

HOPE VI PROGRAM

Magnolia Gardens
Beaumont Housing Authority

Community and Supportive Services
Meeting

Meeting #2

May 25, 2006
3:00 PM

AGENDA

- I. Welcome and Introductions
Robert Reyna, BHA Executive Director
- II. Update of HOPE VI Program/Planning Process
Scott Jepsen, Abt Associates
- III. CSS Program Options and Strategies
Melissa Vandawalker, Abt Associates
 - CSS program structure
 - Partnerships and Leverage
 - Opportunities
- IV. Preliminary Findings of Resident Survey
Melissa Vandawalker, Abt Associates
 - Resident demographics
 - Current services
 - Needed services
 - Resident opportunities
 - Relocation preferences
- V. Questions and Answers
BHA/Abt
 - Questions
 - Next Meeting - Thursday, June 8, 2006 at 2:00 PM

RESIDENT SURVEY RESULTS

Survey Process

As part of the 2006 HOPE VI planning process, the Housing Authority of the City of Beaumont (BHA) and Abt Associates, Inc., developed and administered a survey of Magnolia Gardens residents in May. Representatives from BHA conducted the survey in person; 76% of all households completed the survey.

Who are the residents of Magnolia Gardens?

- There are 62 households living at Magnolia Gardens, with a mixture of both long-time and relatively new residents: 15% of households have lived at Magnolia Gardens for less than 2 years, while 56% have lived at Magnolia Gardens for between 2 and 5 years; 30% have lived at Magnolia Gardens for more than five years.
- Magnolia Gardens has a large population of children and youth: approximately 51% of the Magnolia Gardens residents are 18 or under while only 4% of the population is 65 or over.
- Approximately 53% of households are composed of single parents with children.

What social services do Magnolia Gardens residents use and need?

- Approximately 26% of households use the Food Bank and 11% take advantage of job training programs.
- GED/Adult Education, job training, computer training, homeownership counseling, and youth programs are the most important services to have at Magnolia Gardens.
- The main health needs of Magnolia Gardens residents are primary health care (47%), dental (38%), health screening (23%), and services for stress, anxiety, and depression (23%). 55% of residents do not currently have health insurance.
- 21% of households indicate that Magnolia Gardens residents are unaware of the services that are currently available to them; 21% state that lack of transportation is a barrier to accessing services.
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What are the education and employment needs of residents?

- The majority of residents (76%) have a high school diploma or GED; 15% have attended college.
- The survey reports that 30% of adults are employed either full-time or part-time. 50% of those employed are full-time, 50% are employed part-time.
- The industries that employ the most residents are construction, healthcare, hotels and restaurants.
- Residents indicated the following issues that make it difficult to work or find a better paying job: have young children, need for child care, lack of transportation, have health problems.

- The types of job training or career advancement skills that residents would most like to see are computer training (74%), GED classes (54%), vocational training (47%), and financial literacy classes (32%).

What are the characteristics of Magnolia Gardens youth?

- 70% of households have children in the household.
- 12% of households currently have their children in daycare; 21% of households with children state they need a daycare program.
- More than half (55%) of Magnolia Gardens children go to school in their neighborhood; 42% of children are bussed to other neighborhoods in Beaumont.
- The types of activities that residents are most interested in seeing for Magnolia Gardens youth are drug prevention programs (62%), after school programs (51%), performing arts programs (43%), and job training programs (43%).

What are the relocation preferences of Magnolia Gardens residents?

- 21% of households responded that they needed more information before stating a relocation preference. Of those who could state a preference, 49% were interested in Section 8 and 30% were interested in moving to another housing authority development.
- Approximately 62% of the households are interested in homeownership during the next five years. Of the households interested in homeownership, 52% of households indicated that they would like to purchase a home on the revitalized Magnolia Gardens site; 45% of households would like to purchase a home in another Beaumont neighborhood.
- 49% of households would like to return to the revitalized Magnolia Gardens.

What are the design and development characteristics that are important to residents?

- 64% of households would like to see improvement in the security of Magnolia Gardens.
- 51% of households site poor management and maintenance at the current development; 49% of households state that the units and buildings are in need of major repair.
- 43% of households would like to see better screening of residents.
- More than half of households would like to have private back yards and/or private front yards; 51% of households would like to see play grounds for children.
- 41% of households would like to see a computer center onsite; 36% would like to see job training at the new development.
- More than a third would like to see a gym or basketball court.
- Businesses that are in most need in the community are a drug store (60%), doctor's office/clinic (47%), laundromat/dry cleaners (47%), and a grocery store (43%).

RESIDENT DEMOGRAPHICS

	Number	Percentage (if applicable)
Total Number of Units	195	
Total Number of Dwelling Units	192	
Total Number of Occupied Units	62	
Average Household Size	2.93	
Total Number of Households with Children	48	75%
Total Number of Residents	196	
• 0-5 years of age	40	20%
• 6-15 years of age	59	30%
• 16-18- years of age	15	8%
• 19-64 years of age	77	39%
• 65+ years of age	5	3%
EMPLOYMENT		
Number of residents employed between 19-64	19	10%
Total number of residents between 19-64 who are not disabled (considered workable)	62	32%
INCOME		
Average Median Income (Beaumont area)	\$ 32,559.00	
Average Median Income at Site	\$ 7,003.00	
• Households at 0-30% AMI	56	88%
• Households at 31-50% AMI	8	12%
• Households at 51-80% AMI	0	0
• Households over 80% AMI	0	0
Lowest Household Income	0	
Highest Household Income	\$24,432.00	
PRIMARY SOURCE OF HOUSEHOLD INCOME		
• Wages	19	10%
• TANF	5	3%
• Social Security	13	7%
• SSI	21	11%
• Pension	0	0%
• Child Support	14	7%
• Unemployment Benefits	0	0%
• No Income		
• Other	13	7%
PUBLIC ASSISTANCE (by individual)		
• TANF (% of total population)	5	3%
• Social Security (% of total population)	13	7%
• SSI (% of total population)	21	11%
• Unemployment Benefits (% of total population)	0	0%
• State General Assistance (% of total population)	32	16%

SERVICES/SERVICE PROVIDERS CURRENTLY USED BY MAGNOLIA RESIDENTS

Beaumont ISD
Beaumont Recreational Center
Catholic Charities
Girl Scouts
Meals on Wheels
Medicaid
Power Castle Ministries
Salvation Army
Some Other Place
SSDI/SSI
St Giles Living Center
TANF
Triangle AIDS Network
TX DHS: Child Care Management Services
TX DHS: Food Assistance
TX DHS: Transportation Services
TX Unemployment
TX Workforce Center

SERVICE GAPS

Child care
Transportation
Computer training
Job placement services and interview skills
Vocational training programs
GED classes
Financial literacy classes
Homeownership counseling
Entrepreneurship programs
Health care services
Youth drug prevention
Youth recreational programs
Youth after-school programs
Senior Services

SAMPLE LETTER OF COMMITMENT

[LETTERHEAD/LOGO]

DATE

Robert Reyna
Executive Director
Housing Authority of the City of Beaumont
1890 Laurel
Beaumont, TX 77701

Dear Mr. Reyna:

I am writing to express my strong support for the Housing Authority of the City of Beaumont's HOPE VI application to revitalize the Magnolia Gardens public housing developments and the surrounding neighborhood.

ORGANIZATION NAME AND DESCRIPTION OF ORGANIZATION

{EXAMPLE – Griston CDC is a 501 (c)(3) non-profit organization that currently provides a wide array of community development and social service activities including permanent housing and supportive services, childcare, job training, employment and health services from the surrounding neighborhood.}

We are committed to providing the following leveraged services over the next four-years to support the Magnolia Gardens HOPE VI revitalization effort.

- **SERVICE NAME – INSERT DESCRIPTION OF SERVICE. DESCRIPTION SHOULD STATE NATURE OF SERVICE TO BE PROVIDED, ESTIMATED NUMBER OF RESIDENTS TO BE SERVED, TIME PERIOD FOR WHEN THE SERVICE WILL BE AVAILABLE, AND ESTIMATED IN-KIND VALUE OF SERVICE.**
{Example Griston operates a large retail outlet in Beaumont. Employees at the Griston Store are given training and full-time, living wage employment. I am committed to hiring twenty Magnolia Gardens residents over the four-year grant period. In addition to a living wage, the Griston Group provides specialized training and supportive services to all of its employees. The leveraged value of the training and support to be provided to these twenty residents will be approximately \$200,000.}
- **INSERT OTHER SERVICES IF NECESSARY.**
{Example - Home-Based Childcare Training – Griston will provide home-based childcare training to fifteen Magnolia Gardens residents each year for four years. At the conclusion of this training, Magnolia Gardens residents will be licensed to operate in-home childcare centers. The leveraged value of this training will be approximately \$125,000.}

ORGANIZATION anticipates supporting the Magnolia Gardens HOPE VI project with a total leveraged value of \$XX,XXX over the four-year HOPE VI grant period. In addition, a senior staff member from the ORGANIZATION will serve on the HOPE VI Community Task Force to ensure a coordinated approach to the comprehensive revitalization of the entire neighborhood.

We wish you luck on your application.

Sincerely,

Jane Doe
Executive Director