

hace



housing and demographics **research center**

**Americus Sumter Community
Housing Team – Action Update
August 8, 2011**

Joined GICH in January 2010

- **Initial Perceived Need:** Community is lacking a sufficient supply of middle income housing to meet the needs of citizens and to be supportive of economic development efforts.
- **Data Needed:** It was determined additional data was needed to establish if our thoughts were accurate, and to gain a better understanding of our current housing situation.

Data Received

- **Housing Inventory (Supply)**

- Inventory Conducted by the River Valley Regional Commission
- Surveyed 9,332 Parcels
- 55% Standard
- 35% Minor Deterioration
- 8% Major Deterioration
- 1% Dilapidated

- **Housing Needs & Desires (Demand)**

- Survey Conducted by the UGA Housing and Demographics Research Center
- 74% States Home in Need of Repair, with 62% of those stating Exterior Need
- 60% Can't Afford to Repair Home
- 27% Cant Afford to Buy a Home
- 21% Can't Find Housing in Price Range

Actions Taken Since February

- Began investigating the Housing Redevelopment Act.
- The City of Augusta Housing and Community Development Department visited Americus and shared their actions and successes.
- Considered the creation of an Urban Redevelopment Authority and a Landbank Authority.
- Defined areas of community to focus housing efforts.
- Considered how to join these Authorities with our current staffing and organizational structures.

Next Steps

- Work with Americus City Council and Sumter County Board of Commissioners to determine path to address community-wide housing needs.
- Search for funding or internally develop an Urban Redevelopment Plan.

