

Housing: Now and into the Future

Results Overview

GEOGRAPHIC PARTNERSHIP 11: TOWN OF KENTVILLE

INTRODUCTION

The purpose of this document to provide a summary geographically filtered results from the *Housing: now and Into the Future* survey. The survey was implemented in late 2017, closing in mid-December. A total of 489 responses were collected from residents of the Town of Kentville.

Three additional files will be provided alongside this document:

- A compilation of all text responses collected from within the partnership boundaries.
- An overview of quantitative data by question, collected from within the partnership boundaries.
- A raw data export (excel file).

The reference to associations throughout this short document are based on Phi coefficients (measures of the degree of association between two binary variables). The Phi coefficients are presented in the form of positive or negative associations ranging from 1 to -1. These values will be provided any time an association is referenced. The following is a crude estimate for interpreting the strength of any given relationship:

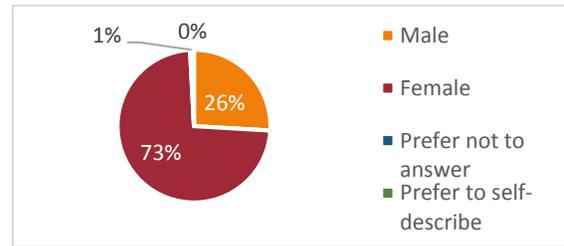
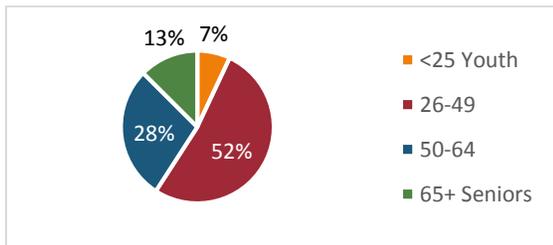
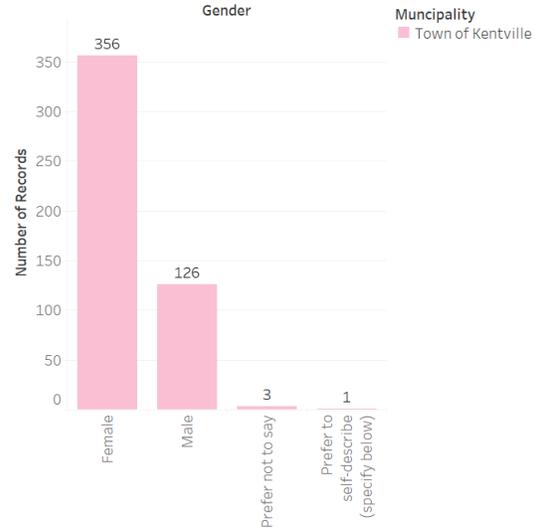
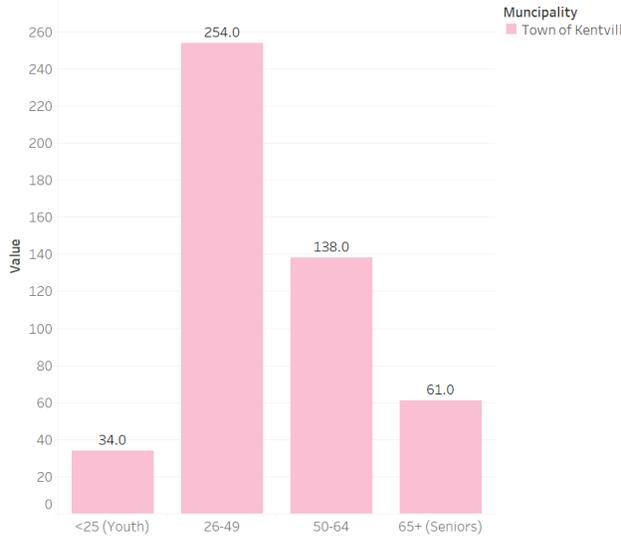
Phi coefficients	Relationship Interpretation
+ .70 or higher	Very strong positive relationship
+ .40 to + .69	Strong positive relationship
+ .30 to + .39	Moderate positive relationship
+ .20 to + .29	Weak positive relationship
+ .01 to + .19	No/Negligible positive relationship
0	No relationship
- .01 to - .19	No/Negligible negative relationship
- .20 to - .29	Weak negative relationship
- .30 to - .39	Moderate negative relationship
- .40 to - .69	Strong negative relationship
- .70 or higher	Very strong negative relationship

DEMOGRAPHIC HIGHLIGHTS

- 485 people shared their age and affiliations with various minority groups. Among this group:
 - A combined 81% of respondents were between 26 – 64 years of age.
 - 13% identified as seniors (65+) and youth (<25) accounted for only 7%.
 - 11% of individuals reported to be living with mental health challenges, 8% indicated they are single parents, and 7% indicated they have a disability. People who identified as LGBTQ accounted for 2%.
 - The 26-49 age group (n=264) was associated with having dependents under the age of 18 (strong positive: 0.505) and having a full-time job as a means of getting most of their income (moderate positive: 0.389).
 - The group of 36 people who indicated they have a disability were associated with:
 - Needing bathroom grab bars (shower, tub, toilet) (moderate positive: 0.392).
 - Earning less than \$10,000 a year (moderate positive: 0.361).
 - Relying on government income as a means of getting most of their money (moderate positive: 0.308).
 - 14% of this group reported that the reason behind their most recent move was to get away from sexual, physical or emotional abuse.
 - The group of 53 people who indicated they are living with mental health challenges were linked with:
 - Being refused a place to live because they have a mental illness (moderate positive: 0.37).
 - Wanting help connecting to support they might need (mental health, addiction service, VON, outreach, etc.) (moderate positive: 0.358).
 - Ideally next moving into social housing (low rentals, subsidized rentals) (moderate positive: 0.352).
 - Requiring the following supports that would help them stay where they are:
 - Someone to call when they need help (moderate positive: 0.306).
 - Being able to pay my bills (0.322).
 - Making friends or feeling at home in the community (0.316).
- Of the 487 people who shared their gender, 73% are female and 26% are male.
- The most frequently reported gross household income bracket was \$100,000 - \$149,999, which accounted for 15% of responses (n=486).
 - 46% of respondents reported a gross household income of less than the provincial median of \$73,900, reported by Statistics Canada in 2015.
- Of the 215 people who indicated they have dependents in their home, 70% were looking after minors (<18).
 - The group of 150 with minor dependents was strongly associated with being between the ages of 26-49 (strong positive: 0.505).
 - Relying on the Canada Child Tax Benefit as an income source (moderate positive: 0.378).
 - Having more than 5 people living in their home (moderate positive: 0.337).
 - Ideally moving into a house next (moderate positive: 0.336).
 - This group averaged 1.81 dependents under the age of 18.

WHAT IS YOUR GENDER? (N=486)

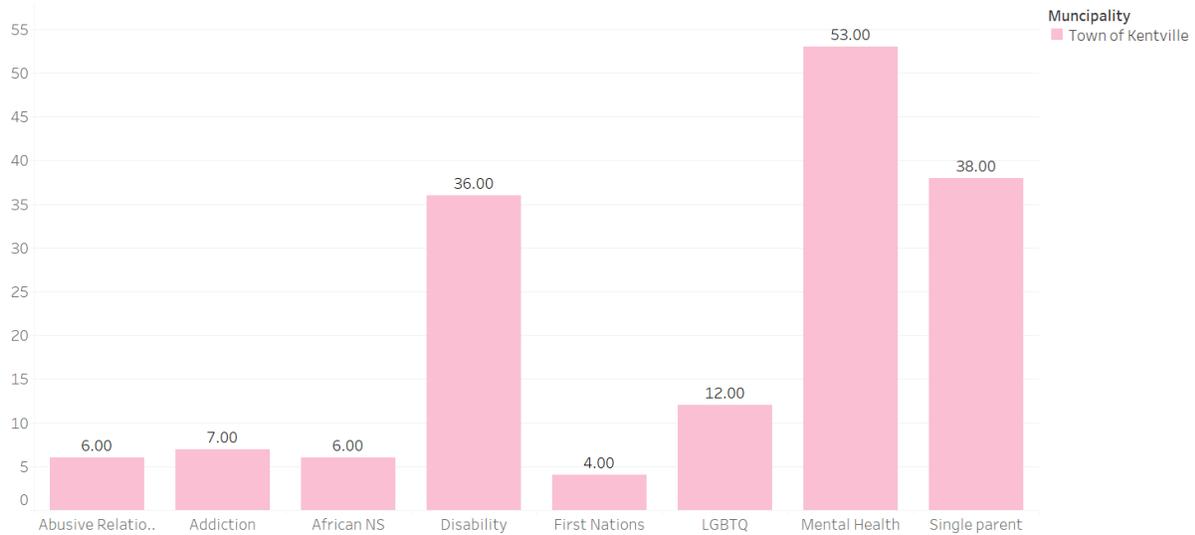
WHAT IS YOUR AGE? (N=487)



WHAT IS YOUR GROSS HOUSEHOLD INCOME? (N=486)



WHICH OF THE FOLLOWING GROUPS DO YOU BELONG TO? (N=487)

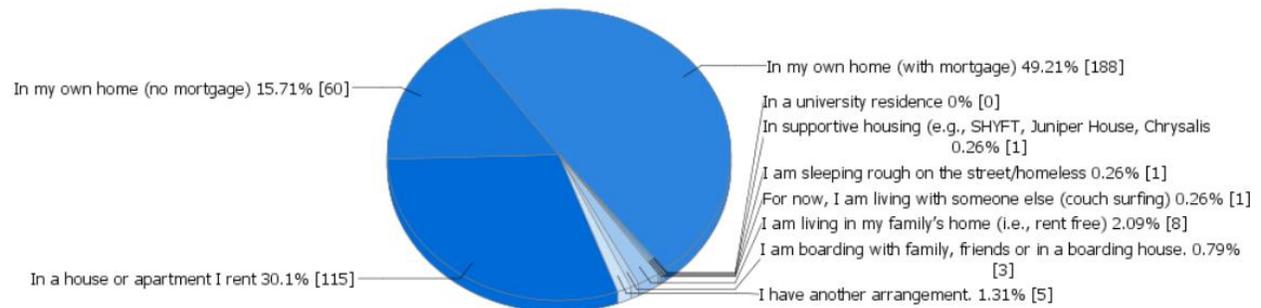


HOUSING OVERVIEW

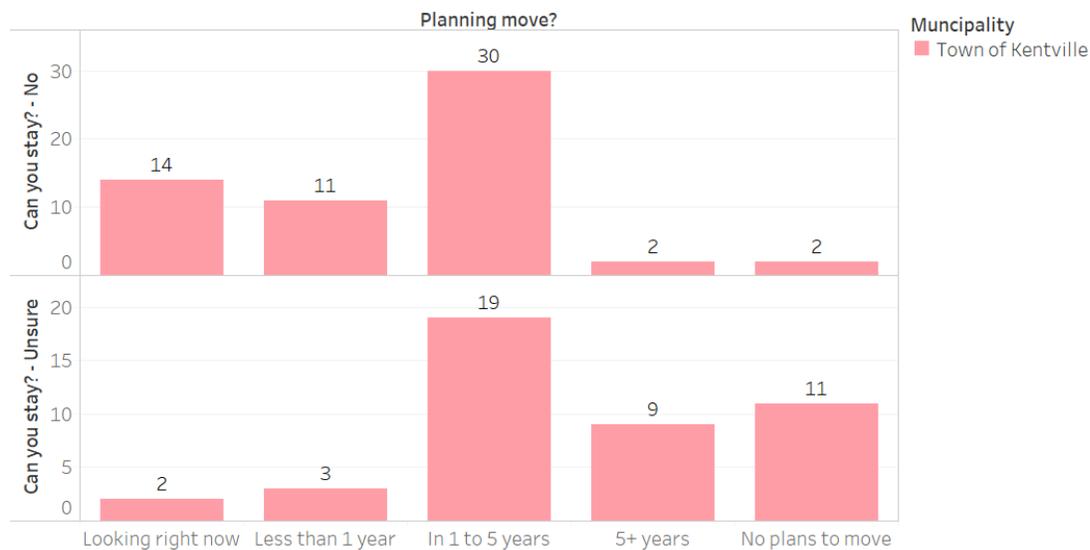
BREAKDOWN OF REPORTED LIVING EXPENSES

Expense	Number of responses	Average monthly cost
Rent	109	\$778.33
Mortgage	174	\$1022.28
Boarding	5	\$287.00
Heat	152	\$231.46
Electricity	187	\$166.84
Heat and electricity are 1 bill	126	\$266.82
Water	216	\$66.82
Property taxes (per annum)	227	\$2666.37

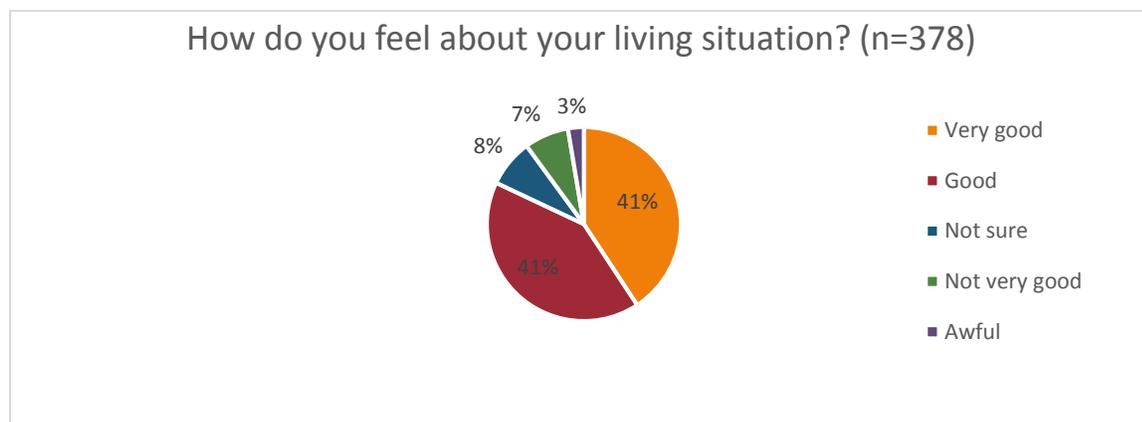
LIVING ARRANGEMENT IN GP 11 (N=382)



HOUSING INSECURITY (UNCERTAINTY OF BEING ABLE TO STAY) AND PLANNED MOVE TIMELINE BY MUNICIPALITY



The chart shown above indicates the number of people who have reported that they cannot or are unsure of their ability to stay in their current home.



Top 3 reasons for current living situation.	% Selected (n=381)
I choose to live here.	71%
It's close to services (shopping, medical, grocery).	38%
It's close to my job.	33%
Top 3 variables that make it hard to stay or find a home.	% Selected (n=164)
Heat and lights are too expensive.	38%
Rent is too expensive.	38%
Don't have enough money for a down payment on a house.	34%
Top 3 additional supports needed to stay.	% Selected (n=66)
Snow removal and lawn care.	45%
Help with basic home repair.	38%
Being close to family or friends.	32%
Top 3 supports that would make it easier to stay or find a home.	% Selected (n=63)
Being able to pay my bills.	65%
A rent supplement.	43%
Feeling safe.	37%

LIVING IN GP 11: ADDITIONAL HIGHLIGHTS OF THE DATA

- Of the 382 people who shared their current living arrangement:
 - Nearly half (49%) indicated that they are living in their own home, with mortgage payments.
 - 65% reported to live in their home (with or without mortgage payments).
 - 1 person reported to be living rough on the streets/homeless.
 - 30% indicated they are currently living in a rental. This group of 115 was linked with:
 - Feeling rent is too expensive (strong positive: 0.521), and that there is a shortage of affordable rentals (making it difficult to stay or find suitable housing) (strong positive: 0.449).
 - Desiring pet friendly as a feature for their next rental (strong positive: 0.499) and a washer and dryer (strong positive: 0.413).
 - Not having enough money for a down payment (strong positive: 0.459), and further that they would like to own a home but can't get a mortgage (strong positive: 0.45).
- 383 people responded to the question asking about which features and appliances they have access to in their homes. The items with the lowest reported rates of access were:
 - A dryer (86%) and a washer (87%), followed by internet access (94%).
- Of the 48 people who said they have been refused a place to live, 65% indicated that it was because they have pets, and 30% indicated it was because they have children.
- Of the 358 people who told us whether they could stay where they are currently living or not:
 - 30% indicated that they were either unsure or felt they can't stay and would have to move.
 - The 60 people who said they can't stay and have to move were linked with:
 - Feeling that rent is too expensive (strong positive: 0.47).
 - That there are not enough affordable rentals (moderate positive: 0.392).
 - That a rent supplement would make it easier to stay or find a suitable place to live (moderate positive: 0.374), and that the reason for their current living situation is because they have no other options (moderate positive: 0.339).
- 381 people shared their reasoning behind where they live.
 - 71% indicated that it was by choice.
 - This group has strong positive associations (0.558-0.593) with having access to every standard household feature that was listed.
 - That they feel "very good" about their living situation (strong positive: 0.422) and being "very satisfied" with the location of their home (strong positive: 0.403).
 - 9% indicated that they had no other options.
- 82% of respondents (n=378) indicated that they feel "good" or "very good" about their situation.
- The most sought-after accessibility features of the 17 people who indicated they needed them were:
 - Bathroom grab bars (77%).
 - Minimal step into the building (65%)
 - A one-story house (53%).
- 356 people shared the timeline of an anticipated future move. Of this group:
 - A combined 62% indicated that they do not plan to move, or plan to move in 5 or more years.
 - 27% indicated they intent to move in 1-5 years. This group of 95 people were associated with:
 - Wanting pet-friendly as a feature of their next rental (moderate positive: 0.333).
 - Recently moved to save money (moderate positive: 0.307).
 - Don't have enough money for a down payment on a house (moderate positive: 0.3).