APPENDICES

APPENDIX A: DATA SOURCES

ESRI BUSINESS ANALYST ONLINE (BAO)

Esri combines demographic, lifestyle, and spending data with map-based analytics to provide market intelligence for strategic decision-making. Esri uses proprietary statistical models and data from the U.S. Census Bureau, the U.S. Postal Service, and various other sources to present current conditions and project future trends. Esri data are used by developers to maximize their portfolio, retailers to understand growth opportunities, and by economic developers to attract business that fit their community. For more information, visit www.esri.com.

DECENNIAL CENSUS

The U.S. census counts each resident of the country, where they live on April 1, every ten years ending in zero. The Constitution mandates the enumeration to determine how to apportion the House of Representatives among the states. The latest release of the 2020 Census contains data for a limited number of variables, including: total population by race/ethnicity, population under 18, occupied and vacant housing units, and group quarters population.

In late April, the U.S. Census Bureau announced revised release dates for the next set of 2020 Census data products, starting with the release of the Demographic Profile and the Demographic and Housing Characteristics File (DHC) in May 2023. Additionally, data previously planned for inclusion in the Detailed Demographic and Housing Characteristics File (Detailed DHC) will now be released as three separate products, with the first product scheduled for release in August 2023 and the schedules for the remaining products still being determined. For more information on the 2020 Decennial Census, visit: https://www.census.gov/programs-surveys/decennial-census/decade/2020/2020-census-main.html.

AMERICAN COMMUNITY SURVEY (ACS)

The American Community Survey (ACS) is an ongoing statistical survey by the U.S. Census Bureau that gathers demographic and socioeconomic information on age, sex, race, family and relationships, income and benefits, health insurance, education, veteran status, disabilities, commute patterns, and other topics. The survey is mandatory to fill out, but the survey is only sent to a small sample of the population on a rotating basis. The survey is crucial to major planning decisions, like vital services and infrastructure investments, made by municipalities and cities. The questions on the ACS are different than those asked on the decennial census and provide ongoing demographic updates of the nation down to the block group level.

The most recent ACS is the 2017-2021 5-Year Data Product, which was used for this report. For more information on the ACS, visit http://www.census.gov/programs-surveys/acs/.

DATA SOURCES - CONTINUED

ONTHEMAP, U.S. CENSUS

OnTheMap is a tool developed through the U.S. Census Longitudinal Employer-Household Dynamics (LEHD) program that helps to visualize Local Employment Dynamics (LED) data about where workers are employed and where they live. There are also visual mapping capabilities for data on age, earnings, industry distributions, race, ethnicity, educational attainment, and sex. The OnTheMap tool can be found here, along with links to documentation: http://onthemap.ces.census.gov/.

COSTAR

CoStar is a comprehensive source of commercial real estate intelligence, offering an inventory of over 6.4 million commercial properties spanning 135 billion square feet of space in 390 markets across the US. CoStar covers office, retail, industrial, hospitality, and multifamily markets. Property- and market-level data on absorption, occupancy, lease rates, tenants, listings, and transactions are researched and verified through calls to property managers, review of public records, visits to construction sites, and desktop research to uncover nearly real-time market changes. https://www.costar.com/products

APPENDIX B: COMMUNITY SURVEY RESULTS

Community Survey

As part of the Housing Needs Assessment, Camoin Associates and the City of Keene conducted a community survey to gauge the resiliency of Keene's housing stock and housing needs in Keene, including those due to aging infrastructure and the impacts of climate change. 354 residents responded – representing approximately 1.5% of Keene's population.

Question 1 – Housing situation

A significant majority of survey respondents (71%) own their home

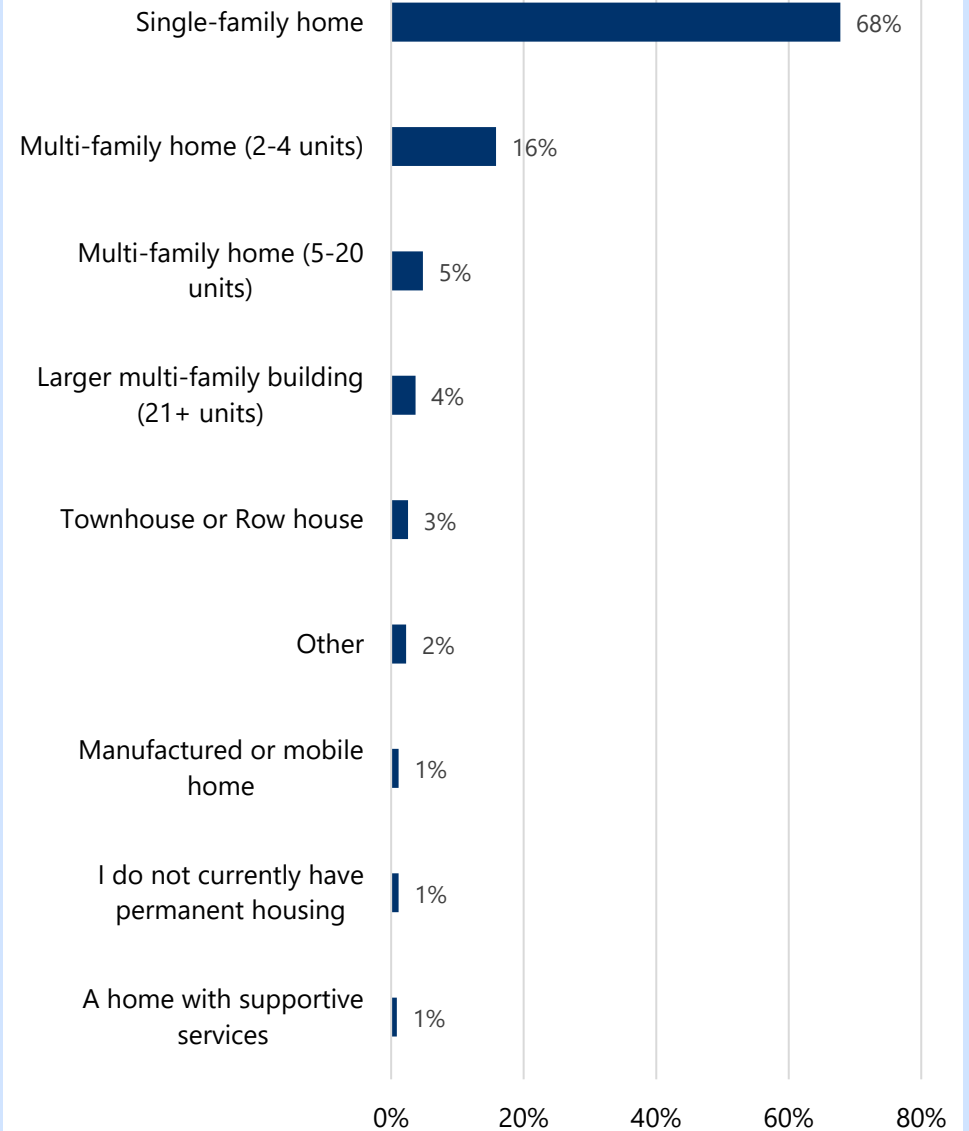**What is your Current Housing Situation?**
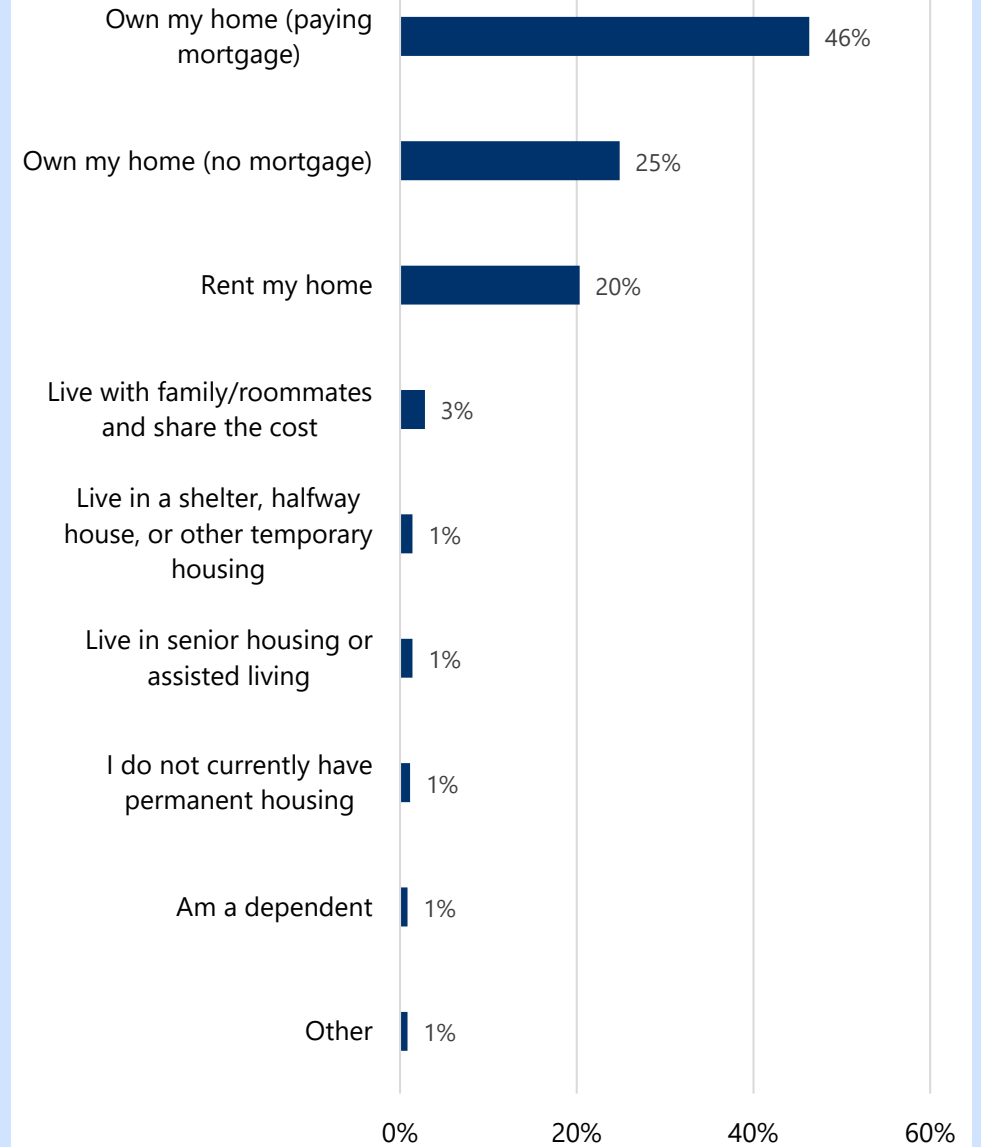
N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 2 – housing type

Over 2/3 of respondents live in single family homes

25% of respondents live in multifamily homes, mostly smaller (4 or fewer units) multifamily buildings

What type best describes the your current housing?

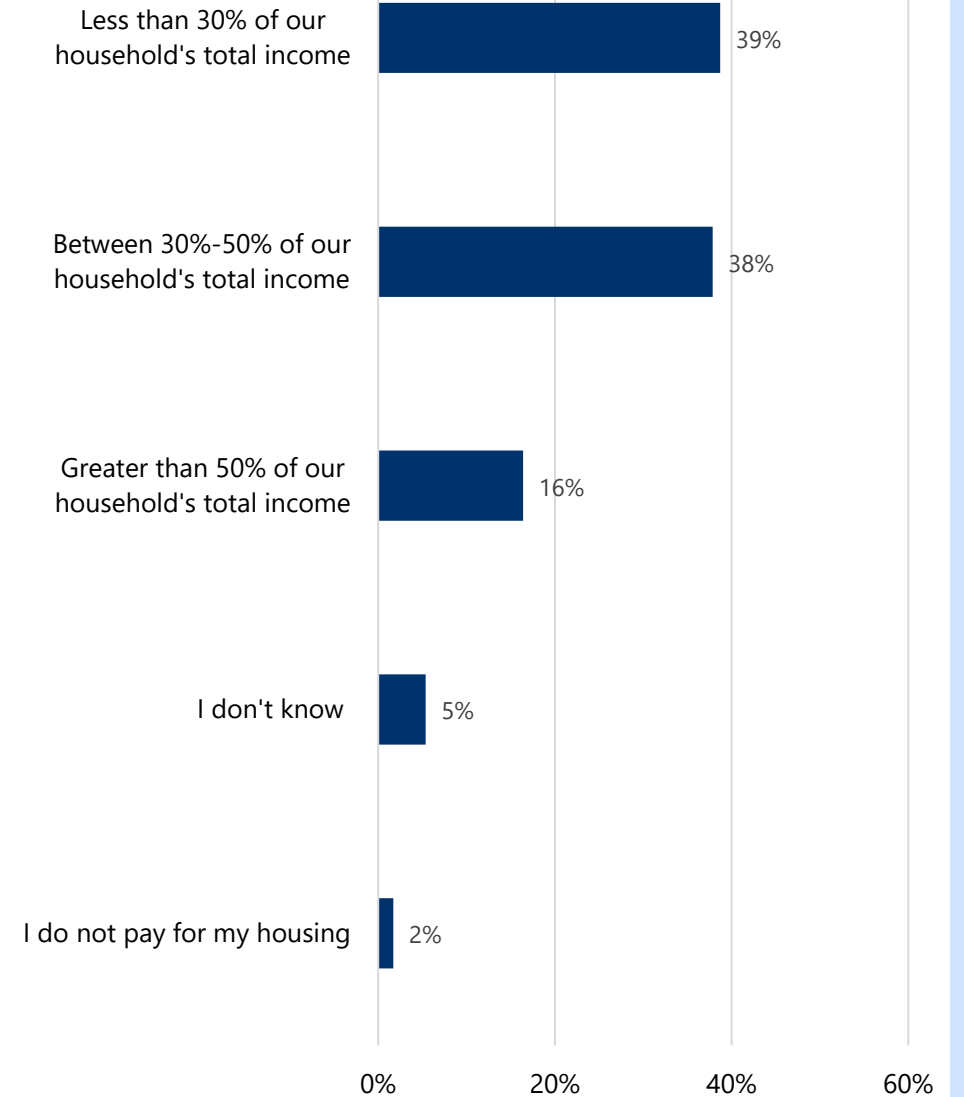| Housing Type	Percentage
Single-family home	68%
Multi-family home (2-4 units)	16%
Multi-family home (5-20 units)	5%
Larger multi-family building (21+ units)	4%
Townhouse or Row house	3%
Other	2%
Manufactured or mobile home	1%
I do not currently have permanent housing	1%
A home with supportive services	1%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

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Question 3 – housing costs

Over half (54%) of respondents spend 30%+ of income on housing, meeting the definition of being cost burdened

16% of respondents pay more than half their household income toward housing costs

What best describes your current housing costs as a share of your household income?

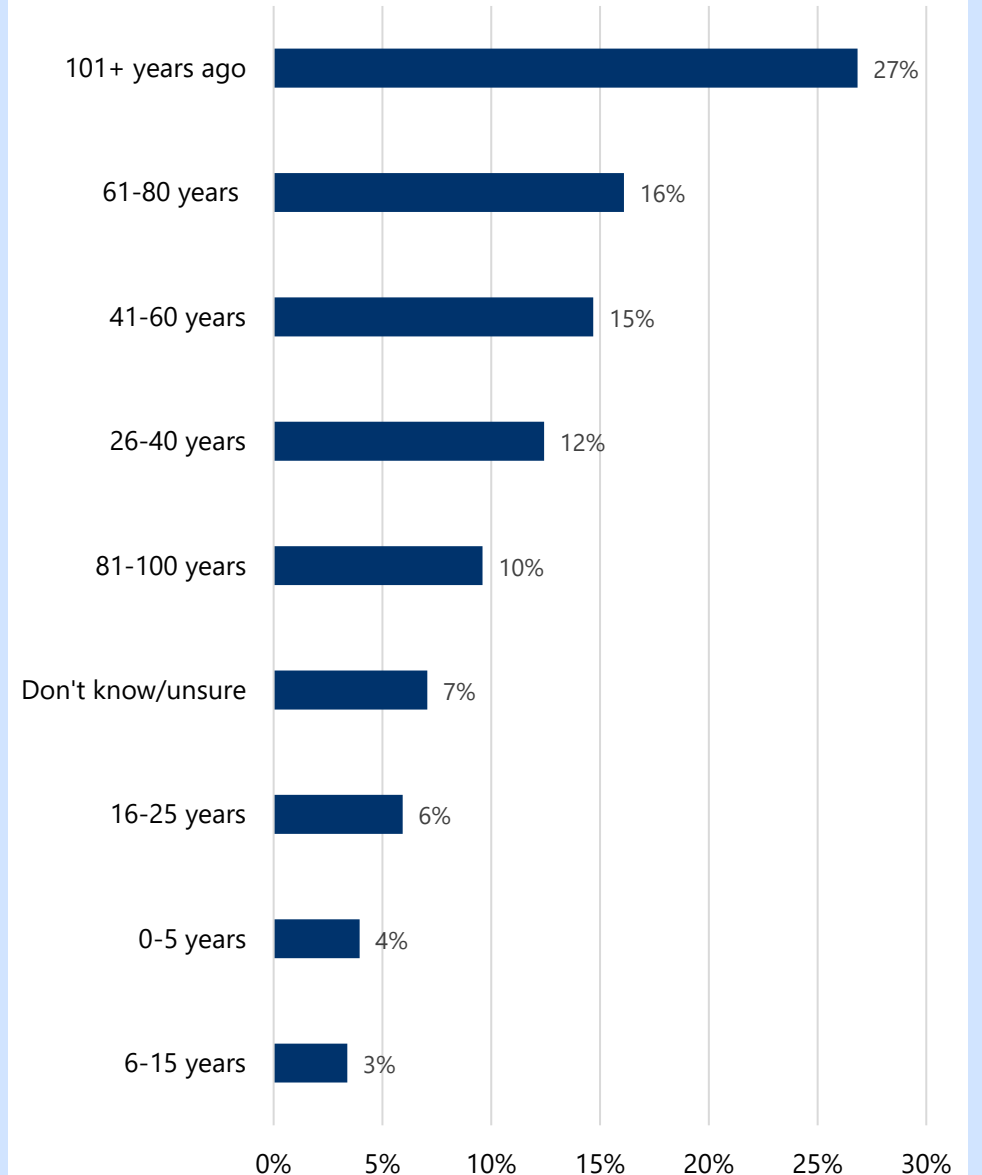| Category	Percentage
Less than 30% of our household's total income	39%
Between 30%-50% of our household's total income	38%
Greater than 50% of our household's total income	16%
I don't know	5%
I do not pay for my housing	2%

0%   20%   40%   60%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 4 – housing age

Keene has a relatively old housing stock, with over half of respondents (53%) living in housing 60+ years old

The largest single group of respondents were those living in housing build over a century ago, with more than a quarter of all responses

How long ago was your housing built?


101+ years ago — 27%
61-80 years — 16%
41-60 years — 15%
26-40 years — 12%
81-100 years — 10%
Don't know/unsure — 7%
16-25 years — 6%
0-5 years — 4%
6-15 years — 3%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 5 – housing condition

Despite age and costs of housing, a large majority (78%) of respondents reported that their housing is in either good or excellent condition

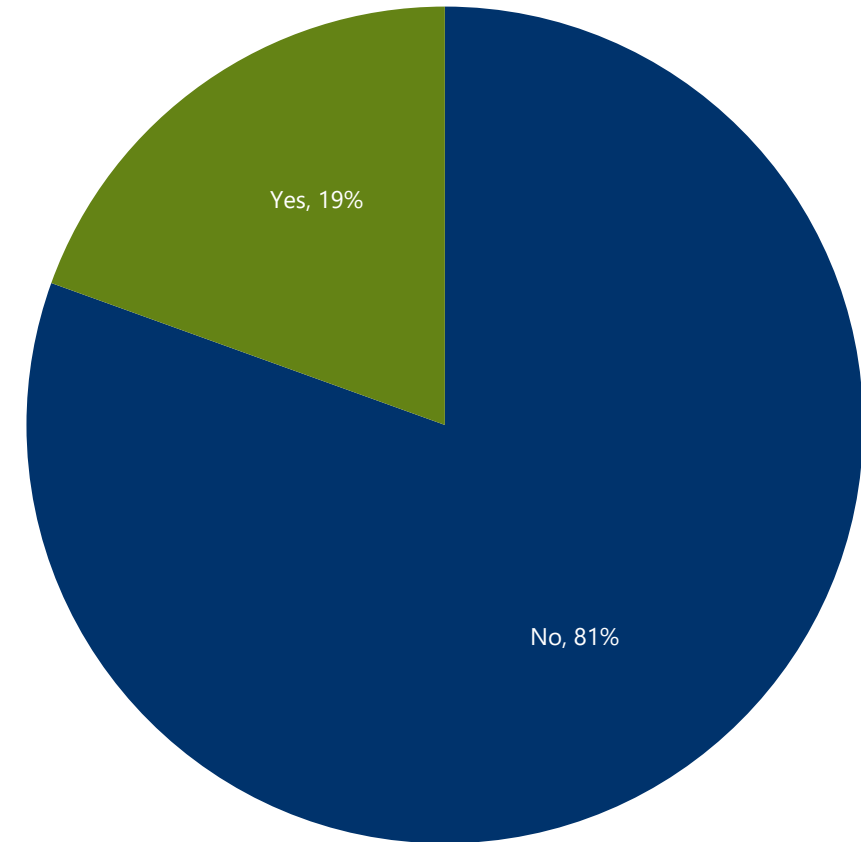**What best describes the condition of your current housing?**

Condition	Percentage
Good	55%
Excellent	23%
Fair	18%
Poor	3%
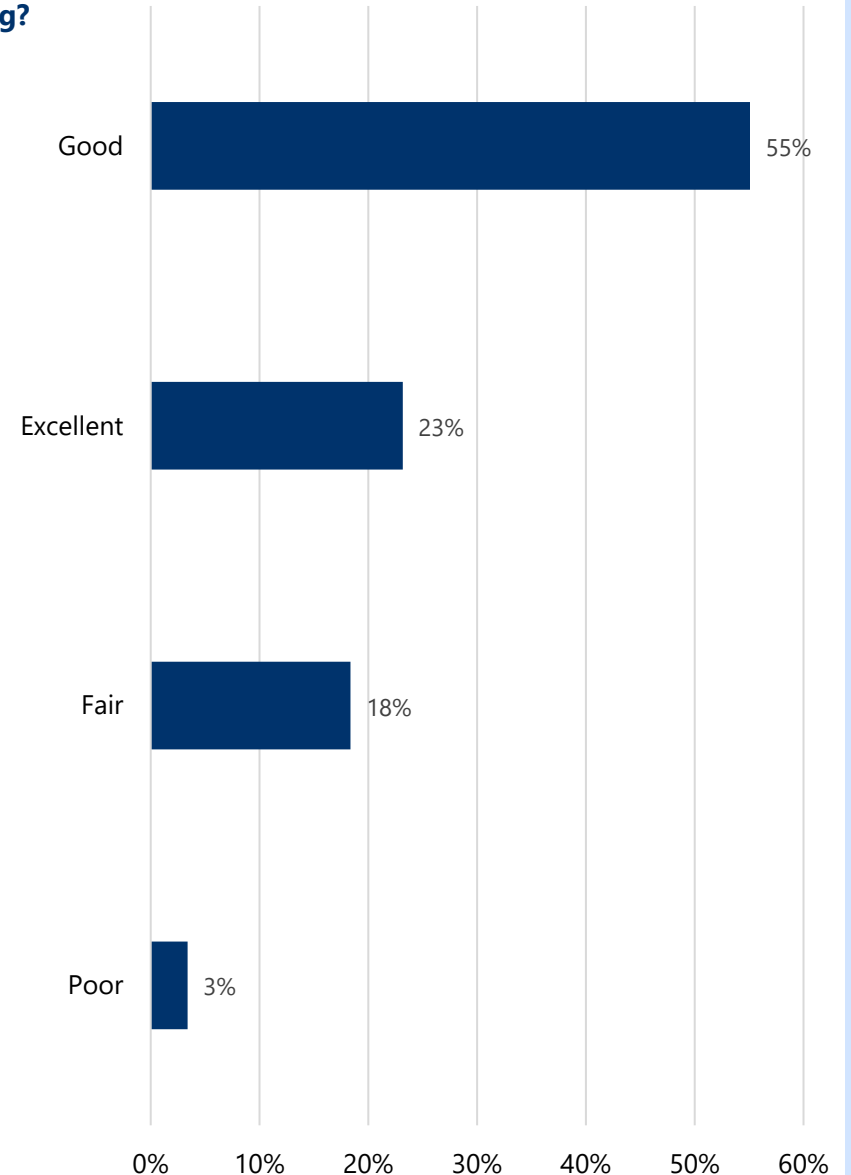
N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 6 – looking for housing

Most survey respondents (81%) were not looking for a new place to live at the time they took the survey

Yes, 19%

No, 81%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

A large majority (80%) of survey respondents say their current housing meets their needs today

However, only 45% of respondents agreed that their current housing would meet their needs for the next 10 years

20% of respondents reported that their housing needed major improvements or repairs

Half of respondents reported that their ability to stay in the region depends on finding affordable and decent housing

Half of respondents reported that their ability to stay in the region depends on finding affordable and decent housing

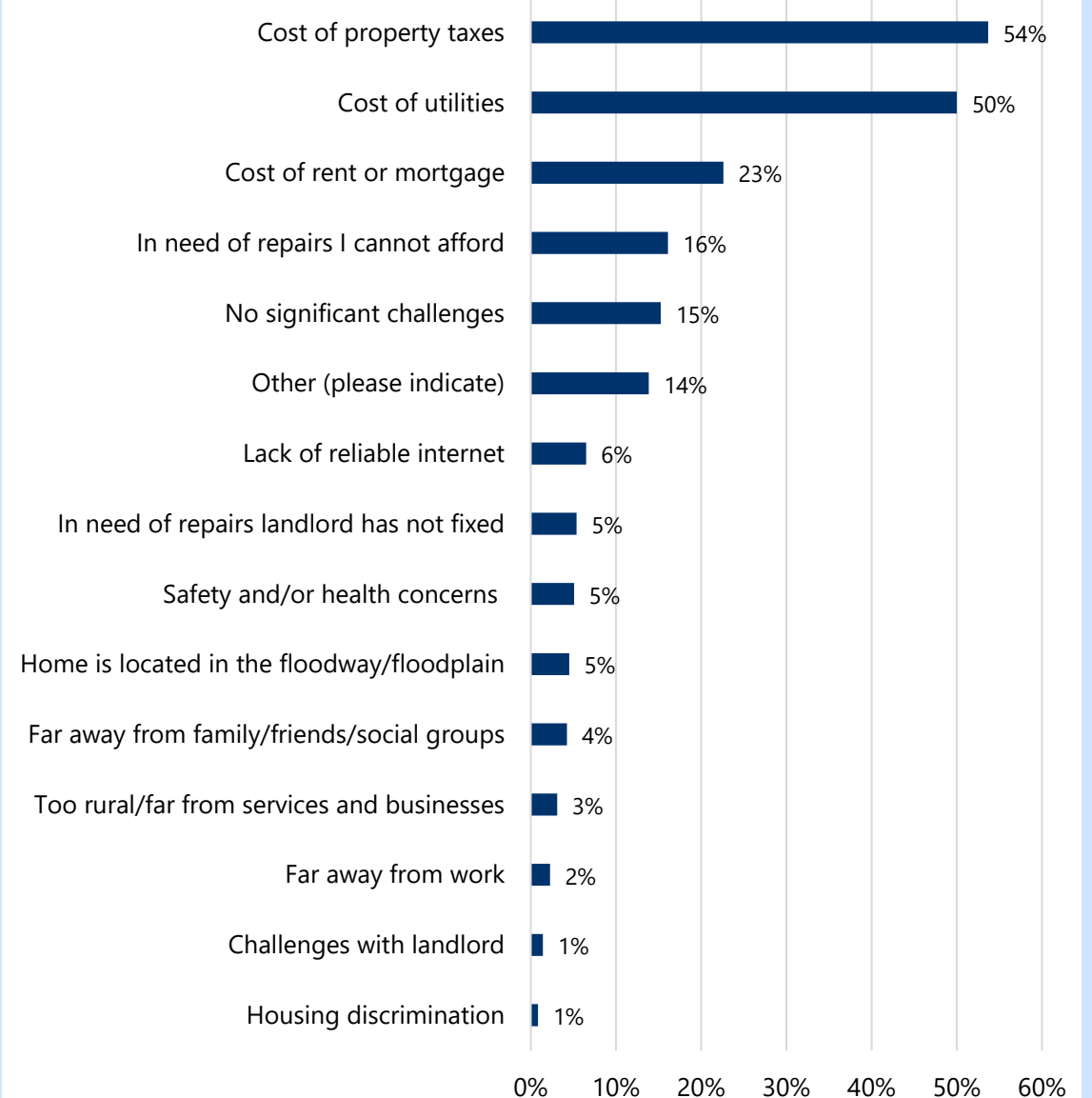**What is your level of agreement with each housing needs statement?**
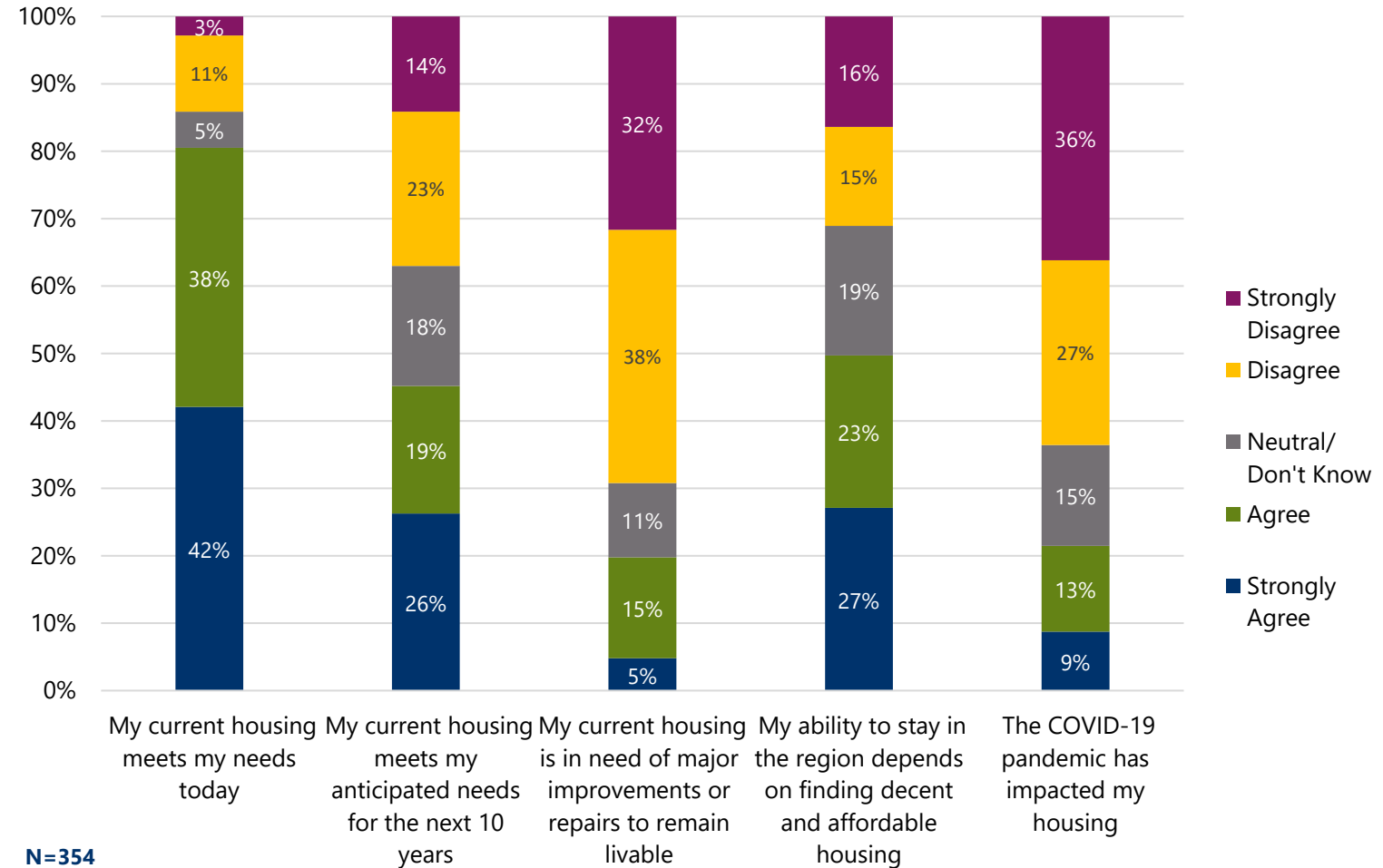
N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 8 – housing challenges

The biggest challenges faced by survey respondents were housing costs, with the top 3 reported challenges being the cost of property taxes, follow by utilities and rent/mortgage

16% of respondents reported their current housing needed repairs they could not afford, and another 5% reported that they had necessary repairs not yet fixed by a landlord

What do you find most challenging about your current living situation?

| Challenge	Percentage
Cost of property taxes	54%
Cost of utilities	50%
Cost of rent or mortgage	23%
In need of repairs I cannot afford	16%
No significant challenges	15%
Other (please indicate)	14%
Lack of reliable internet	6%
In need of repairs landlord has not fixed	5%
Safety and/or health concerns	5%
Home is located in the floodway/floodplain	5%
Far away from family/friends/social groups	4%
Too rural/far from services and businesses	3%
Far away from work	2%
Challenges with landlord	1%
Housing discrimination	1%

N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 9 – housing amenities

The most common features in respondent housing were wall and ceiling insulation (76%) and central heating (70%). Window/door insulation or weatherization was less common, with half of respondents reporting those amenities in their housing

Only 19% of respondents reported having central air conditioning, while 51% had a window unit

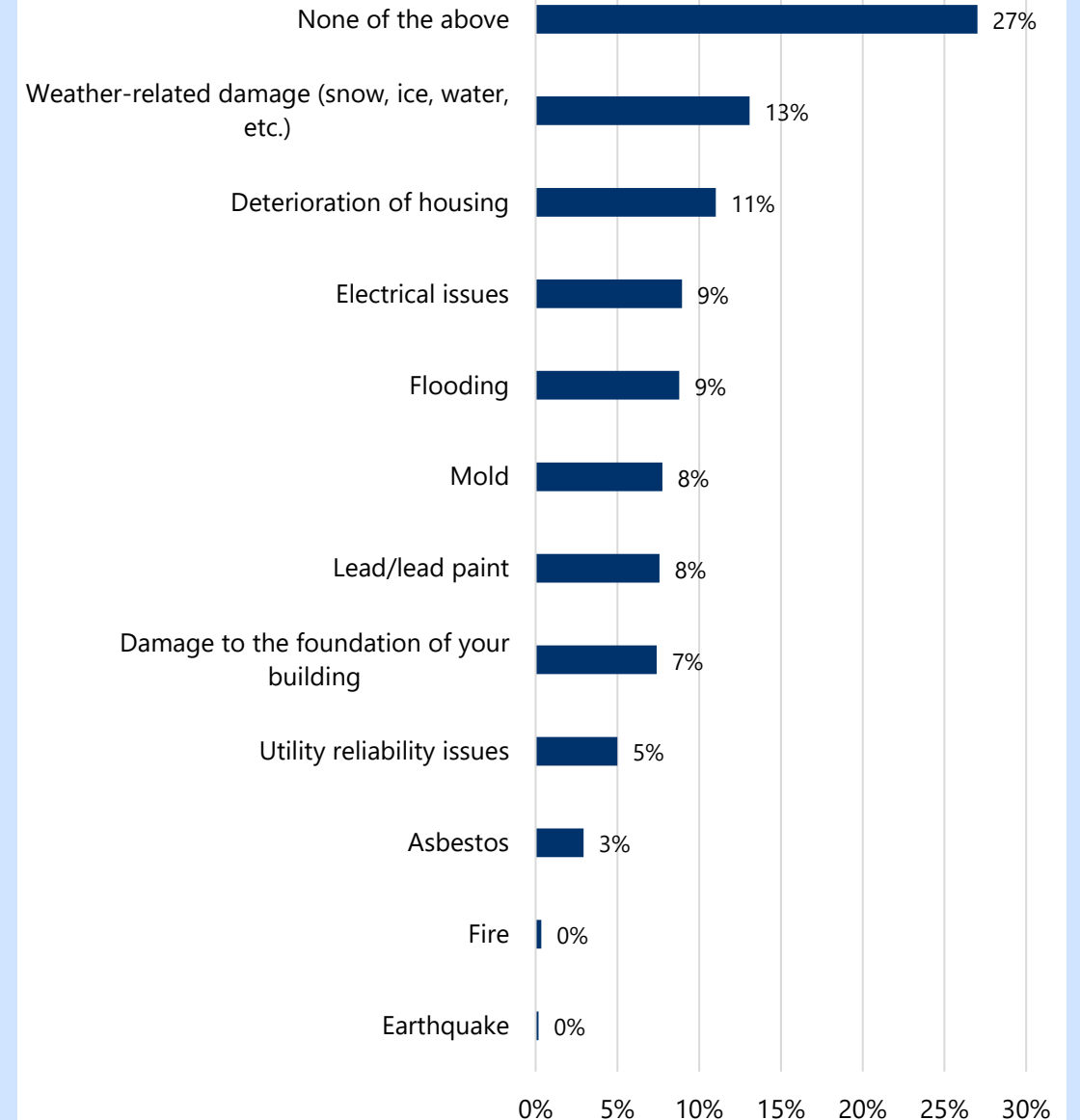**Which of the following features or amenities does your housing have?**
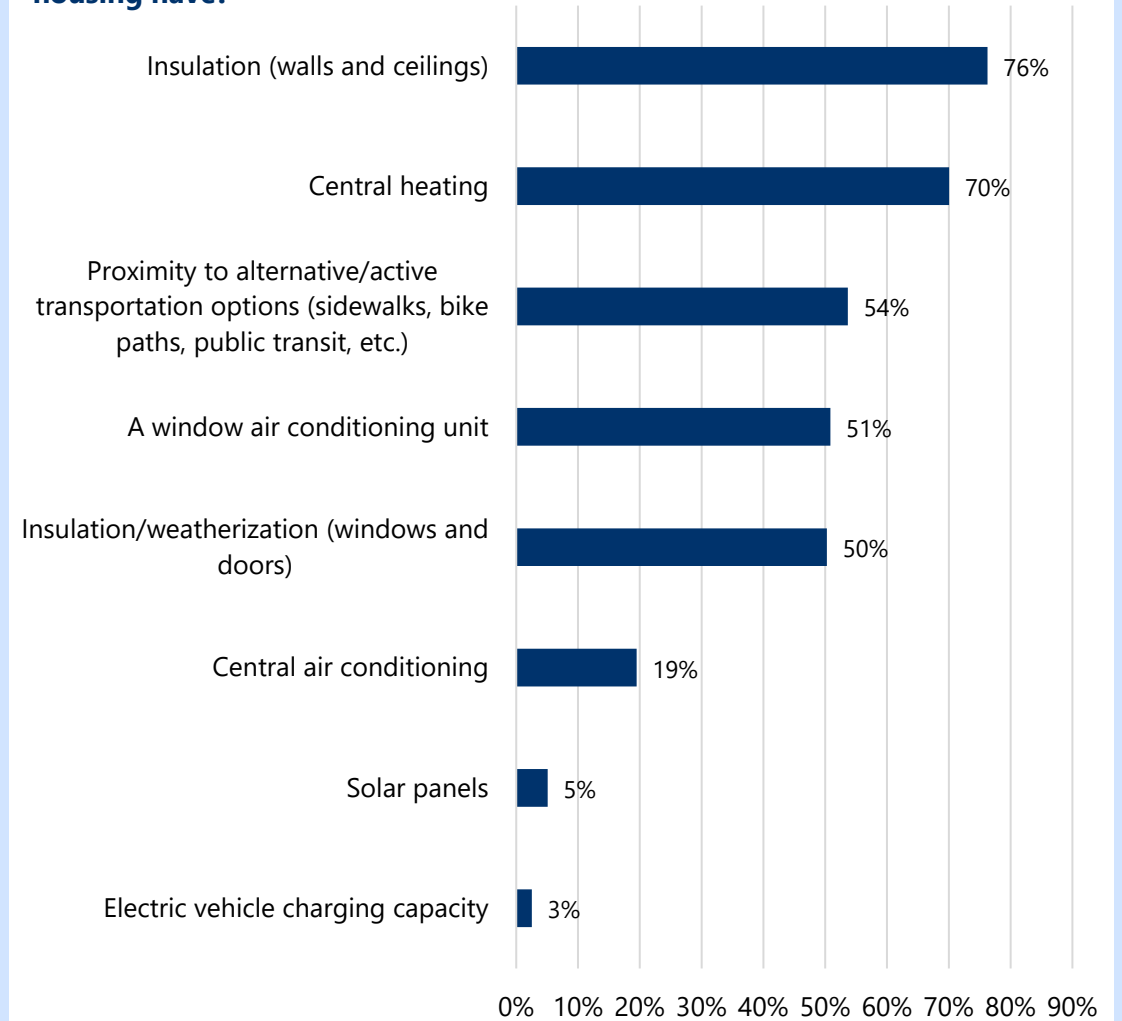
N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 10 – housing issues

Only 27% of respondents reported that their housing was impacted by none of challenges listed in the survey

The most common issues were weather-related damage (13%) and housing deterioration (11%)

Has your current housing been impact by any of the following?

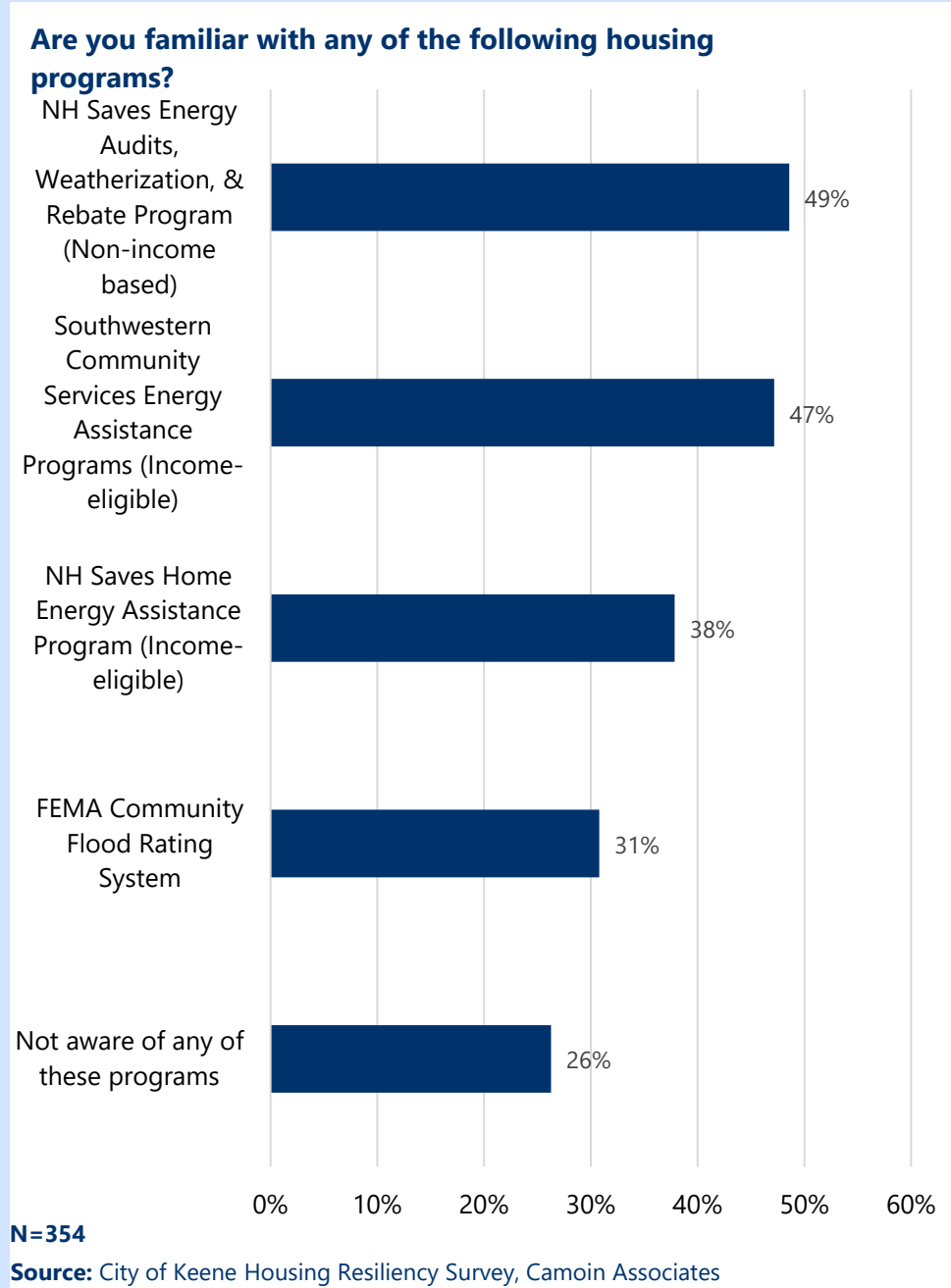|	
None of the above	27%
Weather-related damage (snow, ice, water, etc.)	13%
Deterioration of housing	11%
Electrical issues	9%
Flooding	9%
Mold	8%
Lead/lead paint	8%
Damage to the foundation of your building	7%
Utility reliability issues	5%
Asbestos	3%
Fire	0%
Earthquake	0%

N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

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Question 11 – housing program familiarity

Most survey respondents had heard about at least one of the housing programs noted in the survey – only 26% had heard of none

Are you familiar with any of the following housing programs?

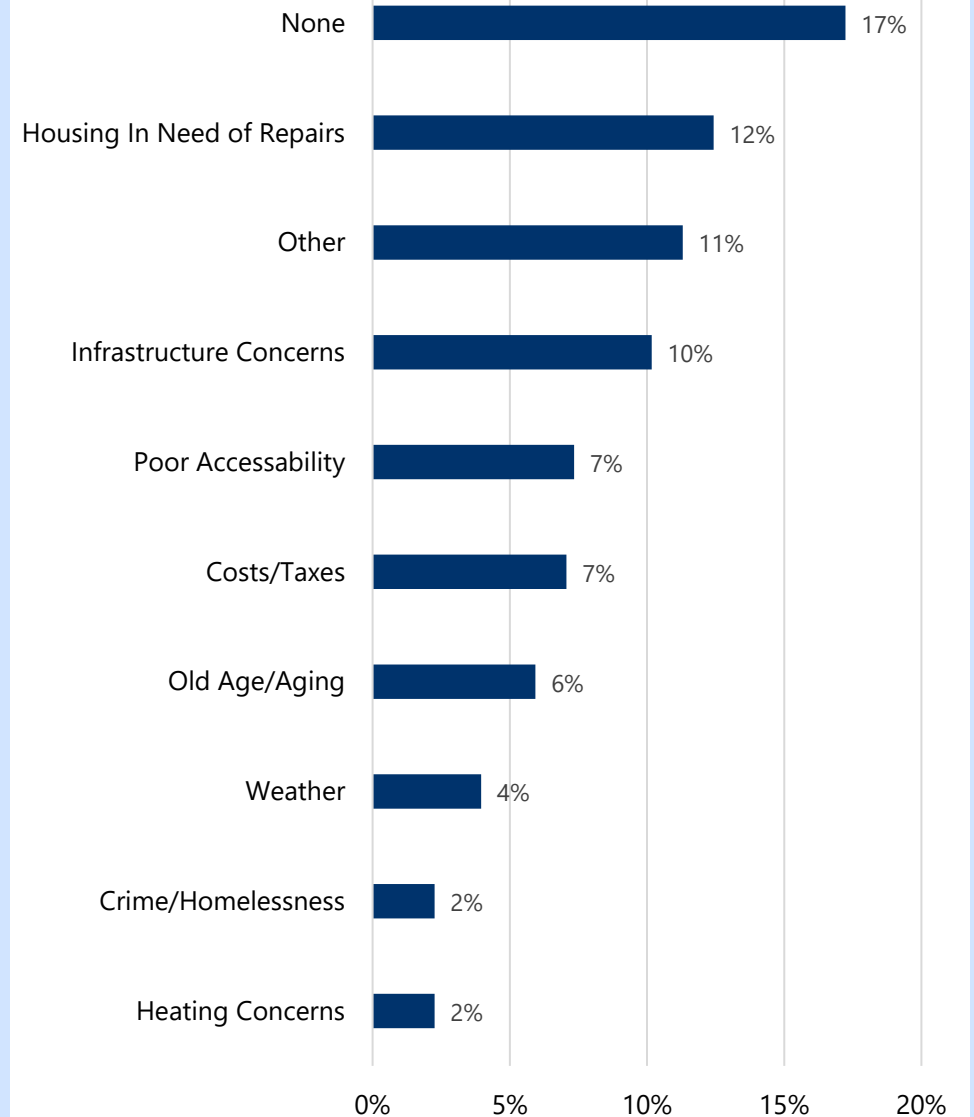| Program	Percentage
NH Saves Energy Audits, Weatherization, & Rebate Program (Non-income based)	49%
Southwestern Community Services Energy Assistance Programs (Income-eligible)	47%
NH Saves Home Energy Assistance Program (Income-eligible)	38%
FEMA Community Flood Rating System	31%
Not aware of any of these programs	26%

Question 12 – health and safety concerns

The biggest health and safety concerns reported by survey respondents were repairs (12%), other – which covered a wide range of issues including more detail on concerns listed (11%), and infrastructure concerns

17% of respondents did not report any major health or safety concerns with their housing

What is your biggest health and safety concern with your current housing?

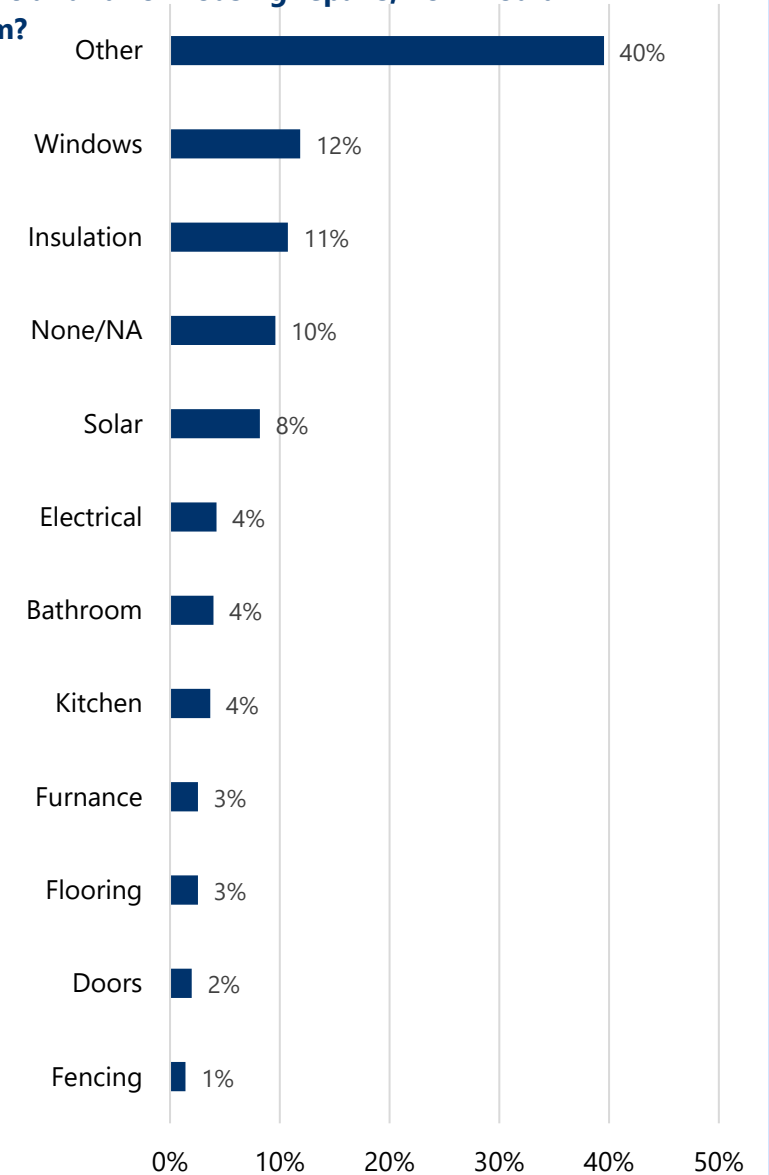| Category	Percent
None	17%
Housing In Need of Repairs	12%
Other	11%
Infrastructure Concerns	10%
Poor Accessability	7%
Costs/Taxes	7%
Old Age/Aging	6%
Weather	4%
Crime/Homelessness	2%
Heating Concerns	2%

N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

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Question 13 - repairs

With 40% of respondents reporting "other", there were a wide variety of uses listed for funds for housing repairs, including replacing infrastructure as well as a variety of functional and cosmetic upgrades.

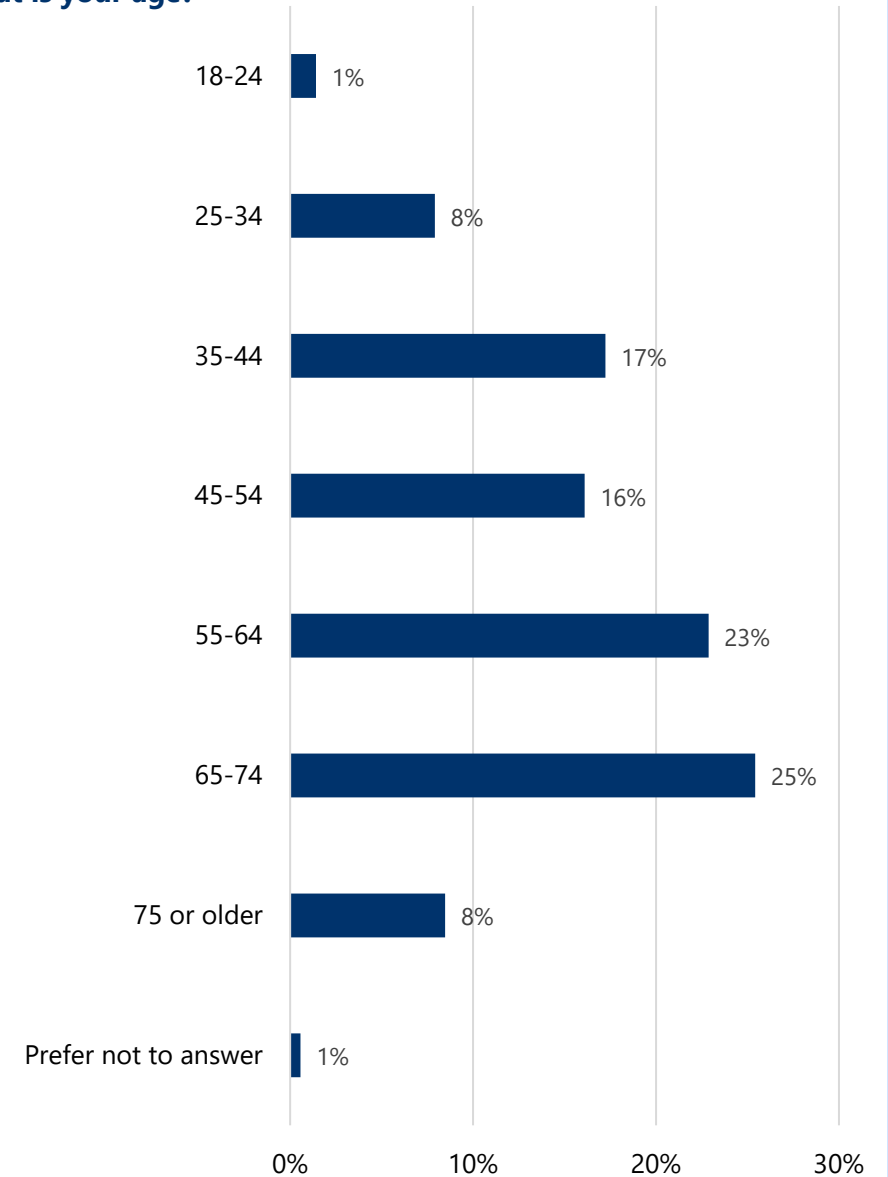**If you had extra fund for housing repairs, how would you use them?**

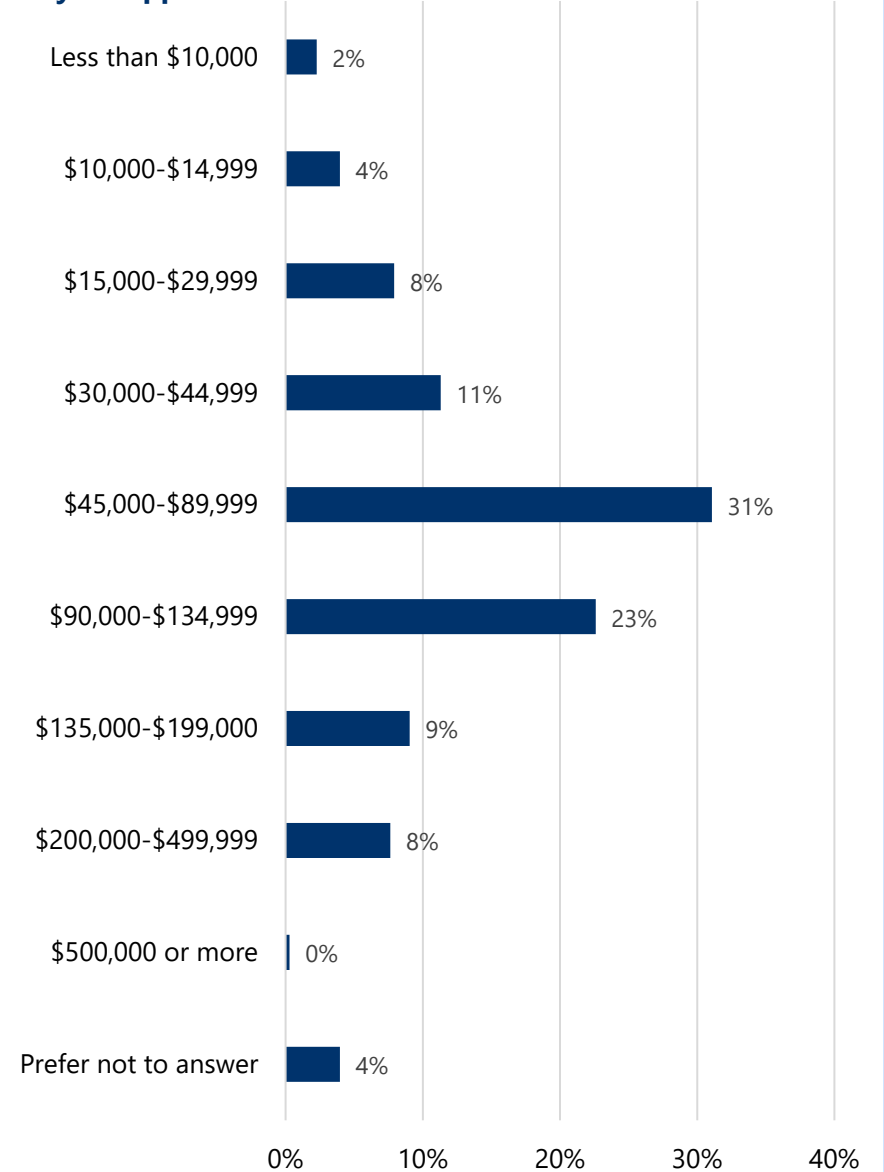| Category	Percentage
Other	40%
Windows	12%
Insulation	11%
None/NA	10%
Solar	8%
Electrical	4%
Bathroom	4%
Kitchen	4%
Furnance	3%
Flooring	3%
Doors	2%
Fencing	1%

N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 15 – household income

Over half of respondents (54%) had a household income between $45,000-$135,000/year

25% of respondents had a household income of less than $45,000/year

What is your approximate annual household income?

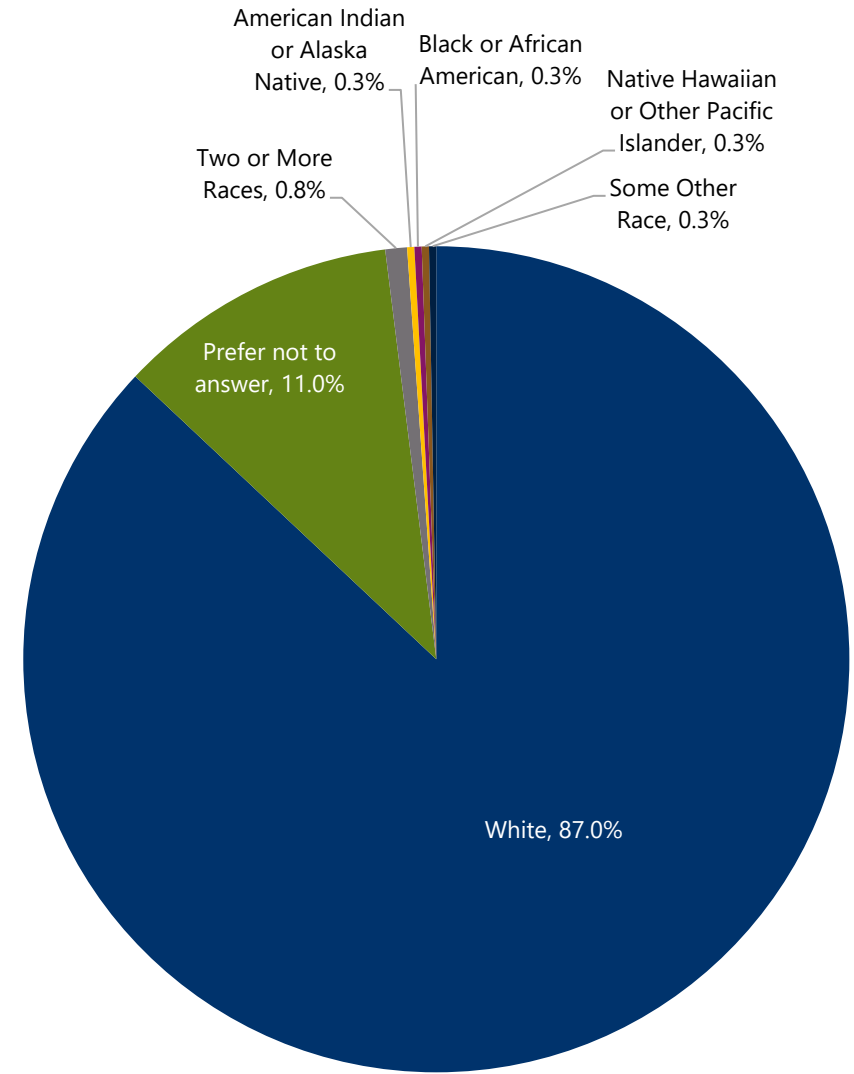| Income	%
Less than $10,000	2%
$10,000-$14,999	4%
$15,000-$29,999	8%
$30,000-$44,999	11%
$45,000-$89,999	31%
$90,000-$134,999	23%
$135,000-$199,000	9%
$200,000-$499,999	8%
$500,000 or more	0%
Prefer not to answer	4%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

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Question 16 – race/ethnicity

87% of respondents were White, while 11% preferred not to answer. All other groups were 2% of respondents.

What best describes your race/ethnicity?

American Indian or Alaska Native, 0.3%

Black or African American, 0.3%

Native Hawaiian or Other Pacific Islander, 0.3%

Two or More Races, 0.8%

Some Other Race, 0.3%

Prefer not to answer, 11.0%
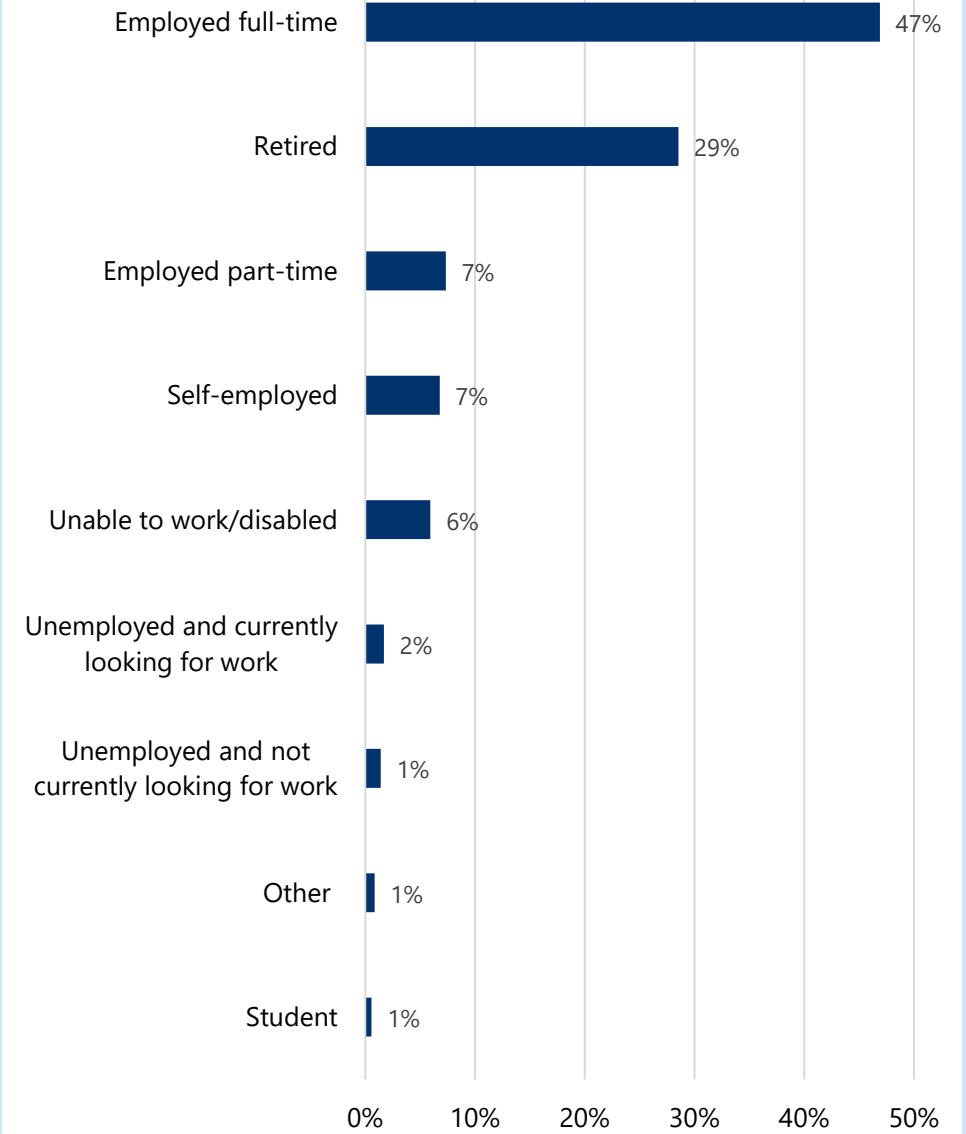
White, 87.0%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 17 – employment status

Most respondents were employed at least part-time (61%), and 29% were retired.

What is your employment status?

Employed full-time	47%
Retired	29%
Employed part-time	7%
Self-employed	7%
Unable to work/disabled	6%
Unemployed and currently looking for work	2%
Unemployed and not currently looking for work	1%
Other	1%
Student	1%

0%   10%   20%   30%   40%   50%
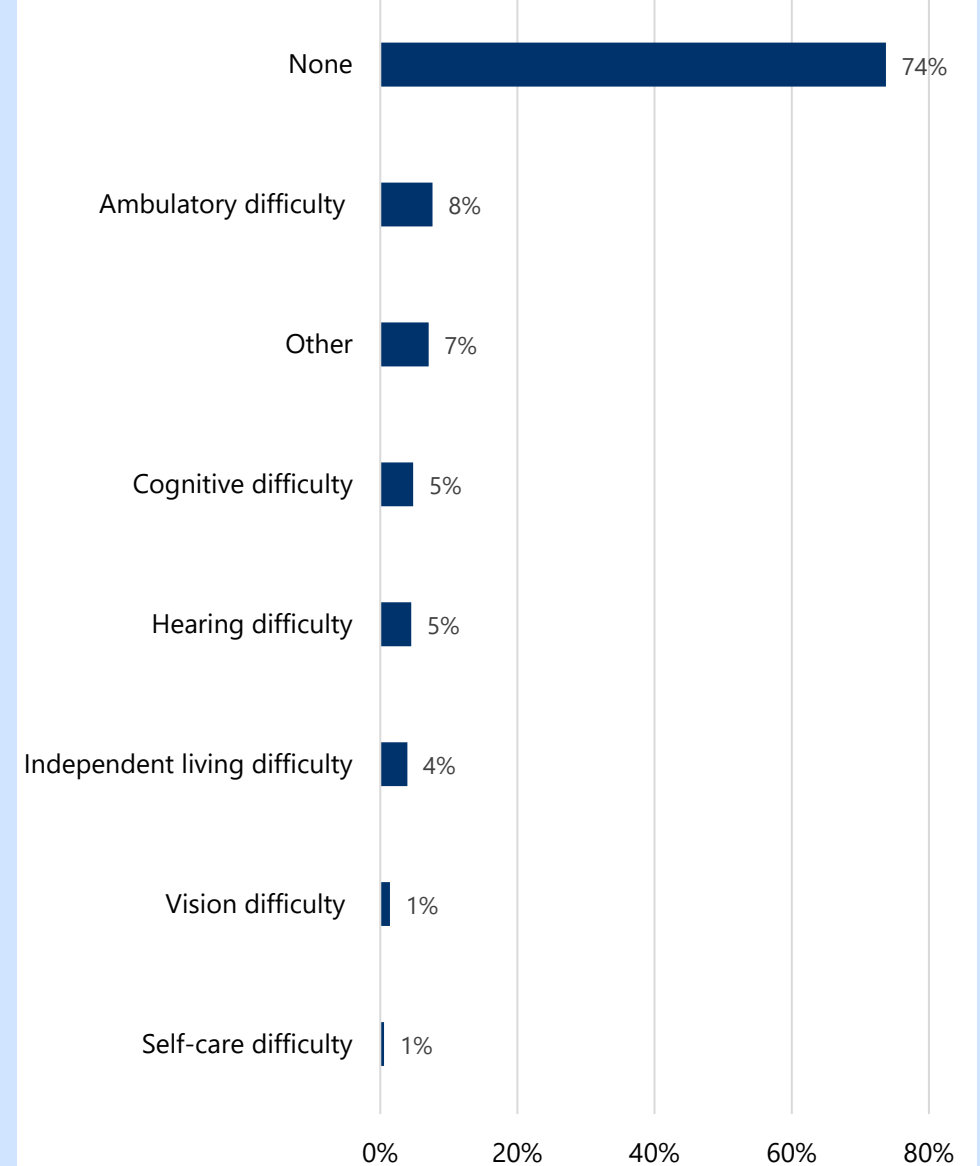
N=354

Source: City of Keene Housing Resiliency Survey, Camoin Associates

Question 18 – disability status

26% of respondents reported having some kind of disability status, with ambulatory difficulty most common (8%).

What best describes your disability status?

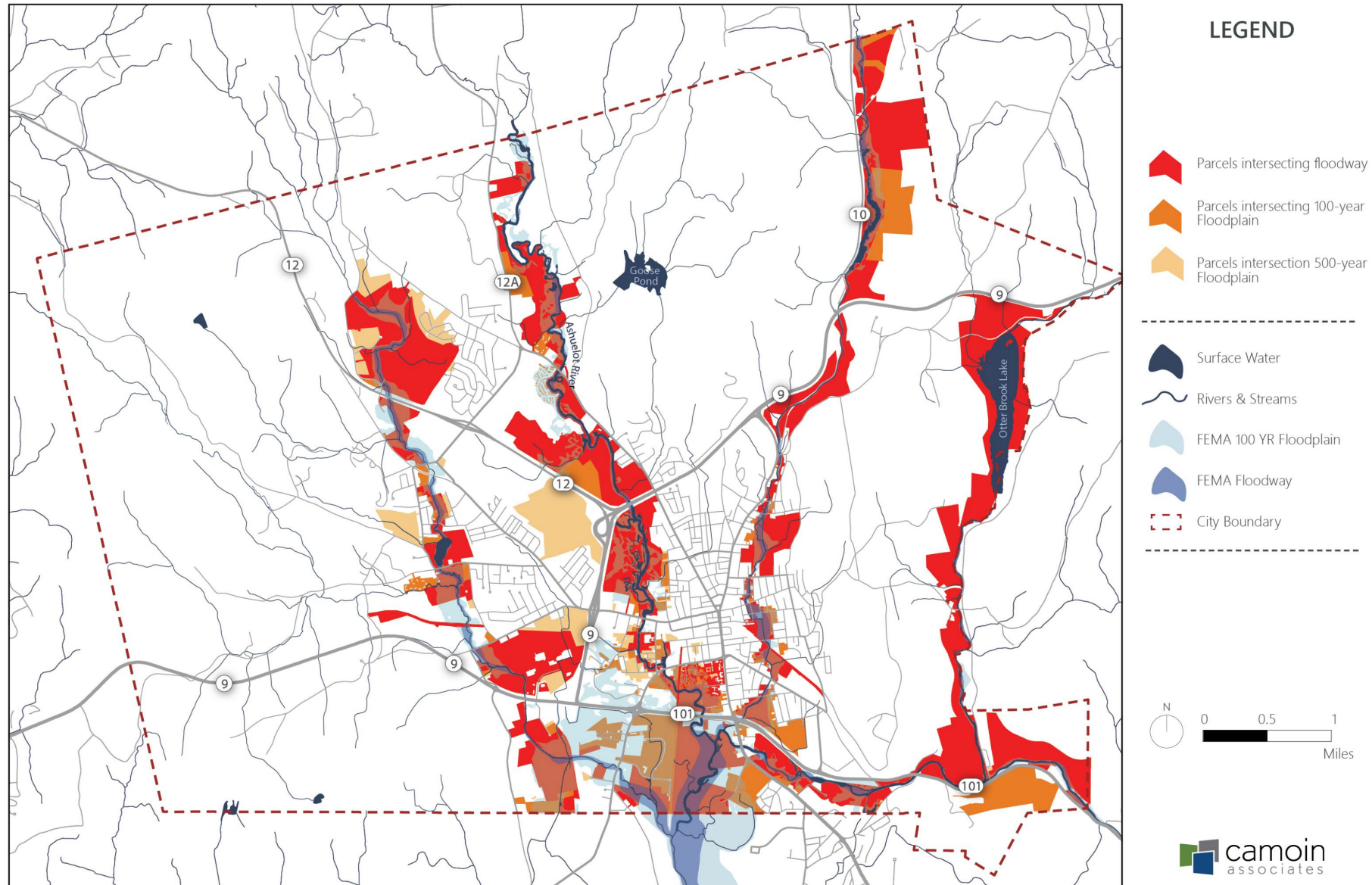| Category	Percentage
None	74%
Ambulatory difficulty	8%
Other	7%
Cognitive difficulty	5%
Hearing difficulty	5%
Independent living difficulty	4%
Vision difficulty	1%
Self-care difficulty	1%

N=354
Source: City of Keene Housing Resiliency Survey, Camoin Associates

APPENDIX C: RESILIENCE MAPPING ANALYSIS

MAP D: Housing Properties Intersecting FEMA Regulated Areas

City of Keene, NH

LEGEND

Parcels intersecting floodway

Parcels intersecting 100-year Floodplain

Parcels intersection 500-year Floodplain

Surface Water

Rivers & Streams

FEMA 100 YR Floodplain

FEMA Floodway

City Boundary

N
0   0.5   1
Miles

camoin
associates

MAP E: Housing Properties Intersecting Previously Flooded Areas

City of Keene, NH

LEGEND

- Parcels intersecting previously flooded areas
- Surface Water
- Rivers & Streams
- FEMA 100 YR Floodplain
- FEMA Floodway
- City Boundary

camoin associates
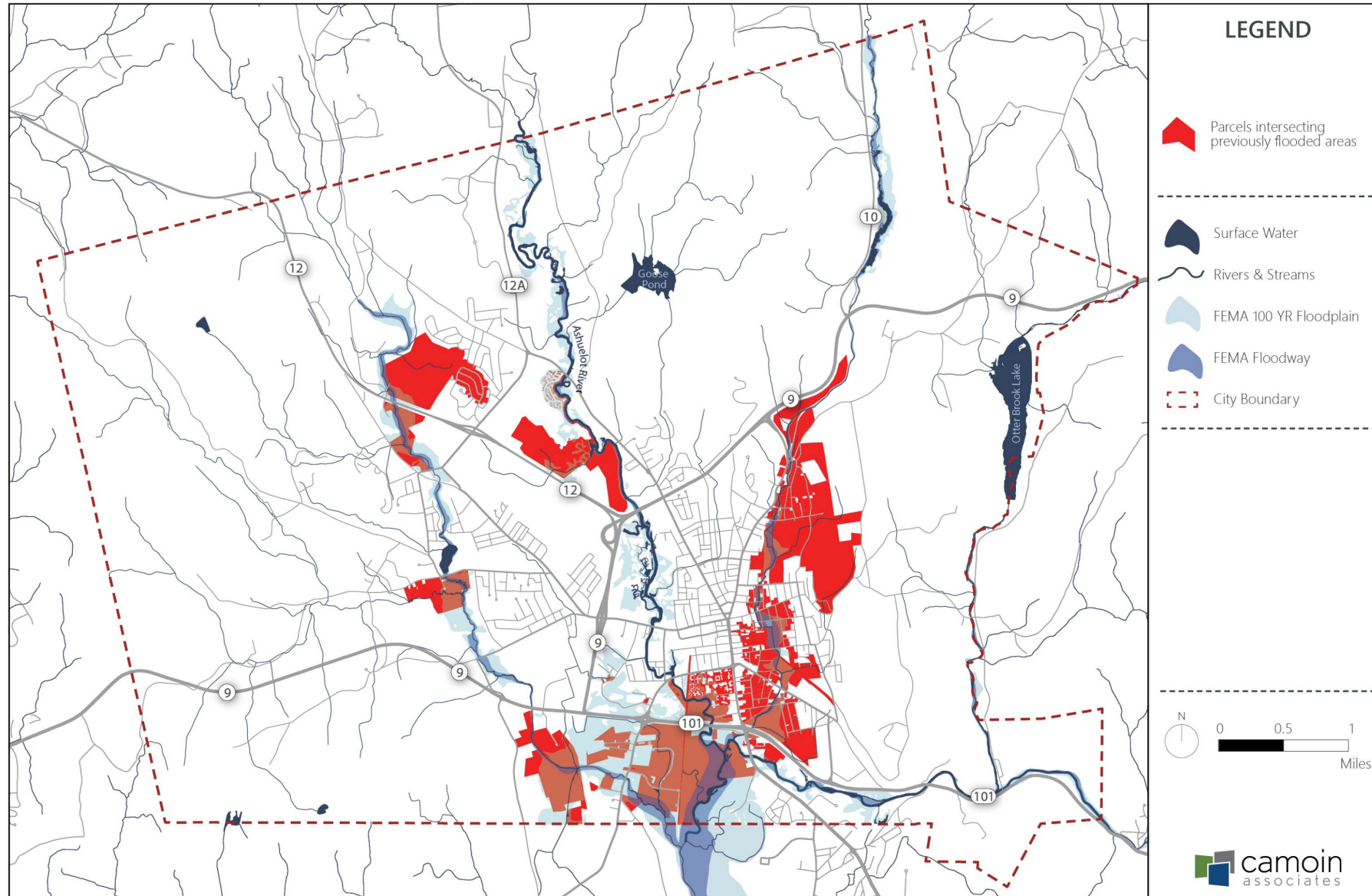
MAP F: Housing Properties in Census Block Groups with High Concentration of Senior Households

LEGEND

Parcels in block groups with high senior concentrations

Surface Water

Rivers & Streams

FEMA 100 YR Floodplain

FEMA Floodway

City Boundary
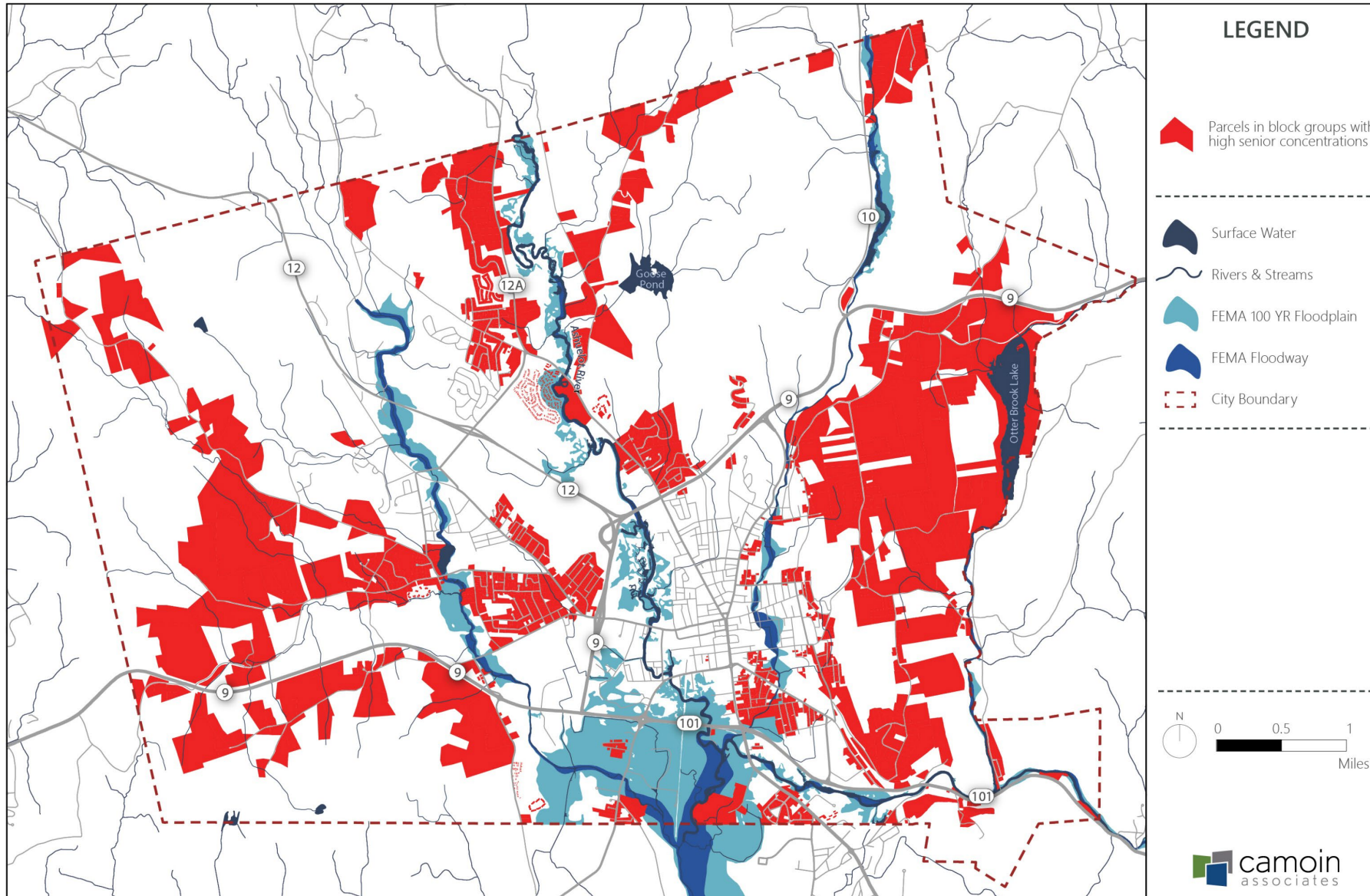
MAP G: Housing Properties in Moderate and High Poverty Census Block Groups

LEGEND

Parcels in areas with high poverty levels

Parcels in areas with moderate poverty levels

Surface Water

Rivers & Streams

FEMA 100 YR Floodplain

FEMA Floodway

City Boundary

N

0   0.5   1
Miles

camoin associates
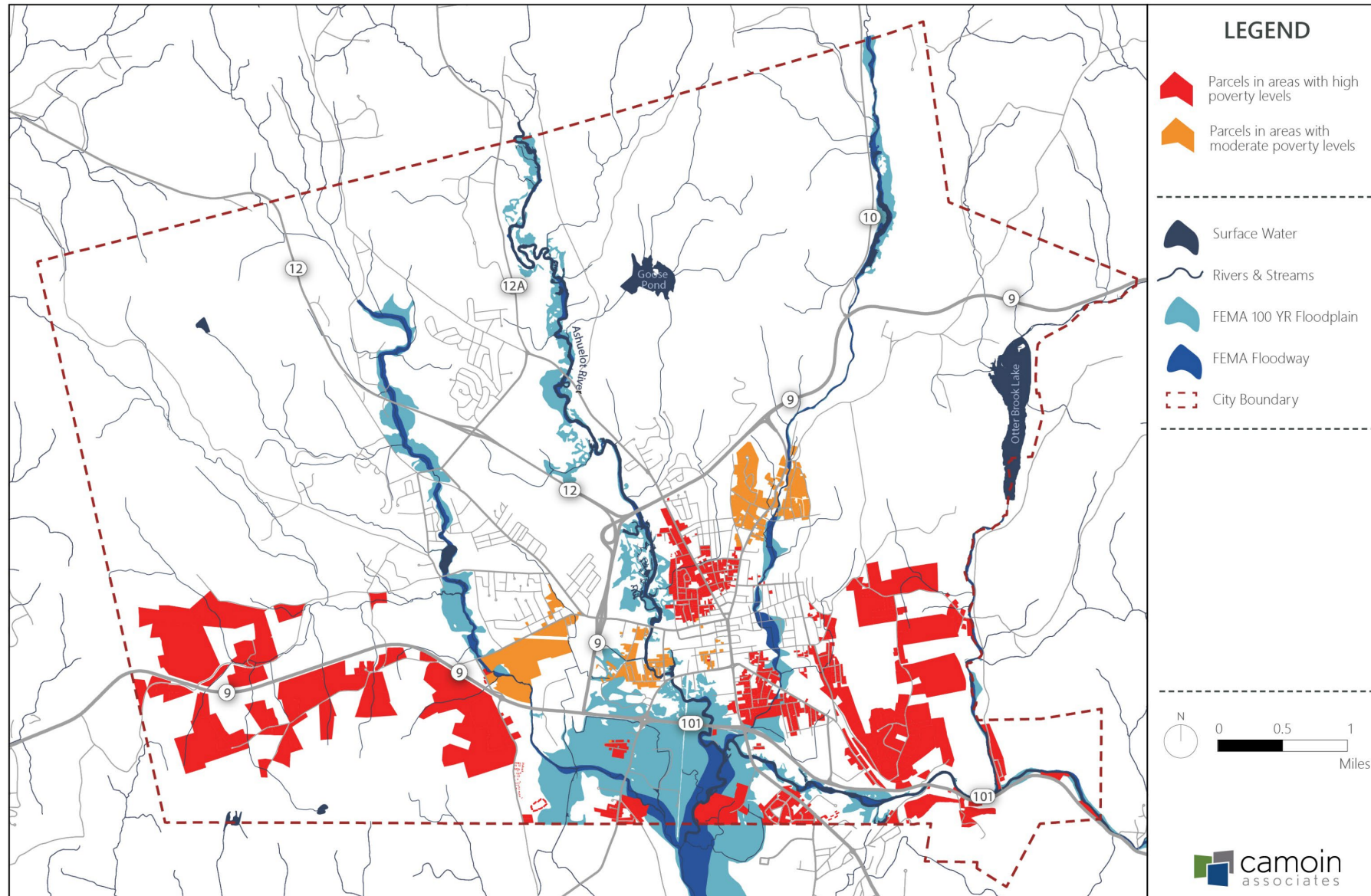
MAP H: Housing Properties Classified as Poor or Very Poor

LEGEND

- Poor and Very Poor classified parcels
- Surface Water
- Rivers & Streams
- FEMA 100 YR Floodplain
- FEMA Floodway
- City Boundary

camoin associates
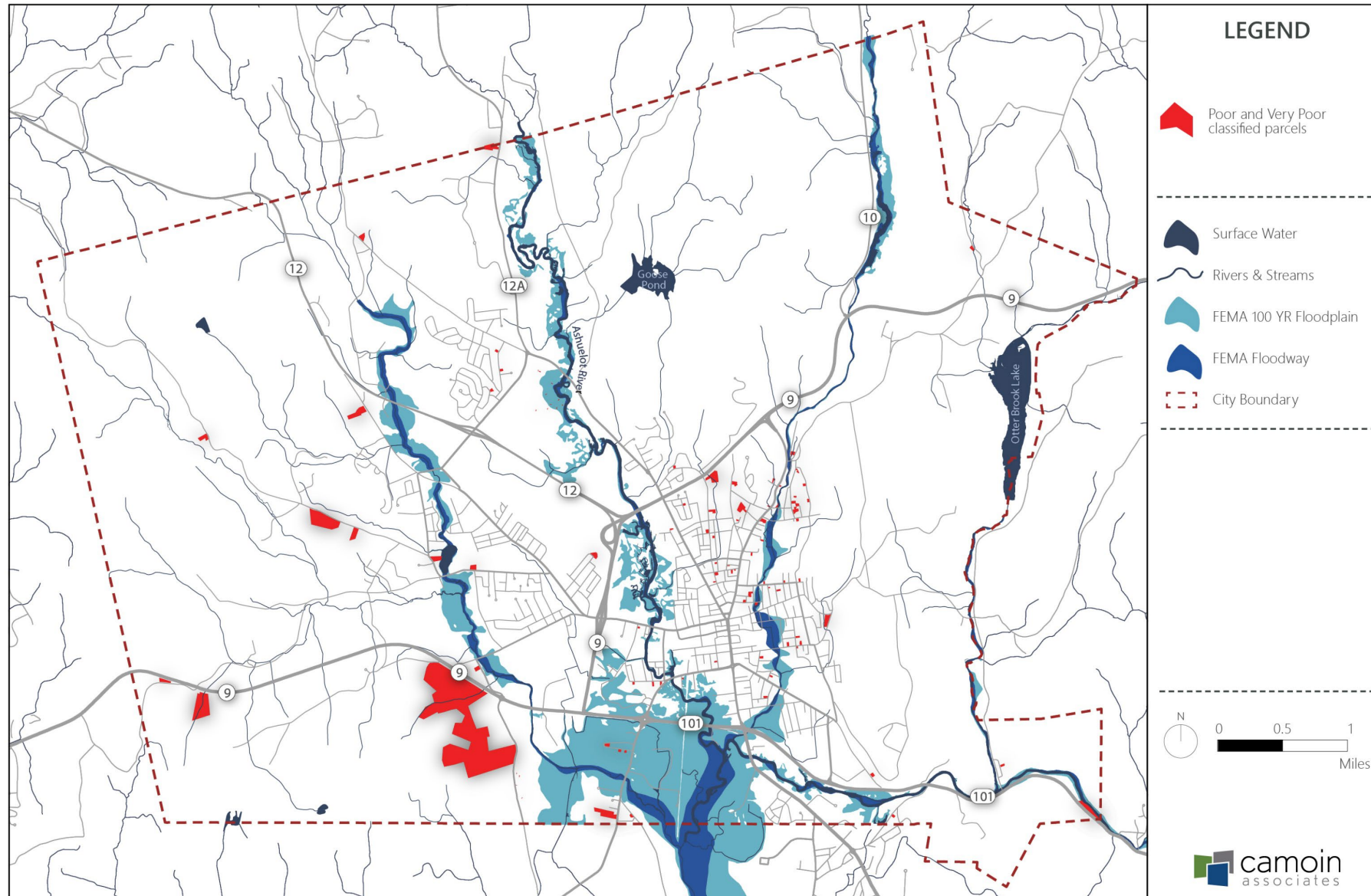
MAP I: Housing Properties Built Prior to 1960

LEGEND

- Built prior to 1940
- Built 1940 to 1960
- Surface Water
- Rivers & Streams
- FEMA 100 YR Floodplain
- FEMA Floodway
- City Boundary