

Safety Net Alliance of Northern Kentucky- Landlord Survey

Safety Net Alliance Housing Task Force

The Northern Kentucky Safety Net Alliance is a group of concerned safety net providers working together to address the diminishing resources and increasing demand for safety net services. In 2015 the Housing Task Force was created in an effort to advocate for and improve the accessibility to affordable housing in NKY. While working together we discovered one of the main voices involved with providing housing to NKY families was absent; the landlords. We developed the following survey for landlords and hope you will take a few minutes to fill it out. This is an opportunity for you as a landlord to have your voice heard and provide feedback that will be used to guide our next steps with regards to improving the accessibility of affordable housing in NKY. This survey will also provide all of our partners with important information about your screening process so we make more appropriate referrals in the future.

We would like to thank you in advance for taking the time to fill out the survey. If you have any questions or would like to learn more about what we do, visit our website at www.nkysafetynet.com or stop by one of our monthly meetings. We meet on the third Wednesday of every month at St. John's United Church of Christ, 415 Park Ave. Newport, KY 41071 from 12:00- 1:30 pm.

1. Please check all of the rental assistance programs you are familiar with.

- HUD (Section 8-Housing Choice Voucher, or any other subsidies provide through a HUD program)
- CILO-Center for Independent Living Options (typically support services are typically included with this type of program)
- TBRA-Tenant-Based Rental Assistance (typically support services are typically included with this type of program).
- Temporary financial assistance provided by an agency on a short-term basis to stabilize the family's housing situation.

Other (please list)

2. As a landlord/property owner, what programs have you participated in? Please check all that apply.

- HUD
 - CILO
 - TBRA
 - Temporary financial assistance provided on a short-term basis to stabilize the families housing situation.
- Please describe your experience with renters who have participated in these programs.

3. Do you consider the applicant's criminal background when determining eligibility?

- Yes
- No

4. If you do consider the applicant's criminal background, which do you use to determine someone as ineligible? Please check all that apply.

- Felony Conviction
- Acts of Violence
- Sexual Offenses
- Drug Charges
- Alcohol charges

Other (please specify)

5. Do you have units designated as accessible for persons with physical disabilities or could be readily modified to meet the needs of persons with disabilities? How many units do you have and what floor are these units located on?

- YES
- NO

Number of units/located on what floor level

6. When screening a potential tenant, which of the following would disqualify an applicant? Please check all that apply.

- No credit
- Poor credit
- Past Eviction
- Lack of rental history
- Unemployed
- Other

Please specify

7. What types of screening tools assist you in making a decision on a potential tenant? (ex: background check, credit check, references, pay stubs, etc.)

8. If you were invited to an event to educate landlords, which topic of discussion would most appeal to you? Please check all that apply.

- Landlord/tenant rights
- Bedbug prevention and treatment
- Learning what to look for in your properties if you suspect drug activity
- Fair Housing, and how to avoid discriminatory practices
- Learning about the benefits of becoming a landlord who rents to families receiving some type of rental assistance.
- Learning about rental/occupational license
- Other (please specify)

9. Would you be interested in attending a focus group (dinner provided) to provide more detailed feedback, and learn about the Safety Net Alliance goal to increase families access to affordable housing? The Safety Net Alliance is currently developing a new site for landlords to list and advertise their units to the general public; this site would give landlords the option to update and change the availability of thier units as needed.

- YES
- NO

If your answer is yes, what would be the best time and day for you to attend?

10. In an effort to make more appropriate referrals to your rental units, may we use your feedback to develop a Safety Net Alliance (SNA) Landlord/Property Owner Database to be used by case managers and direct service providers only (not customers)?

- Yes
- No

11. If you would like to receive the results of the survey, and/or are willing to be contacted, please provide your contact name, email, address, and phone number in the comment box below.

Thank you for your participation!

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