33%	1
\$500-\$700	33.33%	1
\$701-\$900	33.33%	1
\$901-\$1,100	33.33%	1
\$1,101-\$1,500	66.67%	2
\$1,501-\$2,000	0.00%	0
\$2,001+	0.00%	0
Total Respondents: 3		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q7 What do you see from your clients (or yourself, if you do not build residential) to be the primary priorities when choosing housing? (Please rank 1 being most important and 11 being least important)

Answered: 5 Skipped: 0



	1	2	3	4	5	6	7	8	9	10	11	TOTAL
Size of housing	0.00% 0	20.00% 1	0.00% 0	0.00% 0	20.00% 1	0.00% 0	20.00% 1	0.00% 0	20.00% 1	20.00% 1	0.00% 0	5
Price of housing	60.00% 3	20.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	20.00% 1	5
Condition of housing	0.00% 0	0.00% 0	0.00% 0	40.00% 2	20.00% 1	20.00% 1	0.00% 0	20.00% 1	0.00% 0	0.00% 0	0.00% 0	5
Nice neighborhood/low crime	0.00% 0	20.00% 1	20.00% 1	20.00% 1	20.00% 1	0.00% 0	20.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	5
Handicap accessibility	20.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	20.00% 1	20.00% 1	0.00% 0	0.00% 0	0.00% 0	40.00% 2	5
Convenient to job	0.00% 0	20.00% 1	0.00% 0	20.00% 1	20.00% 1	40.00% 2	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	5
Convenient to friends or family	0.00% 0	0.00% 0	0.00% 0	20.00% 1	0.00% 0	0.00% 0	40.00% 2	20.00% 1	20.00% 1	0.00% 0	0.00% 0	5
Convenient to leisure activities (parks, pools, shopping, etc.)	0.00% 0	0.00% 0	20.00% 1	0.00% 0	20.00% 1	0.00% 0	0.00% 0	20.00% 1	20.00% 1	20.00% 1	0.00% 0	5

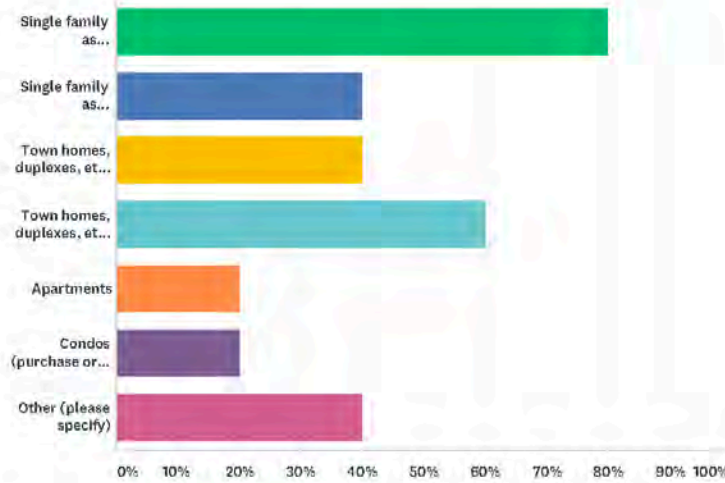
Real Estate Developers/ Builders Survey for Fair Housing Assessment

Convenient to public services (health facilities, grocery stores, post office, etc.)	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	20.00% 1	0.00% 0	40.00% 2	0.00% 0	40.00% 2	0.00% 0	5
Good schools	20.00% 1	0.00% 0	60.00% 3	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	20.00% 1	0.00% 0	0.00% 0	5
Walkability (being able to safely walk everywhere)	0.00% 0	20.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	20.00% 1	20.00% 1	40.00% 2	5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q8 What type of housing do you believe the market demands more of in Lee's Summit? (Check All That Apply)

Answered: 5 Skipped: 0

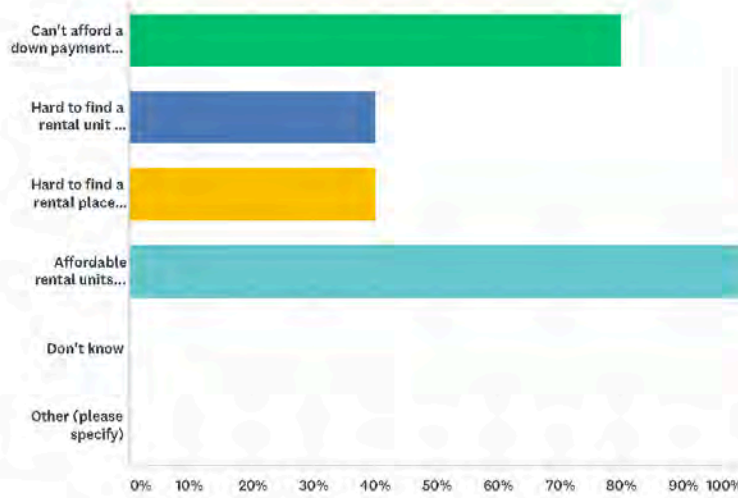


ANSWER CHOICES	RESPONSES	
Single family as owner-occupied	80.00%	4
Single family as renter-occupied	40.00%	2
Town homes, duplexes, etc. as owner-occupied	40.00%	2
Town homes, duplexes, etc. as renter-occupied	60.00%	3
Apartments	20.00%	1
Condos (purchase or rental)	20.00%	1
Other (please specify)	40.00%	2
Total Respondents: 5		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q9 Do you think renters today are faced with the following challenges?
(Check All That Apply)

Answered: 5 Skipped: 0

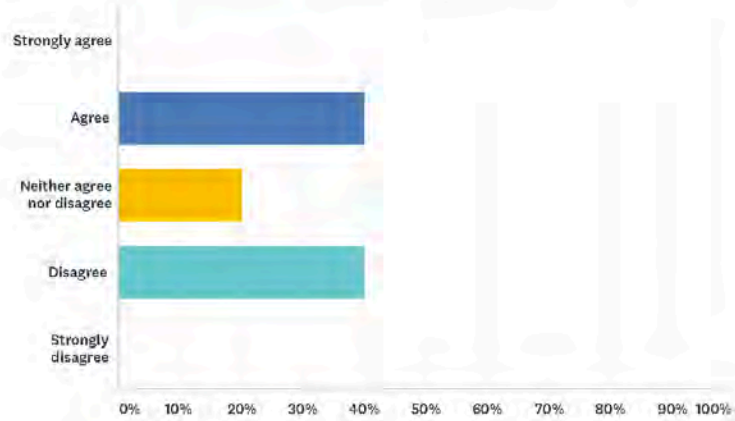


ANSWER CHOICES	RESPONSES	
Can't afford a down payment to buy a house	80.00%	4
Hard to find a rental unit in Lee's Summit within their financial ability	40.00%	2
Hard to find a rental place that accepts housing vouchers	40.00%	2
Affordable rental units are generally in undesirable conditions	100.00%	5
Don't know	0.00%	0
Other (please specify)	0.00%	0
Total Respondents: 5		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q10 Do you think our community offers age friendly housing in general?

Answered: 5 Skipped: 0

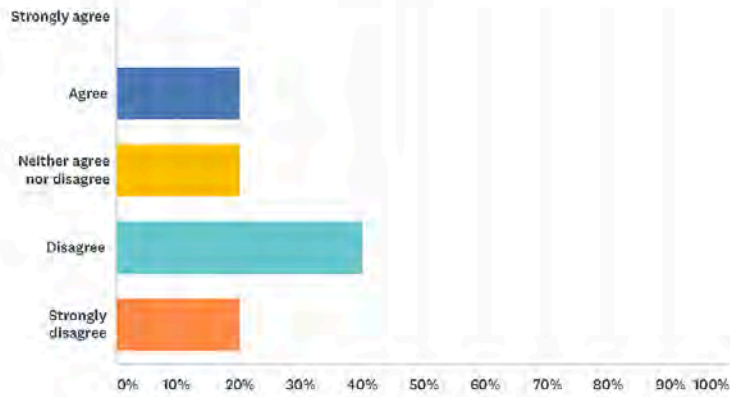


ANSWER CHOICES	RESPONSES	
Strongly agree	0.00%	0
Agree	40.00%	2
Neither agree nor disagree	20.00%	1
Disagree	40.00%	2
Strongly disagree	0.00%	0
TOTAL		5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q11 Do you think our single family and multifamily housing are suitable for the elderly? (Not including, assisted living, retirement communities, etc.)

Answered: 5 Skipped: 0

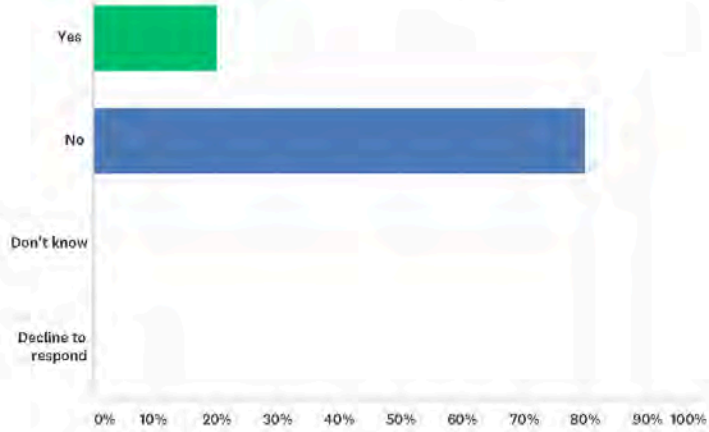


ANSWER CHOICES	RESPONSES	
Strongly agree	0.00%	0
Agree	20.00%	1
Neither agree nor disagree	20.00%	1
Disagree	40.00%	2
Strongly disagree	20.00%	1
TOTAL		5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q12 Have you or someone you know in Lee's Summit ever experienced housing discrimination?

Answered: 5 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	20.00%	1
No	80.00%	4
Don't know	0.00%	0
Decline to respond	0.00%	0
TOTAL		5

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q13 If you said Yes on #12, please check all of the following that apply.
Otherwise you can skip to #14

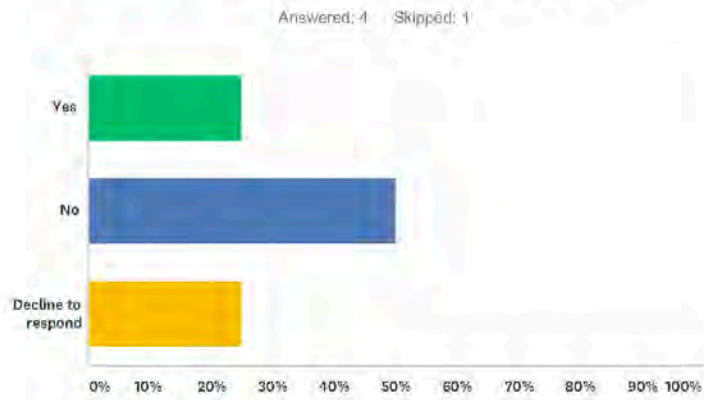
Answered: 0 Skipped: 5

▲ No matching responses.

ANSWER CHOICES	RESPONSES	
Age	0.00%	0
Race	0.00%	0
Color	0.00%	0
National Origin	0.00%	0
Religion	0.00%	0
Sexual orientation or gender identity	0.00%	0
Disability	0.00%	0
Having children	0.00%	0
Not sure	0.00%	0
Total Respondents: 0		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q14 Do you think fair housing laws have an impact on your development decisions regardless what you develop?

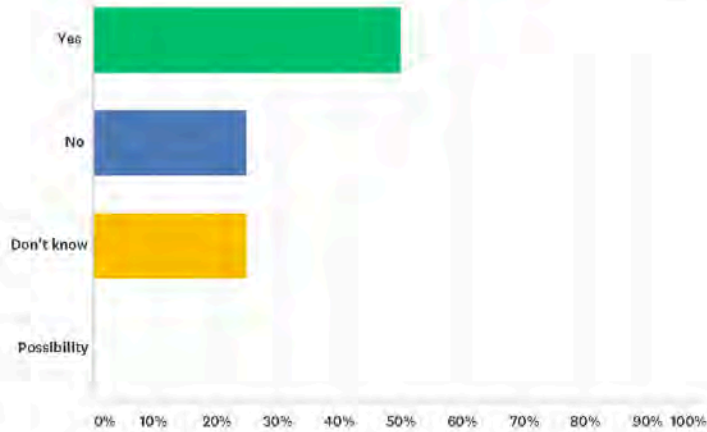


ANSWER CHOICES	RESPONSES	
Yes	25.00%	1
No	50.00%	2
Decline to respond	25.00%	1
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q15 Do you/your company ever consider constructing affordable housing units in Lee's Summit for the local low-to-moderate income households?

Answered: 4 Skipped: 1

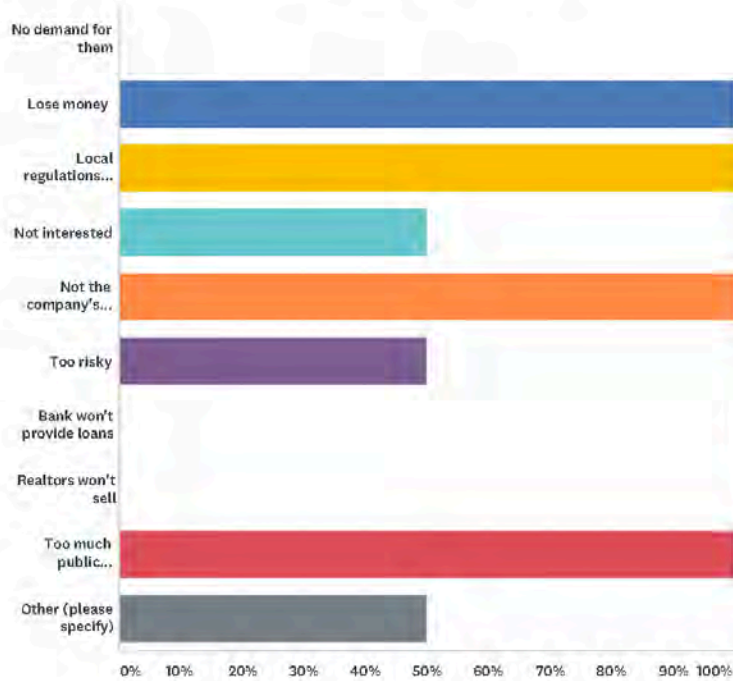


ANSWER CHOICES	RESPONSES	
Yes	50.00%	2
No	25.00%	1
Don't know	25.00%	1
Possibility	0.00%	0
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q16 If you said No on #15, please mark the following reasons why. (Check All That Apply) Otherwise you can skip to #17

Answered: 2 Skipped: 3

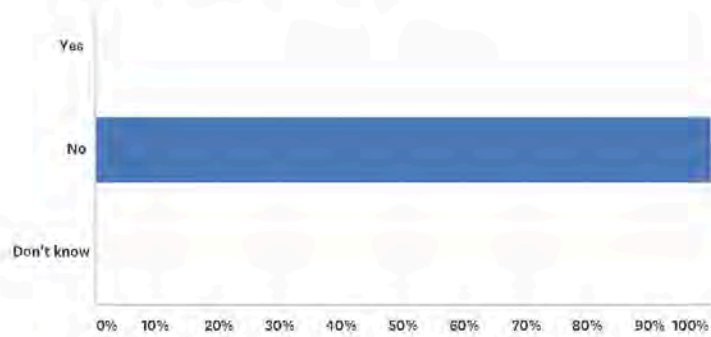


ANSWER CHOICES	RESPONSES	
No demand for them	0.00%	0
Lose money	100.00%	2
Local regulations won't allow	100.00%	2
Not interested	50.00%	1
Not the company's speciality	100.00%	2
Too risky	50.00%	1
Bank won't provide loans	0.00%	0
Realtors won't scil	0.00%	0
Too much public opposition	100.00%	2
Other (please specify)	50.00%	1
Total Respondents: 2		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q17 Do you think there are enough rental units in an affordable price range in the City of Lee's Summit?

Answered: 4 Skipped: 1

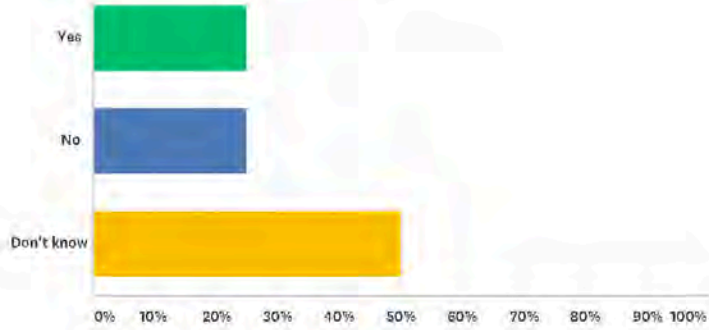


ANSWER CHOICES	RESPONSES	
Yes	0.00%	0
No	100.00%	4
Don't know	0.00%	0
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q18 Do you think the affordable price rental units that are offered in Lee's Summit are in good condition and safe?

Answered: 4 Skipped: 1

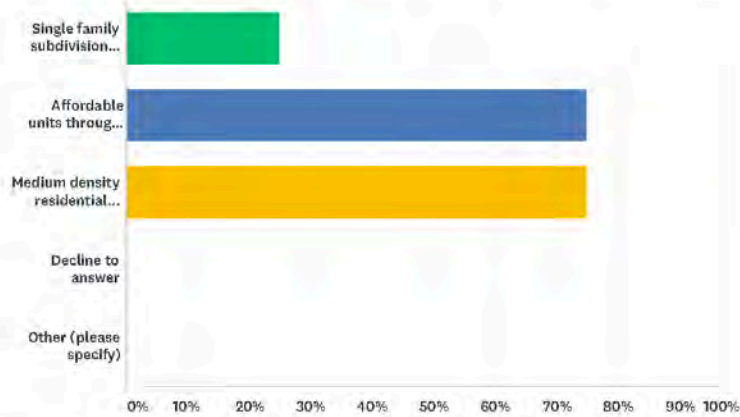


ANSWER CHOICES	RESPONSES	
Yes	25.00%	1
No	25.00%	1
Don't know	50.00%	2
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q19 If the community needs more affordable housing units, which of the following do you think will benefit the community the most?

Answered: 4 Skipped: 1

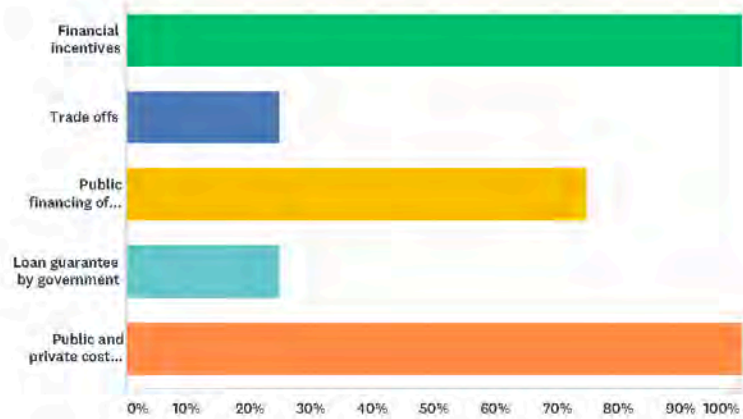


ANSWER CHOICES	RESPONSES
Single family subdivision with a small percentage of affordable units	25.00% 1
Affordable units through redevelopment and reuse of vacant commercial properties	75.00% 3
Medium density residential development for mixed income households	75.00% 3
Decline to answer	0.00% 0
Other (please specify)	0.00% 0
Total Respondents: 4	

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q20 What do you believe will make developing affordable housing easier and more attractive for developers? (Check All That Apply)

Answered: 4 Skipped: 1

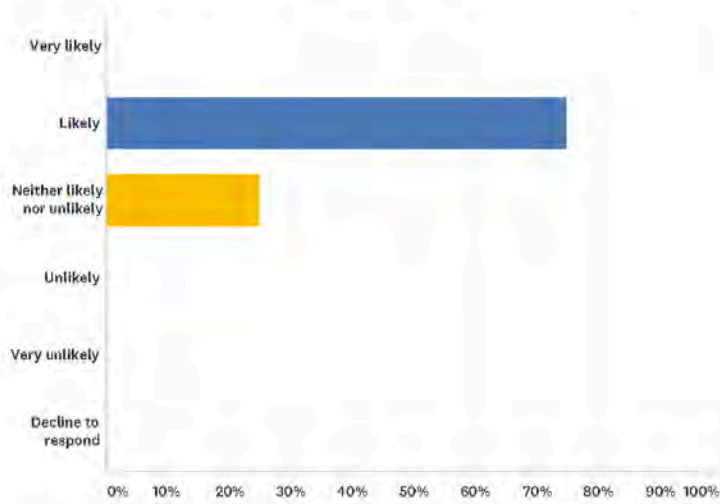


ANSWER CHOICES	RESPONSES	
Financial incentives	100.00%	4
Trade offs	25.00%	1
Public financing of infrastructure	75.00%	3
Loan guarantee by government	25.00%	1
Public and private cost sharing	100.00%	4
Total Respondents: 4		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q21 If a mixed income housing development is proposed adjacent to your development, how likely would you support it?

Answered: 4 Skipped: 1

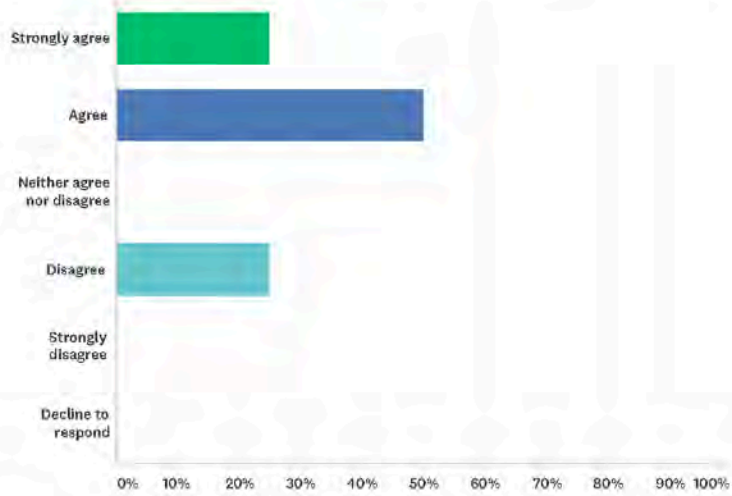


ANSWER CHOICES	RESPONSES	
Very likely	0.00%	0
Likely	75.00%	3
Neither likely nor unlikely	25.00%	1
Unlikely	0.00%	0
Very unlikely	0.00%	0
Decline to respond	0.00%	0
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q22 Overall do you think the residents of Lee's Summit would be supportive of low to moderate income housing for the elderly?

Answered: 4 Skipped: 1

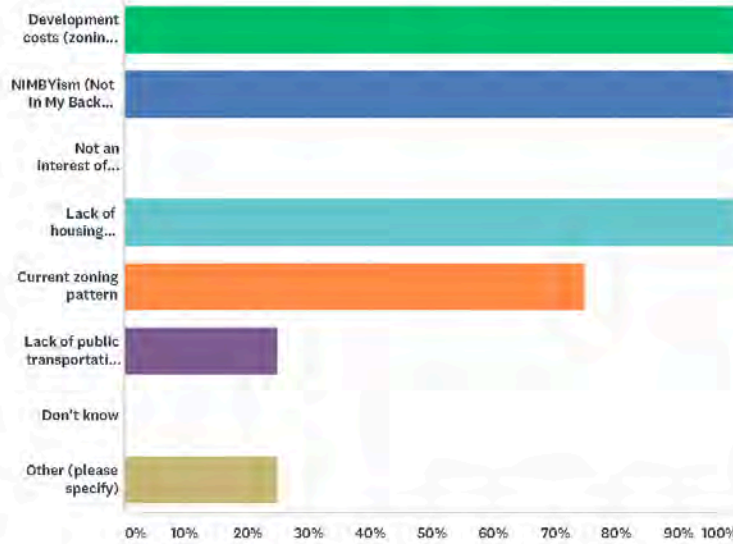


ANSWER CHOICES	RESPONSES	
Strongly agree	25.00%	1
Agree	50.00%	2
Neither agree nor disagree	0.00%	0
Disagree	25.00%	1
Strongly disagree	0.00%	0
Decline to respond	0.00%	0
TOTAL		4

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q23 What are the barriers to affordable housing in Lee's Summit? (Check All That Apply)

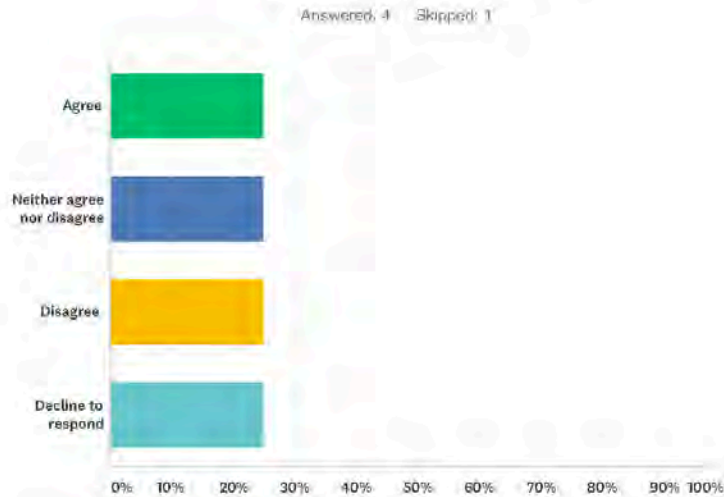
Answered: 4 Skipped: 1



ANSWER CHOICES	RESPONSES	
Development costs (zoning, subdivision fees, etc.)	100.00%	4
NIMBYism (Not In My Back Yard)	100.00%	4
Not an interest of area developers	0.00%	0
Lack of housing option/types	100.00%	4
Current zoning pattern	75.00%	3
Lack of public transportation to employment center	25.00%	1
Don't know	0.00%	0
Other (please specify)	25.00%	1
Total Respondents: 4		

Real Estate Developers/ Builders Survey for Fair Housing Assessment

Q24 American Fact Finder-U.S. Census Bureau showed that in 2016, Lee's Summit had a median rent of \$996.00 per month. Average household income was \$80,494 (divide this by 2; each adult would make \$40, 247). To be able to afford the \$996.00, a person has to be making at a minimum of \$19.15 per hour or \$39,840 per year. Do you think the average household size in Lee's Summit can afford this rent, along with other monthly bills?



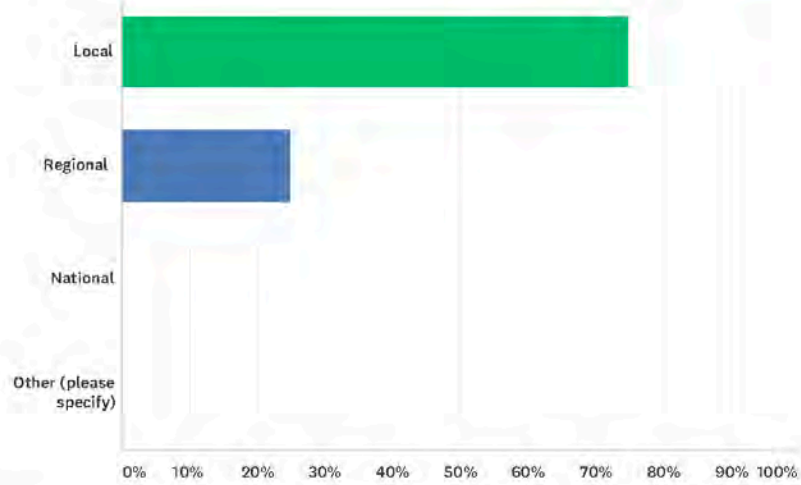
ANSWER CHOICES	RESPONSES	
Agree	25.00%	1
Neither agree nor disagree	25.00%	1
Disagree	25.00%	1
Decline to respond	25.00%	1
TOTAL		4

Financial Institutions Survey on Housing

Community Housing Assessment Survey-Financial Institutions

Q1 How would you categorize your agency?

Answered: 4 Skipped: 0

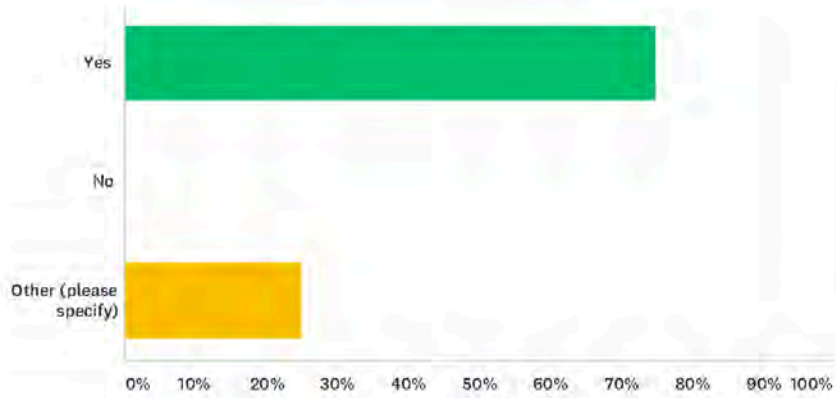


ANSWER CHOICES	RESPONSES	
Local	75.00%	3
Regional	25.00%	1
National	0.00%	0
Other (please specify)	0.00%	0
TOTAL		4

Community Housing Assessment Survey-Financial Institutions

Q2 Does your financial agency have an office location in Lee's Summit?

Answered: 4 Skipped: 0

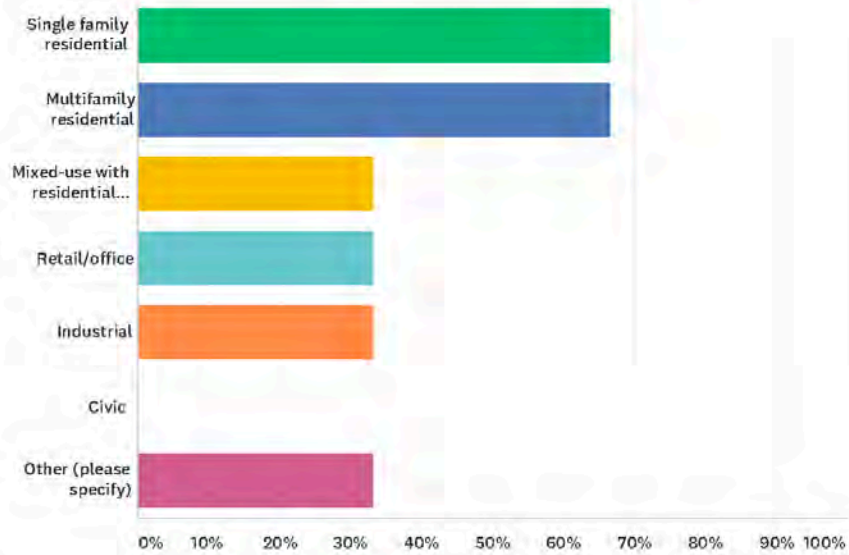


ANSWER CHOICES	RESPONSES	
Yes	75.00%	3
No	0.00%	0
Other (please specify)	25.00%	1
TOTAL		4

Community Housing Assessment Survey-Financial Institutions

Q3 Does your financial agency provide loans for the following types of development/construction in Lee's Summit area? (Check All That Apply)

Answered: 3 Skipped: 1

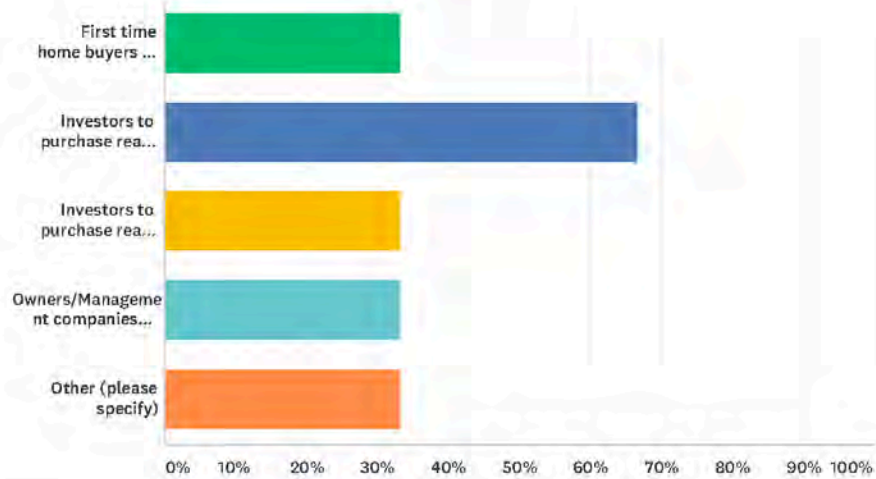


ANSWER CHOICES	RESPONSES	
Single family residential	66.67%	2
Multifamily residential	66.67%	2
Mixed-use with residential component	33.33%	1
Retail/office	33.33%	1
Industrial	33.33%	1
Civic	0.00%	0
Other (please specify)	33.33%	1
Total Respondents: 3		

Community Housing Assessment Survey-Financial Institutions

Q4 Does your financial agency provide mortgage loans for the following?
(Check All That Apply)

Answered: 3 Skipped: 1

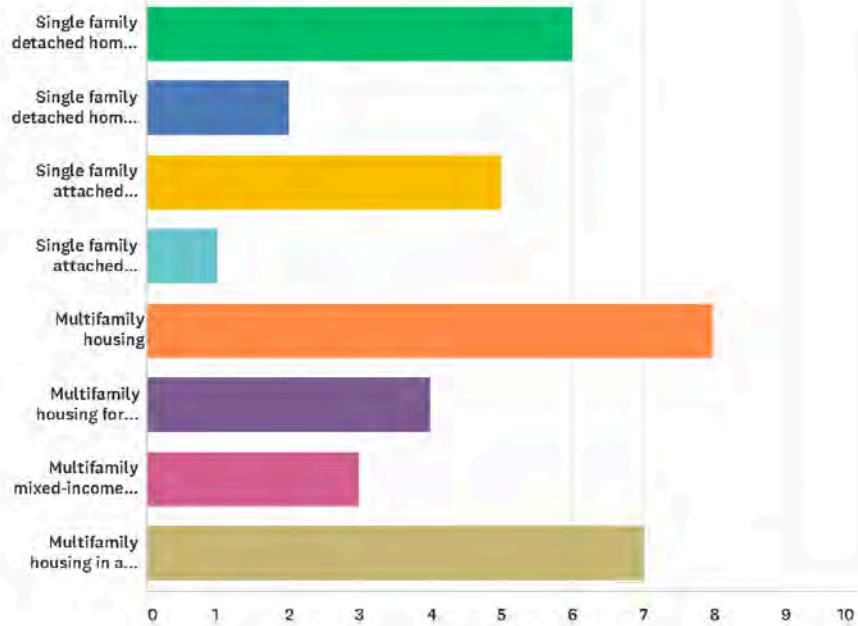


ANSWER CHOICES	RESPONSES
First time home buyers to purchase a home	33.33% 1
Investors to purchase real properties for residential use	66.67% 2
Investors to purchase real properties for non-residential use	33.33% 1
Owners/Management companies of housing complexes	33.33% 1
Other (please specify)	33.33% 1
Total Respondents: 3	

Community Housing Assessment Survey-Financial Institutions

Q5 If your agency provides loans to developers for housing development/construction, which of the following development types are the least favored? (Please rank 1 being most favored and 8 being least favored)

Answered: 1 Skipped: 3



	1	2	3	4	5	6	7	8	TOTAL	SCORE
Single family detached homes of 2,000 square foot finished floor space minimum	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	1	6.00
Single family detached homes of less than 1,000 square foot finished floor space	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	1	2.00
Single family attached residential of 1,000 square foot finished floor space per dwelling unit minimum	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	1	5.00

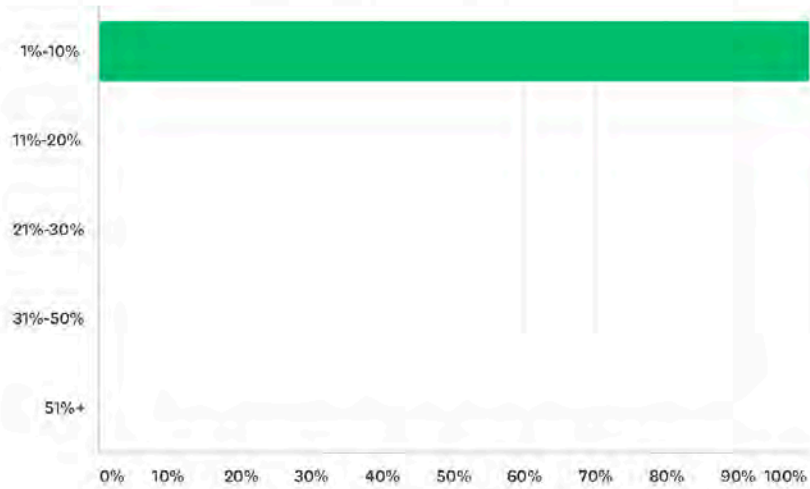
Community Housing Assessment Survey-Financial Institutions

Single family attached residential of less than 1,000 square foot finished floor space per dwelling unit	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	1	1.00
Multifamily housing	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	1	8.00
Multifamily housing for seniors with ADA accessibility accommodations	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	1	4.00
Multifamily mixed-income housing with a wide range of dwelling unit sizes	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	100.00% 1	0.00% 0	0.00% 0	1	3.00
Multifamily housing in a mixed use development	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	1	7.00

Community Housing Assessment Survey-Financial Institutions

Q6 If your agency provides mortgage loans for home buyers, based on your knowledge, what is the likely range of percentage of applications that gets denied?

Answered: 2 Skipped: 2

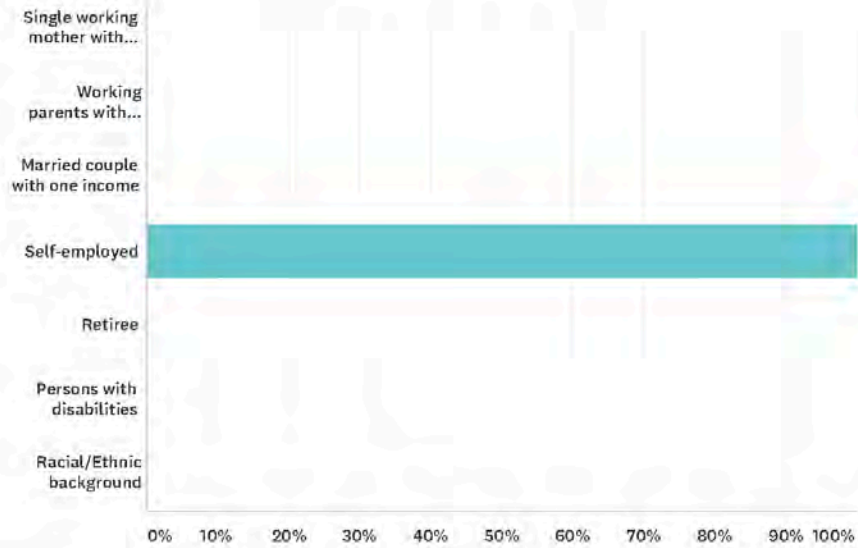


ANSWER CHOICES	RESPONSES	
1%-10%	100.00%	2
11%-20%	0.00%	0
21%-30%	0.00%	0
31%-50%	0.00%	0
51%+	0.00%	0
Total Respondents: 2		

Community Housing Assessment Survey-Financial Institutions

Q7 Does your financial agency use any of the following as risk factors when evaluating a mortgage loan application? (Check All That Apply)

Answered: 1 Skipped: 3

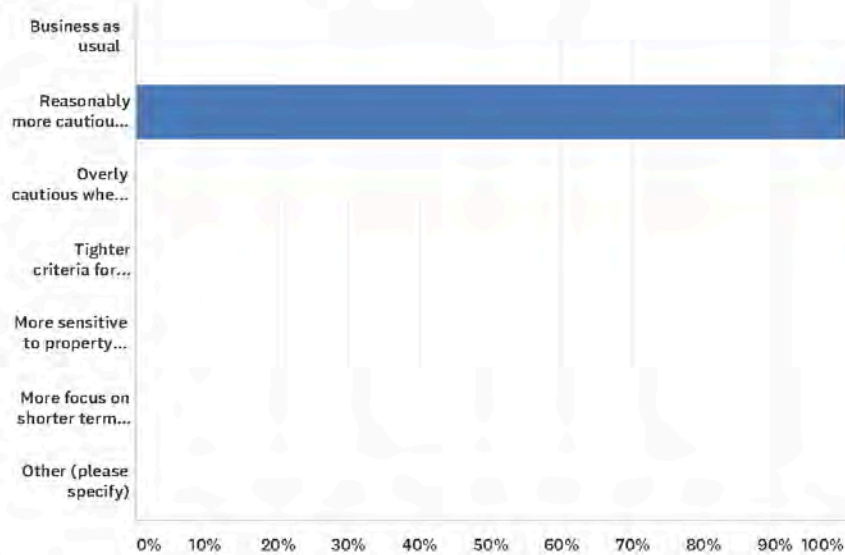


ANSWER CHOICES	RESPONSES	
Single working mother with children	0.00%	0
Working parents with children	0.00%	0
Married couple with one income	0.00%	0
Self-employed	100.00%	1
Retiree	0.00%	0
Persons with disabilities	0.00%	0
Racial/Ethnic background	0.00%	0
Total Respondents: 1		

Community Housing Assessment Survey-Financial Institutions

Q8 What do you think of the mortgage lending industry today here locally after the subprime mortgage crisis? (Check All That Apply)

Answered: 2 Skipped: 2

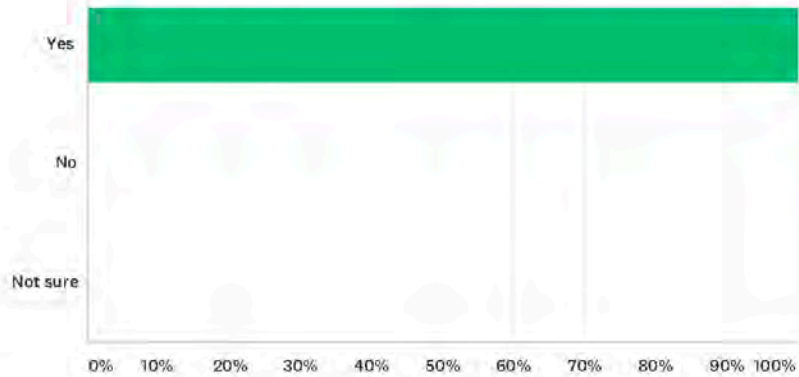


ANSWER CHOICES	RESPONSES
Business as usual	0.00% 0
Reasonably more cautious when approving loan requests	100.00% 2
Overly cautious when approving loan requests	0.00% 0
Tighter criteria for loan qualifications	0.00% 0
More sensitive to property locations	0.00% 0
More focus on shorter term loans	0.00% 0
Other (please specify)	0.00% 0
Total Respondents: 2	

Community Housing Assessment Survey-Financial Institutions

Q9 Do you believe that mortgage lenders and their loan officers are properly trained on Fair Housing Laws?

Answered: 2 Skipped: 2

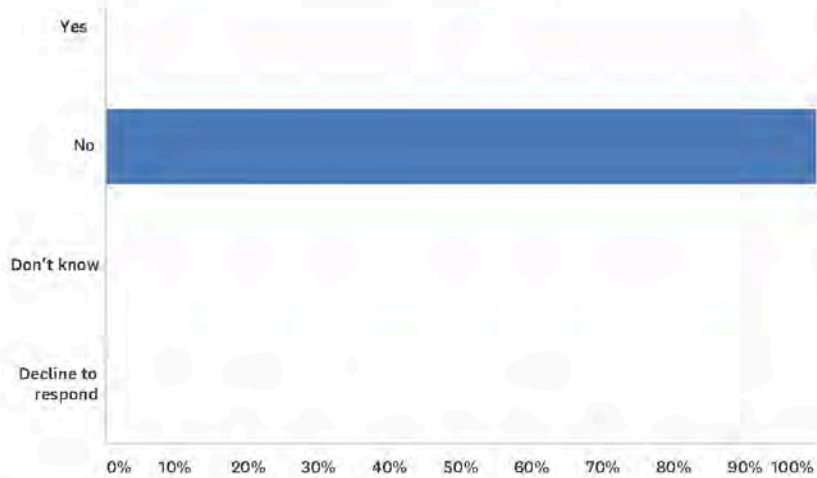


ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
Not sure	0.00%	0
TOTAL		2

Community Housing Assessment Survey-Financial Institutions

Q10 Do you know or think that discrimination in mortgage lending exists in our area?

Answered: 2 Skipped: 2



ANSWER CHOICES	RESPONSES	
Yes	0.00%	0
No	100.00%	2
Don't know	0.00%	0
Decline to respond	0.00%	0
TOTAL		2

Community Housing Assessment Survey-Financial Institutions

Q11 If you said Yes on #10, please check all of the following that apply.
Otherwise you can skip to #12.

Answered: 0 Skipped: 4

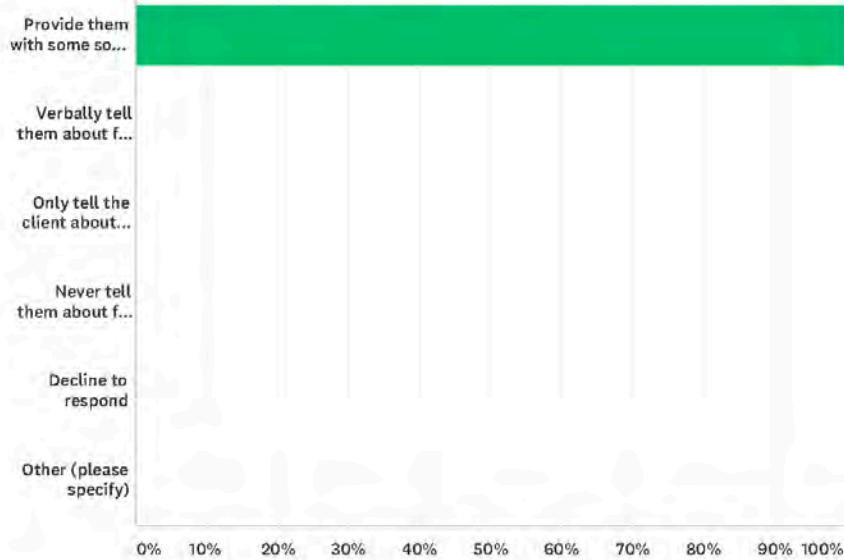
▲ No matching responses.

ANSWER CHOICES	RESPONSES
Age	0.00% 0
Race	0.00% 0
Color	0.00% 0
National Origin	0.00% 0
Religion	0.00% 0
Sexual orientation or gender identity	0.00% 0
Disability	0.00% 0
Having children	0.00% 0
Not sure	0.00% 0
Total Respondents: 0	

Community Housing Assessment Survey-Financial Institutions

Q12 When meeting with clients do you...

Answered: 2 Skipped: 2

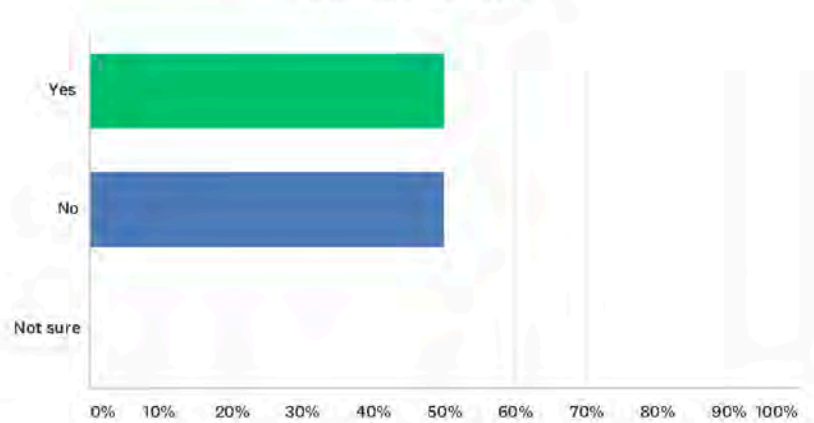


ANSWER CHOICES	RESPONSES	
Provide them with some sort of handout about fair housing law	100.00%	2
Verbally tell them about fair housing law	0.00%	0
Only tell the client about fair housing laws upon request	0.00%	0
Never tell them about fair housing law	0.00%	0
Decline to respond	0.00%	0
Other (please specify)	0.00%	0
TOTAL		2

Community Housing Assessment Survey-Financial Institutions

Q13 Do you think fair housing laws have an impact on your mortgage lending practices?

Answered: 2 Skipped: 2

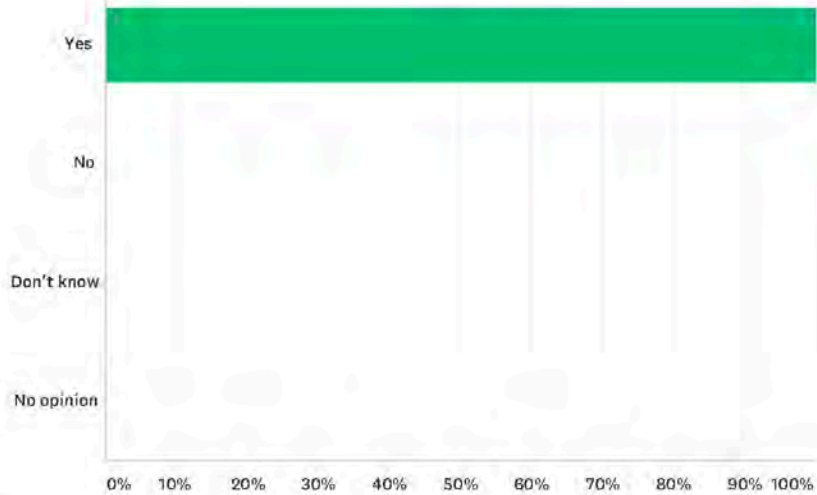


ANSWER CHOICES	RESPONSES	
Yes	50.00%	1
No	50.00%	1
Not sure	0.00%	0
TOTAL		2

Community Housing Assessment Survey-Financial Institutions

Q14 Do you think fair housing laws are adequately enforced in mortgage lending industry?

Answered: 2 Skipped: 2

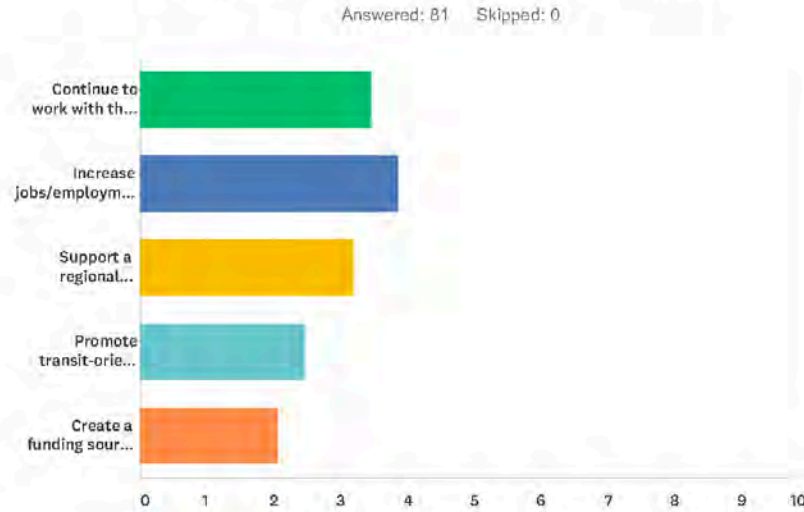


ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
Don't know	0.00%	0
No opinion	0.00%	0
TOTAL		2

Community Survey on Goals and Strategies

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q1 (Public Transportation) On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between jobs and workers?



	1	2	3	4	5	TOTAL	SCORE
Continue to work with the regional KCATA to expand routes and services between residents and jobs	36.00% 27	20.00% 15	12.00% 9	18.67% 14	13.33% 10	75	3.47
Increase jobs/employment opportunities locally, closer to resident workers	49.37% 39	16.46% 13	13.92% 11	12.66% 10	7.59% 6	79	3.87
Support a regional approach to encouraging better development patterns so that worker-job connections are improved	6.58% 5	35.53% 27	32.89% 25	21.05% 16	3.95% 3	76	3.20
Promote transit-oriented, higher-density, and mixed use developments in Lee's Summit to increase ridership perspective	6.58% 5	11.84% 9	27.63% 21	30.26% 23	23.68% 18	76	2.47
Create a funding source to support a Uber like service ridership	3.75% 3	15.00% 12	16.25% 13	15.00% 12	50.00% 40	80	2.08

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q2 (Public Transportation) Please list any other potential strategies not included in Question 1 in terms of importance to overcome the barriers to better connection between jobs and workers?

Answered: 41 Skipped: 40

#	RESPONSES	DATE
1	Affordable housing near the workforce jobs	11/7/2018 5:24 PM
2	N/a	11/6/2018 6:37 AM
3	Its not an issue	10/31/2018 6:51 PM
4	N/A	10/30/2018 11:58 PM
5	Metropolitan light rail would be great	10/30/2018 8:42 PM
6	N/a	10/30/2018 7:46 PM
7	A lot of trails, and rapid bus transit.	10/30/2018 6:05 PM
8	get rid of incentives that encourage people to not work	10/30/2018 5:00 PM
9	Bus routes	10/30/2018 2:52 PM
10	Keep SCOUT traffic updated and encourage a good highway system	10/30/2018 2:11 PM
11	Continue to improve the Walk ability in our community. Even with the new crosswalks it is still very dangerous to cross 291 on foot or bicycle!	10/30/2018 2:10 PM
12	Better transportation for the elderly	10/30/2018 2:00 PM
13	ride share programs, lower costs if any to run the train from downtown LS to downtown KC	10/29/2018 3:11 PM
14	none	10/25/2018 10:59 AM
15	bike friendly roads	10/23/2018 1:08 PM
16	Partner public transportation resources with local employers to develop targeted transportation solutions.	10/22/2018 8:19 PM
17	Park and Ride lot always looks full on Blue Parkway. Does it need to be expanded?	10/22/2018 2:52 PM
18	Dedicated bus stops that do not require 24 hour advanced notice	10/22/2018 10:53 AM
19	Support light rail alternative on I-70 corridor to connect Eastern Jackson County with downtown and Johnson County. Support hyper loop between KC and CoMO and STL.	10/22/2018 10:38 AM
20	Reducing construction, expand Hwy 50, rideshare / carpool	10/22/2018 9:57 AM
21	Need more high-paying jobs from good companies here in Lee's Summit.	10/20/2018 11:13 PM
22	Ns	10/19/2018 7:30 PM
23	affordable housing then you don't need expensive public transportation	10/19/2018 7:00 PM
24	Light rail	10/18/2018 10:31 PM
25	perhaps expand train/trolley service from lee's summit to down town/ Union Station.	10/18/2018 3:42 PM
26	Job board for all jobs available in Lee's Summit	10/18/2018 6:52 AM
27	Annoying surveys that are rigged	10/18/2018 6:30 AM
28	Buy a car	10/18/2018 4:55 AM
29	Ridesharing	10/18/2018 1:49 AM
30	Direct transportation from Lee's Summit to Johnson County.	10/17/2018 8:11 PM
31	.	10/17/2018 7:11 PM

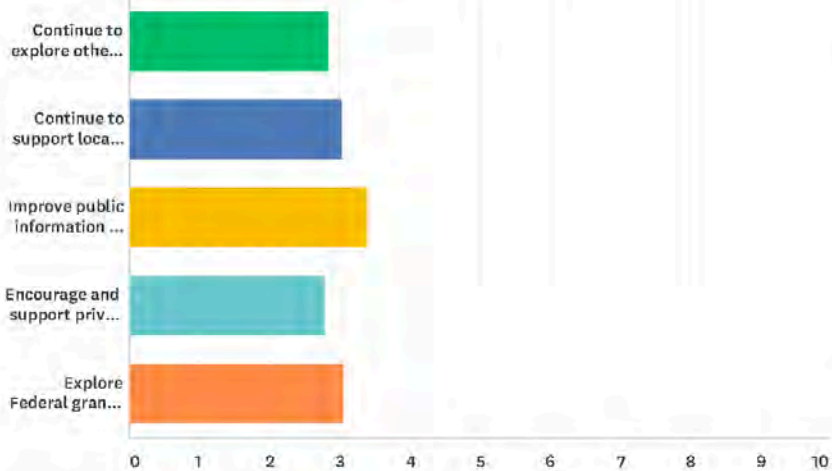
Analysis of Impediments To Fair Housing- Public Community Survey 2

32	Transportation options to get you to Overland Park	10/17/2018 1:48 PM
33	none	10/17/2018 1:43 PM
34	Local bus service	10/17/2018 12:17 PM
35	Better communication about what transportation options are available now and in the future.	10/17/2018 11:30 AM
36	0	10/17/2018 10:58 AM
37	KC and suburbs need a rail system. But that's not going to happen because KC is sooo far behind other cities/ suburban areas. LS can't even get GrubHub!	10/17/2018 10:52 AM
38	More carpooling lots around the city	10/17/2018 9:51 AM
39	Na	10/17/2018 9:48 AM
40	more parking spaces	10/17/2018 8:50 AM
41	Give local businesses incentive for car pooling and other options that they can support.	10/17/2018 8:35 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q3 (Public Transportation) On a scale of 1 to 5 (with 1 being the most important and 5 the least important), please rank the following potential strategies in terms of importance to overcome the barriers to better connection between persons with special needs and special services?

Answered: 81 Skipped: 0



	1	2	3	4	5	TOTAL	SCORE
Continue to explore other transportation options for persons with special needs beyond the conventional transportation	20.00% 15	13.33% 10	17.33% 13	30.67% 23	18.67% 14	75	2.85
Continue to support local services for special needs to expand	18.42% 14	21.05% 16	21.05% 16	25.00% 19	14.47% 11	76	3.04
Improve public information on available services, their locations and transportation options	31.08% 23	18.92% 14	21.62% 16	14.86% 11	13.51% 10	74	3.39
Encourage and support private and/or volunteer services to provide transportation on demand	13.16% 10	25.00% 19	17.11% 13	15.79% 12	28.95% 22	76	2.78
Explore Federal grants to fund a community service to meet special transport needs	19.75% 16	23.46% 19	22.22% 18	11.11% 9	23.46% 19	81	3.05

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q4 (Public Transportation) Please list any other potential strategies not included in Question 3 in terms of importance to overcome the barriers to better connection between persons with special needs and special services?

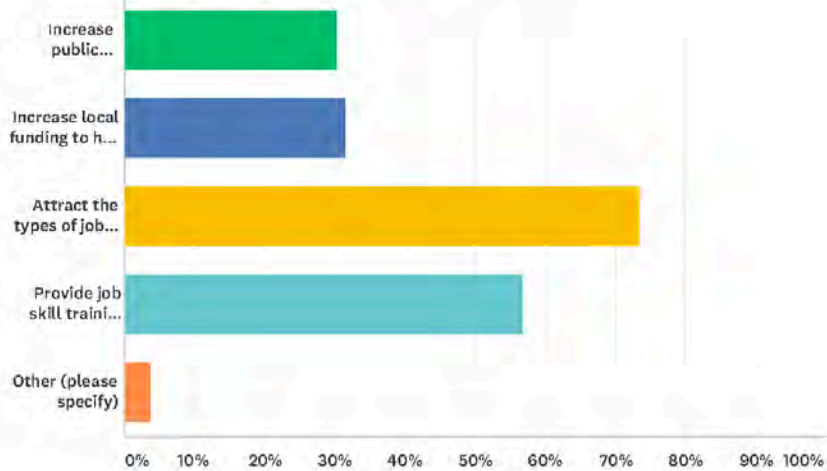
Answered: 23 Skipped: 58

#	RESPONSES	DATE
1	None	11/7/2018 5:24 PM
2	More ramps for wheelchairs, an electric scooters	10/30/2018 11:58 PM
3	N/a	10/30/2018 7:46 PM
4	?	10/30/2018 2:52 PM
5	None	10/30/2018 2:11 PM
6	Volunteer support. Or a program like meals on wheels but for transportation to work?	10/29/2018 3:11 PM
7	none	10/25/2018 10:59 AM
8	None were of particular need or importance to me.	10/23/2018 1:08 PM
9	Partner public transportation resources with special needs service providers to develop targeted transportation solutions.	10/22/2018 8:19 PM
10	Work with KCATA for more frequent connections with routes in Kansas City.	10/22/2018 10:53 AM
11	None	10/22/2018 10:38 AM
12	N/a	10/18/2018 10:31 PM
13	expand education on what is available /how to access for at risk populations and those with no transportation at all.	10/18/2018 3:42 PM
14	Better transportation options	10/18/2018 6:52 AM
15	"Special" has been corrupted to be so political	10/18/2018 6:30 AM
16	Have relatives drive them	10/18/2018 4:55 AM
17	I don't think Lee's Summit offers any kind of public transportation for persons with special needs.	10/17/2018 8:11 PM
18	none	10/17/2018 1:43 PM
19	Provide up-to-date info to area public/private agencies on options.	10/17/2018 11:30 AM
20	0	10/17/2018 10:58 AM
21	No comment	10/17/2018 10:52 AM
22	Na	10/17/2018 9:48 AM
23	Depends on special need requirements, but look at mobile online support when possible.	10/17/2018 8:35 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q5 (Public Transportation) Which of the following would you likely support to help overcome the barriers? Select all that apply

Answered: 79 Skipped: 2



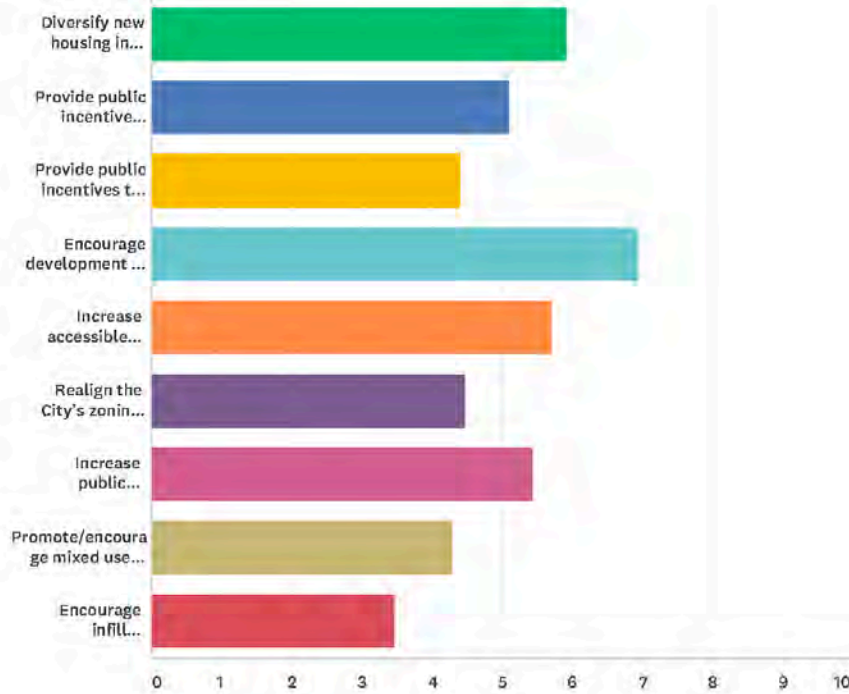
ANSWER CHOICES	RESPONSES
Increase public financial support to public transportation service	30.38% 24
Increase local funding to help with the cost of providing public transportation services	31.65% 25
Attract the types of jobs to Lee's Summit that our workers currently travel to outside Lee's Summit	73.42% 58
Provide job skill training opportunities that match the skill requirements of local jobs so that workers don't have to travel elsewhere for work	56.96% 45
Other (please specify)	3.80% 3
Total Respondents: 79	

#	OTHER (PLEASE SPECIFY)	DATE
1	Do we really need that?	10/30/2018 2:11 PM
2	Fix the sidewalks on whiteridge.	10/19/2018 12:20 AM
3	All about more money for corrupt politicians to "manage" and achieve nothing	10/18/2018 6:30 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q6 (Affordability Housing) Owner-Occupied Housing On a scale of 1 to 9 (with 1 being the most important and 9 the least important), please rank the following in terms of importance possible strategies to increase affordable housing.

Answered: 80 Skipped: 1



	1	2	3	4	5	6	7	8	9	TOTAL	SCORE
Diversify new housing in terms of density, size, style, price and affordability	21.05% 16	17.11% 13	13.16% 10	9.21% 7	9.21% 7	6.58% 5	7.89% 6	7.89% 6	7.89% 6	76	5.93
Provide public incentive programs in support of development of affordable housing	9.72% 7	9.72% 7	8.33% 6	22.22% 16	11.11% 8	8.33% 6	11.11% 8	11.11% 8	8.33% 6	72	5.10
Provide public incentives to developers for development of affordable housing in areas where it is lacking	1.45% 1	11.59% 8	11.59% 8	5.80% 4	18.84% 13	11.59% 8	11.59% 8	15.94% 11	11.59% 8	69	4.41

Analysis of Impediments To Fair Housing- Public Community Survey 2

Encourage development of senior housing to meet the growing aging population	35.06% 27	14.29% 11	14.29% 11	12.99% 10	10.39% 8	3.90% 3	2.60% 2	3.90% 3	2.60% 2	77	6.94
Increase accessible owner-occupied housing to meet the needs of persons with mobility issues	2.70% 2	24.32% 18	14.86% 11	14.86% 11	17.57% 13	9.46% 7	6.76% 5	4.05% 3	5.41% 4	74	5.72
Realign the City's zoning and subdivision regulations as well as incentive programs to encourage inclusionary development (development type where varieties are allowed to be included to meet the varying needs)	8.11% 6	4.05% 3	12.16% 9	8.11% 6	10.81% 8	22.97% 17	10.81% 8	6.76% 5	16.22% 12	74	4.47
Increase public awareness and education	17.33% 13	10.67% 8	13.33% 10	6.67% 5	9.33% 7	13.33% 10	16.00% 12	6.67% 5	6.67% 5	75	5.43
Promote/encourage mixed use and mixed density development	3.95% 3	10.53% 8	5.26% 4	13.16% 10	13.16% 10	7.89% 6	14.47% 11	19.74% 15	11.84% 9	76	4.28
Encourage infill development accommodating affordable housing	2.70% 2	0.00% 0	12.16% 9	10.81% 8	4.05% 3	12.16% 9	13.51% 10	18.92% 14	25.68% 19	74	3.47

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q7 (Affordability Housing) Please list any other possible strategies not listed in Question 6 to increase affordable housing.

Answered: 34 Skipped: 47

#	RESPONSES	DATE
1	your building codes are including too many requirements that cause new construction to be overpriced, ie floor protection and arc fault in all electrical circuits.	11/10/2018 8:47 AM
2	Reduce minimum design standards for public infrastructure to more align with other areas in the metro to reduce the cost of infrastructure	11/8/2018 8:01 AM
3	None	11/7/2018 5:24 PM
4	This is not an issue outside of special needs housing	10/31/2018 6:51 PM
5	More affordable housing for college students an young adults 24-34+	10/30/2018 11:58 PM
6	Lesser areas= lower costs	10/30/2018 9:56 PM
7	N/a	10/30/2018 7:46 PM
8	don't artificially make housing affordable. Concentrate on increasing a person/family standard of living by increasing their income through training and/or education.	10/30/2018 5:00 PM
9	How is affordable housing defined? Isn't it true that there are areas in the metro that aren't affordable and areas that are? Wouldn't people need to look at the affordable areas?	10/30/2018 2:52 PM
10	None	10/30/2018 2:11 PM
11	Affordable housing to be built closer to the bus line for those still working, and fill 55 and up housing where there is locations in areas outside of the bus system.	10/29/2018 3:11 PM
12	Identify opportunities to reduce development costs so that developers can make adequate profit on less expensive housing options. Are water and sewer tap fees appropriate for individual homesite developments? What about other development costs? I do not support "incentives" to force a particular issue, but rather removing the barriers that make development of the other option infeasible.	10/29/2018 10:04 AM
13	none	10/25/2018 10:59 AM
14	n/a	10/23/2018 1:08 PM
15	Impose rent caps or rate increase caps aligned with income distribution and affordability guidelines. Give incentives for developing more Section 8 housing, including units colocated with unsubsidized units.	10/22/2018 8:19 PM
16	Return on the investment always has to be appealing to a developer. No on is going to add affordable housing just to add it without it being profitable.	10/22/2018 2:52 PM
17	None	10/22/2018 10:38 AM
18	Affordable housing needs to be defined. Our area, compared nationally and even regionally is very affordable.	10/21/2018 1:34 PM
19	NO MORE apartments. There are too many already. The increased traffic and population has made Lee's Summit lose the charm of a family-friendly small-big town. And the crime rate has increased. Just stop before it is no longer safe for my kids to play outside.	10/21/2018 10:10 AM
20	Need more senior housing. Affordable senior housing like duplexes and like Village Cooperative.	10/19/2018 11:13 AM
21	All of these ideals with the exception of senior and special Needs accessible Housing are horrible! We don't need more section 8 housing in LS. We don't have the emergency services now to handle the population. Why in the world would we want to add more public housing?!?	10/19/2018 5:56 AM
22	No idea	10/18/2018 10:31 PM

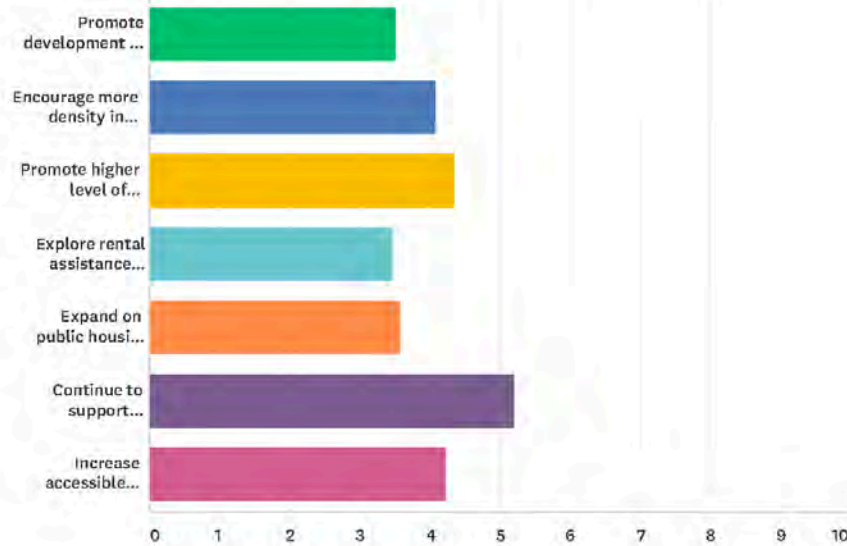
Analysis of Impediments To Fair Housing- Public Community Survey 2

23	Encourage development in new and encouraging revamping existing communities to be more walkable communities - so we are not dependent on transportation and have more money for housing.	10/18/2018 3:42 PM
24	None that I can think of	10/18/2018 6:52 AM
25	No need has been established that requires any change. Affordable housing is a trap. More crime more government more taxes more corruption no thanks	10/18/2018 6:30 AM
26	Do not become the Hickman Mills area (where I lived from 1969 to 1992), or I will leave, and I will take my mountain of money and kids elsewhere. If you want crime, strive to diversify.	10/18/2018 4:55 AM
27	Xx	10/17/2018 8:11 PM
28	Realign zoning and regulations, but WITHOUT including incentives. (Question above included incentives, so I considered it low value)	10/17/2018 7:11 PM
29	none	10/17/2018 1:43 PM
30	(What does the last one even mean?!?) The caption is OWNER-OCCUPIED but many options sound more like rental-unit discussions. This clouds the issue. It's awful that older people have to leave the city when they retire.	10/17/2018 11:30 AM
31	0	10/17/2018 10:58 AM
32	Affordable senior housing needed, there is none. I feel LS is pricing middle income people out of nice affordable housing with home prices starting at \$350K	10/17/2018 10:52 AM
33	Need more options for 55+ populations	10/17/2018 9:48 AM
34	Not sure how you define "affordable". It seems the market drives the demand- so not sure there has to be any proactive requirement or effort to help those that can't support the current market prices of housing. If you are not willing to have low income housing in your backyard- literally- you should not be supporting this.	10/17/2018 8:35 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q8 (Affordability Housing) Renter-occupied Housing On a scale of 1 to 7 (with 1 being the most important and 7 the least important), please rank the following in terms of importance possible strategies to address affordable rental housing issues.

Answered: 78 Skipped: 3



	1	2	3	4	5	6	7	TOTAL	SCORE
Promote development of affordable apartments by providing incentives	9.68% 6	12.90% 8	11.29% 7	12.90% 8	14.52% 9	16.13% 10	22.58% 14	62	3.52
Encourage more density in areas where currently fewer affordable rental units exist to allow rental rates to come down	12.50% 8	17.19% 11	15.63% 10	12.50% 8	18.75% 12	9.38% 6	14.06% 9	64	4.08
Promote higher level of integration of affordable rental housing with market rate rental housing throughout the City	13.85% 9	6.15% 4	32.31% 21	24.62% 16	4.62% 3	9.23% 6	9.23% 6	65	4.35
Explore rental assistance options to help renters of limited income to afford existing rental units	6.45% 4	9.68% 6	9.68% 6	24.19% 15	9.68% 6	29.03% 18	11.29% 7	62	3.47
Expand on public housing availability by supporting Lee's Summit Housing Authority to add more units to the community	10.14% 7	8.70% 6	13.04% 9	18.84% 13	18.84% 13	7.25% 5	23.19% 16	69	3.58
Continue to support development of senior housing facilities to meet the community's aging population	41.10% 30	17.81% 13	8.22% 6	6.85% 5	10.96% 8	9.59% 7	5.48% 4	73	5.21
Increase accessible rental units for people with mobility disabilities	13.51% 10	28.38% 21	12.16% 9	1.35% 1	17.57% 13	12.16% 9	14.86% 11	74	4.23

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q9 (Affordability Housing) Please list any other possible strategies not listed in Question 8 to address affordable rental housing issues.

Answered: 27 Skipped: 54

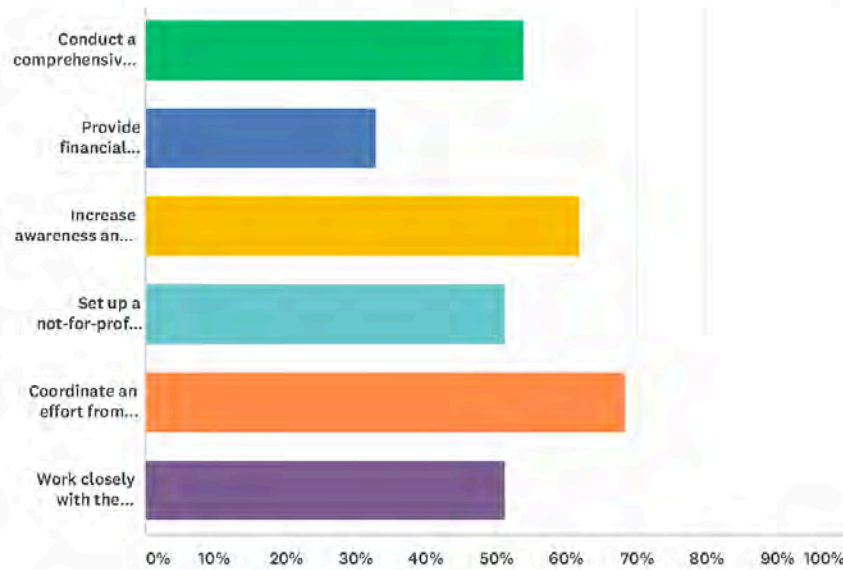
#	RESPONSES	DATE
1	None	11/7/2018 5:24 PM
2	The housing is already affordable, further attempts to bring lower cost housing in will drop property value across the city, and residents will move away to other areas where there is not an attack on property value.	10/31/2018 6:51 PM
3	Rental apartments are getting to expensive, not all 24 an up to afford because not everyone has a job where they can afford \$1,200 apartment	10/30/2018 11:58 PM
4	N/a	10/30/2018 7:46 PM
5	instead of handing out money encourage those capable of working and contributing to the community to do so. For those totally unable to provide for self assistance would be appropriate.	10/30/2018 5:00 PM
6	Adding density isn't the answer. Again, if people can't afford what's here, there are many other options in the metro area.	10/30/2018 2:52 PM
7	None	10/30/2018 2:11 PM
8	There are plenty of housing options within LS now, there are also ample units outside of the LS area as well. I dont know that we need to flood the area with low end developments. I believe it will take away from what the city has built thus far. There are also a large amount of vacant smaller homes within this budget that could have an assistance in making accessible for those who need it within their budget.	10/29/2018 3:11 PM
9	Find ways to remove the barriers to development of more affordable rental unit development. Can architectural standards be modified in certain areas/zones? Evaluate tap fees and other requirements to identify what can be removed, instead of what can be subsidized.	10/29/2018 10:04 AM
10	none	10/25/2018 10:59 AM
11	No e	10/22/2018 10:38 AM
12	Focus on building rental property closer to commercial areas instead of way out in residential areas.	10/22/2018 9:57 AM
13	Demand for housing and the types is set by the market, not government. Be careful what you wish for.	10/21/2018 1:34 PM
14	Why in the world would we want more Apartments except For seniors and special needs?!? Do the city and our award winning school District even communicate with each other? WE DONT HAVE ENOUGH ROOM CURRENTLY FOR FOR OUR STUDENTS and you want to add more crap apartments? Do you want LS to become the next Raytown? Because that is where you're heading with this ridiculous push for more affordable housing	10/19/2018 5:56 AM
15	No idea	10/18/2018 10:31 PM
16	No townhouses on Westside!	10/18/2018 10:17 PM
17	hold landlords accountable for keeping up rentals and/or subsidized housing so people will be ok with more rentals in communities if they are not afraid of housing price decline.	10/18/2018 3:42 PM
18	None that I think of	10/18/2018 6:52 AM
19	Again, no need has been established as the premise of this foolish survey	10/18/2018 6:30 AM
20	There is already plenty of existing inventory (homes and apartments) in areas that are becoming rough, that should satisfy your desire to have slums in Lee's Summit.	10/18/2018 4:55 AM
21	Xx	10/17/2018 8:11 PM
22	A rental unit inspection paid for by the owner (yearly?)	10/17/2018 1:43 PM

Analysis of Impediments To Fair Housing- Public Community Survey 2

23	Prioritize retaining current LS citizens who experience income loss or mobility issues (thru aging, divorce, etc.), rather than leaving them homeless while moving in new residents.	10/17/2018 11:30 AM
24	0	10/17/2018 10:58 AM
25	I'm not a big fan of low income rental/apt housing. Brings crime	10/17/2018 10:52 AM
26	Na	10/17/2018 9:48 AM
27	Let market forces work and quit attempting to allocate dollars to artificially propping up low income earners...when they get crushed when program ends. If you are not actually supporting people with your own income...then you shouldn't support this.	10/17/2018 8:35 AM

Q10 Emergency Shelter/Housing Please select all from the following that you believe are good strategies to address the need for emergency shelters/housing for temporary homelessness

Answered: 76 Skipped: 5

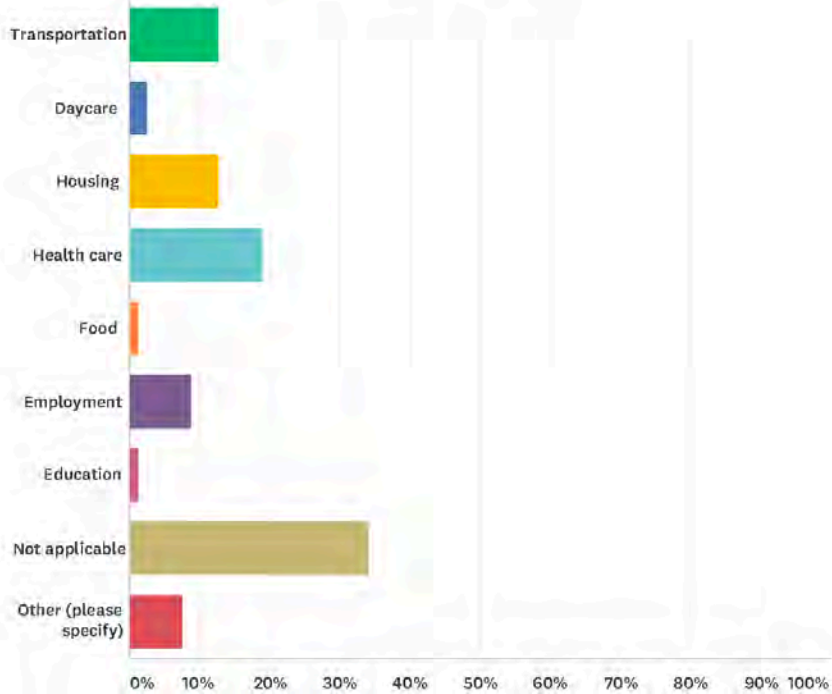


ANSWER CHOICES	RESPONSES
Conduct a comprehensive study to find out the real need for emergency shelters/housing for temporary homelessness	53.95% 41
Provide financial support to develop an emergency shelter locally for the temporary homeless due to special circumstances	32.89% 25
Increase awareness and improve public information on the available emergency shelter assistance programs locally and regionally	61.84% 47
Set up a not-for-profit service or a referral service to connect people with available shelter services in the area	51.32% 39
Coordinate an effort from local churches and charity organizations to establish an emergency shelter system locally	68.42% 52
Work closely with the regional Continuum of Care (CoC), the Greater Kansas City Coalition to End Homelessness to address emergency shelter needs	51.32% 39
Total Respondents: 76	

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q11 Overall, which item listed below is the most challenging impediment in your everyday lifestyle?

Answered: 79 Skipped: 2



ANSWER CHOICES	RESPONSES	
Transportation	12.66%	10
Daycare	2.53%	2
Housing	12.66%	10
Health care	18.99%	15
Food	1.27%	1
Employment	8.86%	7
Education	1.27%	1
Not applicable	34.18%	27
Other (please specify)	7.59%	6
TOTAL		79

#	OTHER (PLEASE SPECIFY)	DATE
1	most all are challenges daily but we work daily to overcome the challenges instead of waiting for someone to do it for us.	10/30/2018 5:00 PM

Analysis of Impediments To Fair Housing- Public Community Survey 2

2	Safety is becoming a big concern	10/21/2018 10:10 AM
3	Government	10/18/2018 6:30 AM
4	Watching the City not enforce ordinances and laws, like they used to.	10/18/2018 4:55 AM
5	Safety d/l increasing crime	10/18/2018 1:49 AM
6	Currently non but as I get older probably transportation	10/17/2018 9:51 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

Q12 If you have selected one of the options from Question 11, please let us know what you believe would be the best strategy to address the issue.

Answered: 41 Skipped: 40

#	RESPONSES	DATE
1	Reduce minimum design standards for public infrastructure to more align with other areas in the metro to reduce the cost of infrastructure. Reduce the taxes and fees associated with development to lower the cost of new housing	11/8/2018 8:01 AM
2	None	11/7/2018 5:24 PM
3	Need affordable healthcare	11/1/2018 7:24 PM
4	More affordable rent. It is way to high.	11/1/2018 4:58 AM
5	More affordable health insurance for young adults that are 26 years an up, that just recently got off their parents health insurance	10/30/2018 11:58 PM
6	Good job= insurance	10/30/2018 9:56 PM
7	Improvements to 50hwy and 470 to reduce congestion	10/30/2018 8:42 PM
8	I do not have the answer, if I did I would run for office.	10/30/2018 7:47 PM
9	N/a	10/30/2018 7:46 PM
10	Nice, affordable new developments.	10/30/2018 6:05 PM
11	help people get training and/or education that will enable them to get a job	10/30/2018 5:00 PM
12	N/a	10/30/2018 2:52 PM
13	Universal healthcare	10/30/2018 2:32 PM
14	None	10/30/2018 2:11 PM
15	Continue to increase the number of large businesses coming into LS .	10/30/2018 2:10 PM
16	better insurance rates that allow for affordable co-pays, deductibles etc...	10/25/2018 10:59 AM
17	Have access to affordable housing in LS. There is not enough affordable housing available. Need to work with agencies providing housing and assist them in increasing the number available. Allow developers to create more inventory	10/23/2018 9:46 AM
18	Provide incentives for public transportation and employers to partner to develop targeted transportation solutions.	10/22/2018 8:19 PM
19	Lee's Summit needs quality jobs!!!! Not call centers. Why are the good jobs in Kansas?	10/22/2018 3:00 PM
20	Dedicated bus stops in addition to the Oats.	10/22/2018 10:53 AM
21	Attract more employers to Lee's Summit, rather than building additional housing	10/22/2018 10:47 AM
22	None	10/22/2018 10:38 AM
23	More mass transit, different types of transit.	10/22/2018 9:57 AM
24	Get rid of insurance; pay as you go	10/21/2018 1:34 PM
25	More opportunities for inexpensive, reliable, safe transportation for senior citizens and/or disabled people to get to necessary appointments, etc.	10/20/2018 11:13 PM
26	Privately owned and operated local transportation service	10/19/2018 11:13 AM
27	Higher paying jobs for those without a degree.	10/18/2018 10:31 PM
28	More employers are needed in LS that hire college educated that aren't healthcare related.	10/18/2018 9:50 PM
29	access to alternate affordable transportation close to where i live - education on what is available.	10/18/2018 3:42 PM

Analysis of Impediments To Fair Housing- Public Community Survey 2

30	Not sure	10/18/2018 6:52 AM
31	Revolution	10/18/2018 6:30 AM
32	Have the codes enforcement group scout neighborhood looking for violations and enforcing them. The City is going downhill, and it seems you are planning to make that even worse, with the cloaked terms of "Affordable" and "Diversify".	10/18/2018 4:55 AM
33	Don't provide "affordable housing" to criminals	10/18/2018 1:49 AM
34	I am very fortunate and have no impediments in my everyday lifestyle.	10/17/2018 8:11 PM
35	none	10/17/2018 1:43 PM
36	Single payer	10/17/2018 12:18 PM
37	Low income plans	10/17/2018 12:17 PM
38	More senior/disabled housing, or financial assistance for those citizens to remain in their homes.	10/17/2018 11:30 AM
39	Fix health care, too expensive	10/17/2018 10:58 AM
40	Greater access or awareness of public transportation for seniors	10/17/2018 9:51 AM
41	Not the job of the city to address this.	10/17/2018 8:35 AM

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Q13 Please use the space below to add any additional comments that you feel are relevant to the topic of this survey.

Answered: 28 Skipped: 53

#	RESPONSES	DATE
1	This survey was very leading. There should have been open ended questions, too. The answer is almost always sure to be #1. Answers will probably all trend towards the same answers. And, some questions should have been more specific/descriptive. Thanks for creating survey & even asking the questions thought.	11/7/2018 5:24 PM
2	I currently work for the City and have for the last 10 years. I would love to enjoy a loft, new apt, mixed space living accommodations but I can't afford it.	11/4/2018 3:12 PM
3	More jobs that can help young adults grow an able to further their education	10/30/2018 11:58 PM
4	get away from the handouts and work on giving people a hand up	10/30/2018 5:00 PM
5	I looked online and found many rental homes and apartments in Lee's Summit. It doesn't appear that we have a shortage of rental property.	10/30/2018 2:52 PM
6	none	10/25/2018 10:59 AM
7	Housing in Lee's Summit is already fair, don't waste a ton of money on a study.	10/23/2018 1:08 PM
8	Transportation affects everything in Lee's Summit. Going to the grocery store, pharmacy, a job or participation in community.	10/22/2018 10:53 AM
9	There should be no density increase or added housing without addressing impact on already overcrowded schools. Build schools first before bringing in more housing.	10/22/2018 10:47 AM
10	Lee's Summit needs to decide on where we want to focus our development. I for one would like to focus on owner-occupied properties, not short-term rental.	10/22/2018 9:57 AM
11	Lees Summit has grown into the great city that it is because we have followed the market and built what is necessary to thrive. We need to stick with that philosophy.	10/21/2018 1:34 PM
12	Why are you considering adding more apartments? When is it enough?	10/21/2018 10:10 AM
13	I believe some growth in Lee Summit is good. However, the more you grow the more you need our police in our fire department to grow as well. Because with growth comes more crime which we are already seeing. And more traffic. It now becomes a challenge for the elderly to travel as well as new drivers and people in general. I feel the majority of the growth should be happening within the heart of the city rather than the outskirts. People moved to the outskirts to be away from the growth in the crime. We now become targets of crime regularly and can no longer travel amongst our businesses that we frequent with little traffic.	10/21/2018 8:58 AM
14	Need to understand and address the need for senior housing. Not just apartments, but maintained provided communities with detached houses, duplexes, etc.. Need units with garages.	10/19/2018 11:13 AM
15	This survey is horrible. What are you trying to make LS become? If this survey is any indication you certainly aren't in it for the betterment of our community if you want to drag it down with more apartments. And then when the economy tanks again, they will sit empty or worse become section 8 housing.	10/19/2018 5:56 AM
16	No thanks	10/18/2018 10:31 PM
17	LS mrs to start attracting regional events and entertainment. We should have big events over Memorial Day and Labor Day. We need to have more than Downtown Days and Oktoberfest.	10/18/2018 9:50 PM
18	more walkable communities when you do your development plan. provide incentives to existing subdivisions to be a part of network or working group to provide info/ideas to community planners.	10/18/2018 3:42 PM
19	We have enough section 8 and low income housing for a city our size. Concentrate on better paying jobs.	10/18/2018 10:17 AM
20	Jone	10/18/2018 6:52 AM

Analysis of Impediments To Fair Housing- Public Community Survey 2

21	Another waste of taxpayers money, thanks	10/18/2018 6:30 AM
22	I lived in Lee's Summit since May of 1994, and I will leave if you decide to become a slum town. Keep in mind, the trend is that the existing 3 bedroom 2 bath homes are becoming the "right size" trend. You are set up to capitalize on this trend, with existing inventory, in areas that are becoming rough.	10/18/2018 4:55 AM
23	Please be realistic about the problems section 8 housing will likely bring to a neighborhood. Don't destroy decent neighborhoods by placing low income rentals open to criminals	10/18/2018 1:49 AM
24	Affordable housing should NEVER be developed near upscale subdivisions. The City must take into consideration existing development when determining where affordable housing should be developed.	10/17/2018 8:11 PM
25	SINGLE PAYER	10/17/2018 12:18 PM
26	I know a woman who came here from CA, lived two months with a relative in LS Hsg Authority apartment, then was given her own apartment. But a friend of mine has waited over 3 yrs to get her mother into senior housing. Just doesn't make sense.	10/17/2018 11:30 AM
27	0	10/17/2018 10:58 AM
28	The 55+ do not have options to purchase in a community of smaller homes that are affordable. Unable to downsize and stay in area.	10/17/2018 9:48 AM