

Public Comment # 26
BOS REV. 10-23-23

From: Jim Wassner <jimwassner@gmail.com>
Sent: Saturday, October 21, 2023 8:51 AM
To: BOS-Clerk of the Board
Cc: lisbeth powell; tita bladen; Raelene Nunn
Subject: RE: File # 23-1844 BOS meeting on 10.24.23
Attachments: COA Statement on Senior Housing Needs 08 2022.pdf; A - Diamond Springs El Dorado CAC Presentation.pdf

Please attach the following info and attachment to Item # 23-1844 on Tuesday Oct 24th.

Members of the Board,

The Diamond Springs and El Dorado Community Advisory Committee's first item on the task list of their attached presentation is:

Promote community values and concerns of the Diamond Springs and El Dorado Communities.

The Board is currently being asked to:

2.) Provide direction as needed to the Diamond Springs and El Dorado Community Advisory Committee concerning a work plan, issues to study or other areas pertaining to the committee.

The EDC Commission on Aging is aware of the significant shortage of homes, both suitable and available, to our aging population. Ideally, mixed modes of housing-situations should bring a variety of options to seniors to suit a variety of needs, preferences and incomes. Demographics will support an increased number of smaller and physically accessible modes of housing indefinitely. Smaller, low income units and ADUs are attractive to those seeking "work force" housing as well as our senior residents.

Because of the intensity of the current shortage, we feel it is important to advocate for this category of homes as new housing proposals come on line in the Diamond Springs and El Dorado communities of El Dorado County. Thank you in advance to the Board and the Committee for your attention to the attached Statement of Senior Housing Needs.

Jim Wassner, Commissioner
EDC Aging Commission

El Dorado County Commission on Aging Statement on Senior Housing Needs

The EDC Commission on Aging is aware of the significant shortage of homes, both suitable and available, to our aging population. Ideally, mixed modes of housing-situations should bring a variety of options to Seniors to suit a variety of needs, preferences and incomes. Demographics will support an increased number of smaller and physically accessible modes of housing indefinitely.

Because of the intensity of the current shortage, we feel it is important to advocate for this category of homes as new housing proposals come on line in El Dorado County.

Criteria for Aging-friendly housing:

Land planning and parcel sizes

- Modest sized lots (4,000 sq. ft to 8,000)
- 800 to 1500 sq. ft. homes
- Minimal slopes eliminating need for exterior stairs
- Inclusionary-style planning (variety of SFR with duplex, triplex and 4 plexes)
- Accessible neighborhood walkways
- Guest parking pockets
- Not age-restricted

Home size and configurations

- Single story
- Wider hallways
- Grab-bars included in bathrooms
- No interior steps ("sunken" levels)
- Garages at same level as home
- 36" doors throughout
- Zero threshold front door.
- ADA size bathroom with roll-in shower and grab bars.

Although the criteria listed above are ideal for the needs of our large and growing number of Seniors, these features are suitable and desirable for all age categories and would contribute to stable, healthy neighborhoods of the future.

- For further information about the El Dorado County Commission on Aging Housing Subcommittee, contact:

Area Agency on Aging, Placerville Health and Human Services
937 Spring Street, Placerville, CA 95667
Phone: (530) 621-6150

