

APPENDICES

Appendix 1: HandyMan Programs

Handy Person Program

Provided by: Seniors First

Description: Seniors First is a private non-profit corporation that provides health and safety repair services to qualified low-income seniors who are 62 years or older and who are located in the unincorporated areas of Placer County. They only do repairs and/or modifications for seniors in homes, not apartments. These services are also available to low income disabled residents.

Two handymen are available for:

- ◆ Door and window repairs
- ◆ Dead bolt and lock repair and installation
- ◆ Electrical outlets and switches
- ◆ Plumbing repairs
- ◆ Heating and swamp cooler repair
- ◆ Security lights
- ◆ Smoke detector installation/replacement
- ◆ Grab bar installations
- ◆ Light fixture and fluorescent light repairs

Monthly Services Provided: 16-20 in Placer County; 20-25 in Roseville; 1-2 in Loomis (funded through a grant by the City of Loomis)

Fees: Cannot exceed \$1300 with Placer County and are funded by the Placer County Redevelopment Agency and Roseville's CDBG fund.

Follow-Up: Seniors First does a follow up survey on the service and has a very high satisfaction rate. A recent quote from the survey said *"Thank you for your wonderful program. Both gentlemen were extremely helpful."*

Effectiveness: Staff handymen will advise clients when a job is beyond the scope of the program and requires a contractor and can serve as advocates for the homeowner if they get involved early in the process before a contractor is hired. Current funding allows them to go to client's home to review work being completed by a contractor.

Minor Home Modifications & Repairs

Provided by: Placer Independent Resource Services (PIRS)

Description: PIRS is a nonprofit independent living center whose mission is to advocate, empower, educate the community, and provide services for people with disabilities enabling them to control their alternatives for independent living. The Home Modification/Repair services enable seniors to reduce the risk of falls and to assist with maintaining independence at home. Services include installation of grab bars, ramps, levered faucets, handles, or other controls, as well as minor home repairs such as leaking faucets, minor electrical repairs or reinforcing steps.

Fees: Work is done by volunteers. Individuals pay for materials, if possible. Funded by a core grant from Area 4 Agency on Aging.

Appendix 2: Senior Affordable Housing in Placer County

A commonly accepted standard for affordability is that a household's monthly housing costs should not exceed 30 percent of its monthly gross household income. Housing is usually considered “affordable” if it meets this 30 percent standard for families considered “low-income,” meaning they earn below 80 percent of the area median income (AMI).

Definition of Terms

Tax Credit Affordable Housing

- ◆ Rent cannot exceed \$696 for a one bedroom apartment. (2007 figure)
- ◆ Total monthly income cannot exceed \$2,485 for 1 person or \$2,840 for 2 people

Very Low Income

- ◆ \$24,850 annual income
- ◆ Rent is restricted to 30% of gross income

Extremely Low Income

- ◆ \$14,900 annual income
- ◆ Rent is restricted to 30% of gross income

AUBURN

Facility/Address/Phone	# Subsidized Units/Type	Restrictions	Wait List Time
Auburn Ravine Terrace 750 Auburn Ravine Road Auburn, CA 95603 (530) 823-6131	50 units One Bedroom	Seniors only	6 mos to 1½ yrs
Auburn Villa 628 Mikkelsen Drive Auburn, CA 95603 (530) 823-3047	49 units One Bedroom	Seniors/Mobility impaired only Very low & Extremely Low Income	6 mos to 1½ yrs
Brookside Park Senior Citizen Apartments 738 Mikkelsen Drive Auburn, CA 95603 (530) 823-1386	48 units One & Two Bedroom	Seniors & Handicapped only	Not tracked
Valley Oaks Apartments 600 Auburn Ravine Road Auburn, CA 95603 (530) 889-2551	58 units One Bedroom	Seniors only Very low and extremely low	1 year (40 people)

Colfax

Facility/Address/Phone	# Subsidized Units/Type	Restrictions	Wait List Time
Canyon View Apartments 205 Canyon View Road Colfax, CA 95713 (530) 346-8115	66 units 1 & 2 Bedroom	Seniors & disabled only Very low & Extremely low income	1 year

Lincoln

Facility/Address/Phone	# Subsidized Units/Type	Restrictions	Wait List Time
Lincoln Senior Complex 1655 3 rd Street Lincoln, CA 95648 (916) 645-2370	70 units 1 & 2 Bedroom	Seniors and Disabled only	2 to 2.9 years

Rocklin

Facility/Address/Phone	# Subsidized Units/Type	Restrictions	Wait List Time
Lyn-Rock Senior Apartments 6105 Sunset Blvd. Rocklin, CA 95677 (916) 624-1388	66 units 1 & 2 Bedroom	Seniors Only	1 year
Rolling Oaks Apartments 5725 Shannon Bay Drive Rocklin, CA 95677 (916) 630-9415	78 units One Bedroom		Not tracked
Quarry Oaks Apartments 3950 Evelyn Avenue Rocklin, CA 95677 (916) 624-6512	42 units One Bedroom	Seniors Only Very low to extremely low income	1½-2 years
Villa Serena/Stanford Ranch 101 Villa Serena Circle Rocklin, CA 95765 (916) 632-2700	236 Units 1 & 2 Bedroom	Seniors Only Tax credit Affordable Housing	Currently some availability

Roseville

Facility/Address/Phone	# Units/Type	Restrictions	Wait List Time
Maidu Village I,II, and III 1750 Eureka Road Roseville, CA 95661 (916) 773-4050	240 Units 1 & 2 Bedrooms	Seniors Only Tax credit Affordable Housing	97% occupied
Sutter Terrace 6725 Fiddymment Road Roseville, CA 95747 (916) 773-2900	100 Units	Seniors Only Tax credit Affordable Housing	1 month
Woodcreek Terrace 1295 Hemingway Grove Blvd. Roseville, CA 95747 (916) 773-9078	104 Units 1 & 2 Bedroom	Seniors Only Tax credit Affordable Housing	1 month (6 people)

Truckee

Facility/Address/Phone	# Units/Type	Restrictions	Wait List Time
Truckee-Donner Apartments 10040 Estates Drive Truckee, CA 96161 (530) 587-1777	59 Units 1 & 2 Bedroom	Seniors and Mobility Impaired Only	Not tracked

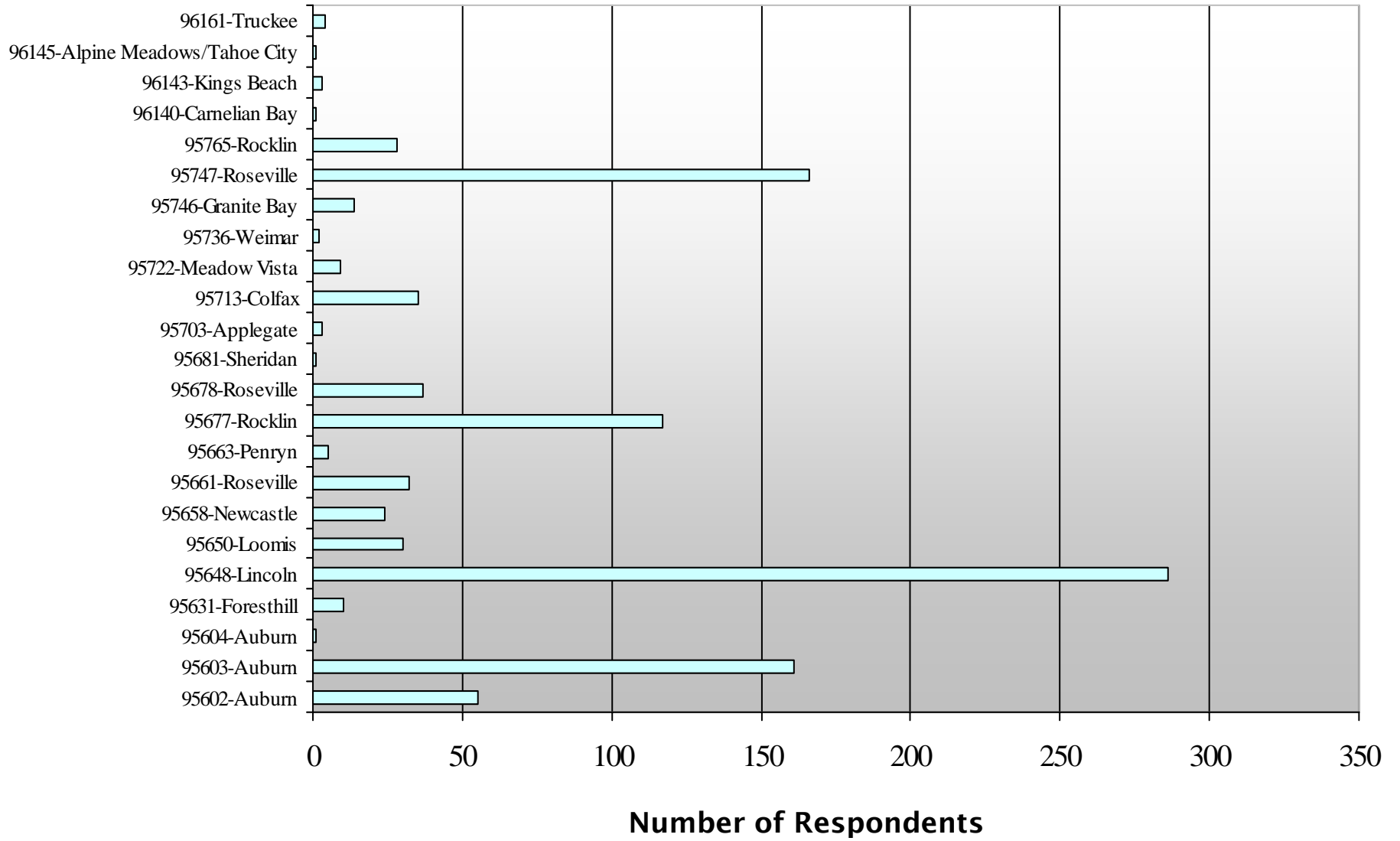
Appendix 3: Weatherization Program/Project GO

Description: Project Go has a three pronged mission.

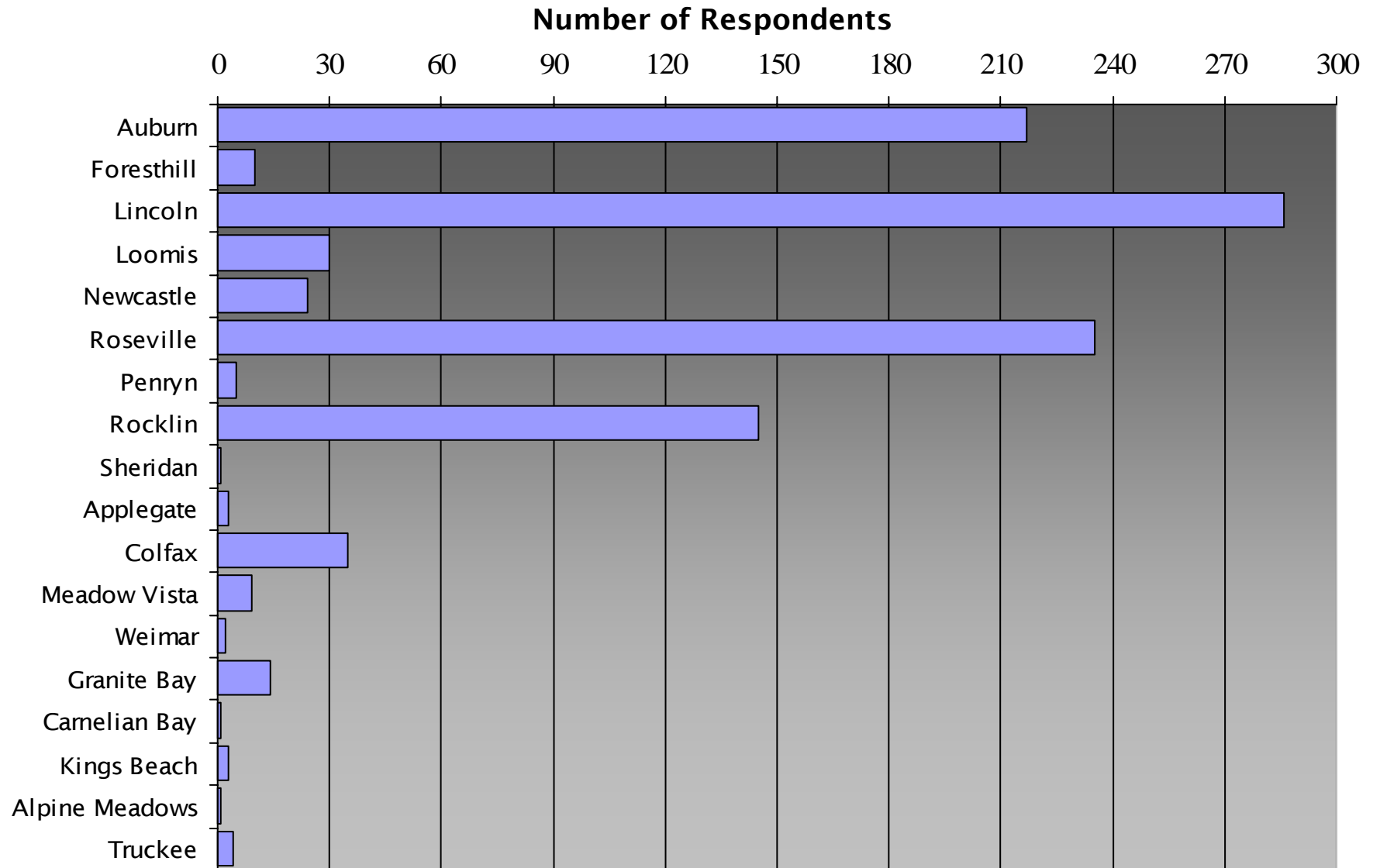
1. Manage affordable senior housing (Maidu I, II and III) as well as a complex in Cameron Hills.
2. Provide a weatherization program for homeowners and renters in Tahoe and unincorporated Placer County. Last year they weatherized 180-200 homes in Tahoe and at least 150 homes in Placer County.
3. Provide Energy Cost assistance. Last year they helped 1,317 households with energy costs as well as energy audits. This year, for the first time, they are no longer able to help repeat customers from last year.

Due to privacy and confidentiality issues, the director would not provide contact information for researchers to determine satisfaction or effectiveness.

Appendix 4: Where Respondents Live by Zip Code



Appendix 5: Where Respondents Live by Town



Appendix 6: Where Older Adults Housing is located in Placer County

Town/Type of Housing	Senior Residential Communities ¹	Senior Affordable Housing (# Units) ²	RCFE Capacity
Auburn	5	205	304
Colfax	1	66	
Forest Hill	2		
Granite Bay			119
Lincoln	7	70	148
Loomis	1		48
Newcastle			12
Rocklin	5	422	318
Roseville	11	444	867
Truckee		59	
Weimar			6

1 Senior Residential Communities include age restricted developments such as Del Webb communities, active adult, non-restrictive single-family home developments such as U.S. Homes Heritage Oaks in Roseville, and senior apartment complexes. The number of houses in each community varies from 6,800 in Sun City Lincoln Hills to 295 in Heritage Oaks. Sources: *Senior Resource Guide for Placer County*, Prepared and distributed by Seniors First; Placer County Housing Division; and Lyon Real Estate

2 Senior Affordable Housing refers to subsidized housing that is defined as not exceeding 30 percent of the household's monthly net household income. Source: The Department of Housing and Urban Development (HUD) When contacted by Millennium Advantage, managers of Placer County senior affordable housing cited 97% to 100% occupancy and waiting times of six months to more than a year.

3 Residential Care Facilities for the Elderly (RCFE)—also known as assisted living facilities, retirement homes and board and care homes—provide care, supervision and assistance with activities of daily living, such as bathing and grooming. The facility capacity can range in size from six beds or less to over 100 beds. They may also provide incidental medical services under special care plans. These licensed facilities provide services to persons 60 years of age and over and persons under 60 with compatible needs. The residents in these facilities require varying levels of personal care and protective supervision. Source: California Department of Social Services, Community Care Licensing Division.

Information is not available for older adults who live independently within mixed residential communities.

