

# COLUMBIA GORGE COMMUNITY COLLEGE STUDENT HOUSING SURVEY 2018

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# EXECUTIVE SUMMARY

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COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

## EXECUTIVE SUMMARY

### OVERVIEW

In January 2018, Columbia Gorge Community College (CGCC) engaged Leland Consulting Group to complete an economic feasibility analysis of on-campus housing. Simultaneously, the Marketing and Community Outreach department at CGCC administered the Columbia Gorge Community College Student Housing Survey. In collaboration with Leland Consulting Group and supported by the City of The Dalles, this survey sought to assess the potential demand for affordable on-campus, student housing at CGCC The Dalles campus. Additionally, amenities and services desired of on-campus, student housing as well as the preferred type of unit were analyzed.

This report summarizes the findings of the Columbia Gorge Community College Student Housing Survey.

### KEY FINDINGS: CURRENT LIVING PROFILE

- **The current place of residence for the vast majority (73%) of current CGCC student participants includes The Dalles (40%), Hood River (24%), and Goldendale, WA (9%).** The remaining 27% (or 41 of 151) are located in 22 individual towns surrounding the Columbia Gorge region.
- **Similarly, 85% (137 of 161) of the community member respondents are residents of The Dalles (66%) and Hood River (19%).**
- **The survey results found that 49% (67 of 135) of the current CGCC student respondents rent in the surrounding area.**
- **When asked to describe their housing situation, 30% (20 of 67) of current CGCC student respondents indicated that they do have housing of their own yet are worried about losing it in the future.** This same percentage of community member participants (30%) also expressed the concern of unstable housing arrangements.
- **Of the current student participants indicating that they do not have housing of their own, 87% (61 of 68) currently reside with friends or family.** The remaining 10% are staying in a shelter, in a car, or on the street. It is important to note that this number represents 5% (7 of 135) of the total current CGCC student respondents.
- **When asked who made [or will make] the decision regarding where you would live [will live] while attending CGCC, 50% (69 of 139) of current and prospective students indicated that the decision was/will be made solely by them.** An additional 9%

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### COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

designated that housing was/will be a decision made jointly by themselves and spouse/partner.

- **For the majority (59%) of current CGCC students that participated in the survey**, the monthly housing expense was between \$300-\$699 per month.
- **The average respondent currently pays approximately \$570 per month for housing.** For a plurality of participants (> 57%), this monthly amount also includes the cost of utilities such as electric/gas, water, and trash.
- **Personal support (59%) and federal grants (52%) were identified as the primary sources of funding for current student participants' academic expenses.** Prospective student respondents also indicated personal support (30%) and federal grants (30%) as top funding sources for their post-secondary education.

### KEY FINDINGS: AFFORDABLE HOUSING NEEDS

#### COLUMBIA GORGE COMMUNITY COLLEGE CURRENT STUDENT PERSPECTIVES

- **All (100%) of the current CGCC students that participated in the survey indicated that cost** was extremely important (87%) or important (13%) when selecting housing.
- **The majority (72%) of current student participants indicated that finding affordable housing was a challenge** when making the decision to enroll at CGCC. Additionally, 74% of the respondents reported that securing affordable housing was extremely important (48%) or important (26%) in the decision to enroll at CGCC.
- **Over half (75 participants or 57%) of current student respondents selected extremely interested (21%) or interested (36%)** when asked, "If CGCC The Dalles campus provided affordable on-campus, student housing, how interested would you be in living there?"
- **The vast majority of current student participants (92%) agreed** that having on-campus student housing would make CGCC more attractive to prospective students.

#### COMMUNITY MEMBERS PERSPECTIVES

- **98% of community member participants indicated that cost** was extremely important (67%) or important (31%) when selecting housing.
- **141 out of 160 (88%) respondents agreed that finding affordable housing** in The Dalles is difficult.

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### COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

- **A plurality (27 of 47 or 57%) of the community member participants that do not own their own home expressed extreme interest or interest** in living in student housing as a non-student if CGCC The Dalles campus provided affordable on-campus housing.
- **Collectively, the majority (89%) of survey participants extremely agreed (57%) or agreed (32%)** that having on-campus student housing would make CGCC more attractive to prospective students.

### FUTURE CGCC STUDENT PERSPECTIVES

- **Future CGCC students unanimously (100%) expressed that having on-campus student housing** would make them more likely to attend.
- **When asked how interested prospective CGCC students would be in living on-campus if affordable student housing was an option**, the majority (71%) selected extremely interested or interested.
- **Prospective student respondents collectively expressed (86%) that when making the decision to enroll at CGCC**, finding affordable housing will be a challenge.

### PARENTS/GUARDIANS OF CURRENT AND PROSPECTIVE CGCC STUDENTS PERSPECTIVES

- **Current parent/guardian respondents collectively agreed that having on-campus student housing would make CGCC more attractive to prospective students.** All (100%) of the survey participants indicated that they extremely agree or agree to such statement.
- **When asked how important cost was when selecting housing options for their student while attending CGCC**, 72% of current and prospective parent/guardian participants selected extremely important (54%) or important (18%).
- **When comparing the responses of parents/guardian of current CGCC students and current students a significant discord exists in the perception of on-campus, student housing cost.** All (100%) respondents identified as parents/guardians of current CGCC students indicated that they believed on-campus student housing would be less expensive than off-campus housing. In comparison, only 55% of current CGCC students responded similarly.
- Of the six current parent/guardian respondents, five (83%) indicated that their student currently lives at home. However, when asked if they would be interested if CGCC The Dalles campus provided affordable on-campus, student housing, five of the six (83%) parents/guardians expressed extreme interest (33%) or interest (83%) in their student

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living there. 80% of parents/guardians of prospective students that took part in the survey responded similarly.

## KEY FINDINGS: AMENITIES AND FEATURES OF ON-CAMPUS HOUSING

- **Affordability and value, strong Wi-Fi and internet access, and safety and security of area** were identified by both students (current and prospective) and parents/guardians (current and prospective) as the top three amenities of importance when considering on-campus, student housing.
- **The vast majority (> 80%) of both student and parent/guardian populations identified access to on-site parking and a smoke free environment** of extreme importance or importance.
- **A small percentage of students specified that on-campus dining options (38%), convenient access to public transportation (44%), and resident lounge/common areas (45%)** were important or extremely important features needed in student housing options located on campus.

## KEY FINDINGS: ON-CAMPUS HOUSING PREFERENCES AND NEEDS

- **Single unit (1 bedroom/1 student) (27%), double unit (2 bedroom/2 students) (21%), and family housing (20%)** were identified as the preferred type of unit to reside amongst current CGCC students and parents/guardians (current and prospective).
- **Current CGCC students and parents/guardians of current and prospective students expressed preference in lease terms** that represented the academic term (44%) and/or a monthly lease agreement (26%).
- **On-site parking was a feature collectively identified as a need amongst students (current and prospective) as well as parents/guardians of students (current and prospective).** The majority of respondents (88%) indicated that on-site parking was an extremely important or important feature in housing options. Approximately 99 survey participants (83%) indicated that they did have a motor vehicle that would require on-site parking. 88% of those respondents possess one motor vehicle.

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# INTRODUCTION

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COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

## INTRODUCTION TO THE REPORT

The Columbia Gorge Community College Student Housing Survey was administered in January 2018 by the Marketing and Community Outreach department at CGCC. In collaboration with Leland Consulting Group and supported by the City of The Dalles, this survey assessed the demand for affordable on-campus housing as well as evaluated the current housing situation of current and prospective CGCC students. The opportunities, benefits, and/or risks associated with introducing student housing options to CGCC's campus were considered. Additionally, amenities and services desired of on-campus, student housing as well as the preferred type of unit were analyzed.

## SURVEY OBJECTIVES

- ✓ Survey current and prospective Columbia Gorge Community College students as well as parents/guardians and the community at large to assess the need for affordable on-campus, student housing.
- ✓ Use the results to better understand how the housing situation in the Columbia Gorge affects current and prospective students at CGCC.
- ✓ Determine preferred type of unit and amenities and features desired of on-campus, student housing on the CGCC The Dalles campus.
- ✓ Assess the opportunities, benefits, and/or risks associated with introducing student housing options to CGCC's campus.

## SURVEY STEERING COMMITTEE:

**Lori Ufford**, Chief Academic Officer, Interim President

**Dr. Eric Studebaker, PhD**, Chief Student Service Officer

**Dan Spatz**, Manager of Marketing & Community Outreach

**Jim Austin**, Director of Facilities Services

The steering committee would like to thank the following individuals who provided assistance throughout the process:

**Amanda Hoey**, Executive Director, Mid-Columbia Economic Development District

**Coco Yackley**, Director, Columbia Gorge Health Council



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**Corliss Marsh**, Community Volunteer

**Dawn Hert**, Senior Planner and Historic Landmarks Coordinator, City of The Dalles

**Jonathan Neptune**, Student, Columbia Gorge Community College

**Michele Spatz**, Interprofessional Education Outreach Coordinator, Pacific University  
Libraries

**Scott McKay**, Executive Director, Mid-Columbia Senior Center

## PROJECT SCHEDULE:

December 2017- Design and testing of survey instrument

January 5-19, 2018- Survey data collected

January 20-27, 2018- Survey data analyzed

February 2018- Report delivery to CGCC Marketing and Outreach Department

March 2018 - Report to the CGCC Board of Directors and recommendation on next steps

April 2018 - City planning commission review

January 2019 - Deadline for demonstration of matching funds

March / April 2019 - Article XIX bond sale

Beginning in April 2019 - Three-year construction window for housing and skill center

## VALIDITY AND RELIABILITY OF SURVEY INSTRUMENT

An online survey instrument consisting of a demographic questionnaire and a five-point Likert survey was created to gather data for this study. Both quantitative and qualitative (optional) data were collected. The Columbia Gorge Community College Student Housing Survey was utilized to assess the need for affordable on-campus, student housing at CGCC The Dalles Campus. Current and prospective CGCC students as well as parents/guardians and the community at large were identified as the target population for this study. Five variations of the instrument tool were developed to serve the participants' unique associations with the college.

Prior to data collection occurring, the Columbia Gorge Community College Student Housing Survey was validated and checked for reliability. A panel of seven experts selected from the academic venue, the community, and student body, reviewed the full research instruments as

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well as the individual survey items for content validity. Each expert assessed the strength of each survey question by rating items as “very relevant (no modifications needed)”, “quite relevant (no modifications needed but could be improved with minor changes)”, “somewhat relevant (some modifications needed)”, or “not relevant.” Consistent with Polit and Beck (2006), the ratings of “very relevant” and “quite relevant” were calculated to determine the range of the Item Content Validity Index (I-CVI). From the collected feedback, an overall S-CVI of .93 was determined. An S-CVI of .90 or higher is required to validate a survey instrument (Fields, 2013; Polit & Beck, 2006).

In addition to content validity, the reliability of the survey was determined using Cronbach’s alpha. Cronbach’s alpha is an estimate of internal consistency associated with the scores that are derived from a scale or composite score. Reliability is important because in the absence of reliability it is not possible to have validity associated with the scores of a scale (Fields, 2013; Tanner 2012). An instrument with a Cronbach’s alpha score of .70 or higher is considered reliable and internally consistent (Fields, 2013; Tanner, 2012). To ensure the internal consistency and reliability of the surveys used for this study, a Cronbach’s alpha was calculated for each instrument variation. An internal consistency reliability of .90 or greater was determined.

# SECTION I: DEMOGRAPHIC INFORMATION

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COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

## SECTION I: DEMOGRAPHIC INFORMATION

Participants included 338 current and prospective students of Columbia Gorge Community College (CGCC) as well as parents/guardians and the community at large. Demographic information such as age, gender, current marital/family status, current enrollment status, anticipated graduation date, employment status, current place of residence, and primary sources for academic expenses were collected. Individuals representing five unique associations with CGCC contributed to this study (see Figure 1.1).

Figure 1.1: Participant Demographic Data (n=338)

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	Frequency	Percent (%)
<hr/>		
Association with CGCC		
Community Member	162	48%
Current CGCC Student	151	44%
Prospective CGCC Student	10	3%
Parent/Guardian of Prospective Student	9	3%
Parent/Guardian of Current Student	6	2%

## SECTION I: DEMOGRAPHIC INFORMATION

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Figure 1.2: Current CGCC Student Profile (n=151)

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	Frequency	Percent (%)
<b>Enrollment Status</b>		
Full-time student (12 or more credits)	94	62%
Part-time student (fewer than 12 credits)	57	38%
<b>Anticipated Graduation Date from CGCC</b>		
Winter 2018	4	3%
Spring 2018	23	15%
Summer 2018	18	12%
Fall 2018	7	5%
Winter 2019	2	1%
Spring 2019	35	23%
Summer 2019	8	5%
Fall 2019	21	14%
Other	33	22%
<b>Age Group</b>		
18-24 years old	86	57%
25-29 years old	26	17%
30 year old and over	39	26%
<b>Gender</b>		
Female	114	76%
Male	37	25%
Non-binary	0	0%
Other	0	0%
I do not wish to self-identify	0	0%

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## SECTION I: DEMOGRAPHIC INFORMATION

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

	Frequency	Percent (%)
<b>Current Marital/Family Status</b>		
Single without child(ren)/dependent(s)	87	57%
Single with child(ren)/dependent(s)	26	17%
Married/partnered without child(ren) /dependent(s)	13	9%
Married/partnered with child(ren) /dependent(s)	25	17%
<b>Currently Utilizing Childcare (n=51)</b>		
Yes	11	22%
No	40	78%
<b>Primary Sources of Funding for Academic Expenses</b>		
Family support	43	28%
Personal support	89	59%
Student loan(s)	35	23%
Academic scholarship(s)	38	25%
Federal grant(s)	79	52%
Employer reimbursement or tuition program	3	2%
GI bill	4	3%
Other	15	10%
<b>Region in Oregon Located</b>		
The Dalles	61	40%
Hood River	36	24%
Goldendale, WA	13	9%
Mt Hood Parkdale	7	5%
White Salmon, WA	7	5%
Underwood, WA	3	2%
Dufur	2	>1%
Mosier	2	>1%
Tygh Valley	2	>1%
Wasco	2	>1%
Lyle, WA	2	>1%
Mora	1	>1%
Cascade Locks	1	>1%

## SECTION I: DEMOGRAPHIC INFORMATION

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### COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

Grass Valley	1	>1%
Maupin	1	>1%
Portland	1	>1%
Spray	1	>1%
Bigen, WA	1	>1%
Centreville	1	>1%
Dallesport, WA	1	>1%
Klickitat, WA	1	>1%
Stevenson, WA	1	>1%
Troutlake, WA	1	>1%
Vancouver, WA	1	>1%
Unknown	1	>1%

#### Current Employment Status

I work on-campus	4	3%
I work off-campus	94	62%
I work both on & off campus	3	2%
I do not work	50	33%

#### Hours Worked Per Week (n=101)

1-10 hours	13	13%
11-20 hours	26	26%
21-30 hours	21	21%
31-40 hours	30	30%
More than 40 hours	11	10%

#### Current Home Owner

Yes	14	9%
No	137	91%

## SECTION I: DEMOGRAPHIC INFORMATION

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

Figure 1.3: Community Member Profile (n=162)

	Frequency	Percent (%)
<b>Age Group</b>		
18-24 years old	4	2%
25-29 years old	14	9%
30 year old and over	144	89%
<b>Gender</b>		
Female	99	61%
Male	55	34%
Non-binary	1	1%
Other	1	1%
I do not wish to self-identify	6	4%
<b>Current Marital/Family Status</b>		
Single without child(ren)/dependent(s)	42	26%
Single with child(ren)/dependent(s)	10	6%
Married/partnered without child(ren) /dependent(s)	56	35%
Married/partnered with child(ren) /dependent(s)	54	33%
<b>Currently Utilizing Childcare (n=64)</b>		
Yes	19	30%
No	45	70%
<b>Region in Oregon Located</b>		
The Dalles	107	66%
Hood River	30	19%
White Salmon, WA	4	2%
Mosier	4	2%
Mt Hood Parkdale	2	1%
Wasco	2	1%
Dallesport, WA	2	1%
Lyle, WA	2	1%
Dufur	1	>1%



## SECTION I: DEMOGRAPHIC INFORMATION

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COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

Moro	1	>1%
Shaniko	1	>1%
Rainier	1	>1%
Langley, WA	1	>1%
Underwood, WA	1	>1%
Washougal, WA	1	>1%
SoapLake, WA	1	>1%

### Current Employment Status

I work full-time	115	71%
I work part-time	21	13%
I do not work	26	16%

### Current Home Owner

Yes	115	71%
No	47	29%

## SECTION I: DEMOGRAPHIC INFORMATION

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COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

Figure 1.4: Prospective CGCC Student Profile (n=10)

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	Frequency	Percent (%)
<b>Planned Enrollment Status</b>		
Full-time student (12 or more credits)	6	60%
Part-time student (fewer than 12 credits)	4	40%
<b>Anticipated Enrollment Date at CGCC</b>		
Winter 2018	1	10%
Spring 2018	2	20%
Summer 2018	2	20%
Fall 2018	3	30%
Winter 2019	0	0%
Spring 2019	0	0%
Summer 2019	0	0%
Fall 2019	1	10%
Other	1	10%
<b>Age Group</b>		
18-24 years old	5	50%
25-29 years old	2	20%
30 year old and over	3	30%
<b>Gender</b>		
Female	8	80%
Male	2	20%
Non-binary	0	0%
Other	0	0%
I do not wish to self-identify	0	0%

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## SECTION I: DEMOGRAPHIC INFORMATION

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	Frequency	Percent (%)
<b>Current Marital/Family Status</b>		
Single without child(ren)/dependent(s)	5	50%
Single with child(ren)/dependent(s)	1	10%
Married/partnered without child(ren) /dependent(s)	0	0%
Married/partnered with child(ren) /dependent(s)	4	40%
<b>Currently Utilizing Childcare (n=5)</b>		
Yes	2	40%
No	3	60%
<b>Primary Sources of Funding for Academic Expenses</b>		
Family support	1	10%
Personal support	3	30%
Student loan(s)	6	60%
Academic scholarship(s)	2	20%
Federal grant(s)	6	60%
Employer reimbursement or tuition program	1	10%
GI bill	1	10%
Other	0	0%
<b>Planned Employment Status while at CGCC</b>		
I plan to work on-campus	0	0%
I plan to work off-campus	5	50%
I plan to work both on & off campus	4	40%
I do not plan work	1	10%
<b>Hours Planned to Work Per Week (n=9)</b>		
1-10 hours	2	22%
11-20 hours	4	44%
21-30 hours	0	0%
31-40 hours	3	33%
More than 40 hours	0	0%

# SECTION I: DEMOGRAPHIC INFORMATION

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## Current Home Owner

Yes	3	30%
No	7	70%

## SECTION I: DEMOGRAPHIC INFORMATION

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Figure 1.5: Parent/Guardian of Current or Prospective Student Profile (n=16)

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	Frequency	Percent (%)
<b>Student's Current or Planned Enrollment Status</b>		
Full-time student (12 or more credits)	10	62%
Part-time student (fewer than 12 credits)	3	19%
I am not sure	3	19%
<b>Student's Anticipated Enrollment Date at CGCC (n= 9)</b>		
Fall 2018	4	44%
Student to enroll after 2019 academic year	5	56%
<b>Student's Anticipated Graduation Date from CGCC (n=6)</b>		
Winter 2019	1	17%
Spring 2019	1	17%
Summer 2019	1	17%
Fall 2019	2	33%
Other	1	17%
<b>Age Group</b>		
17 years old or younger	5	31%
18-24 years old	11	69%
25-29 years old	0	0%
30 year old and over	0	0%
<b>Gender</b>		
Female	7	44%
Male	9	56%
Non-binary	0	0%
Other	0	0%
I do not wish to self-identify	0	0%

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## SECTION II: CURRENT LIVING PROFILE

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### SECTION II: CURRENT LIVING PROFILE

Participants in this survey were asked a series of questions regarding their current place of residence, housing situation, and monthly housing expense. This information is valuable in understanding how the housing situation in the Columbia Gorge region affects current and prospective CGCC students. Additionally, the primary sources of funding for current and prospective students' academic expenses were collected.

The current place of residence for the vast majority (73%) of current CGCC student participants includes The Dalles (40%), Hood River (24%), and Goldendale, WA (9%). The remaining 27% (or 41 of 151) are located in 22 individual towns surrounding the Columbia Gorge region. Similarly, 85% (137 of 161) of the community member respondents are residents of The Dalles (66%) and Hood River (19%).

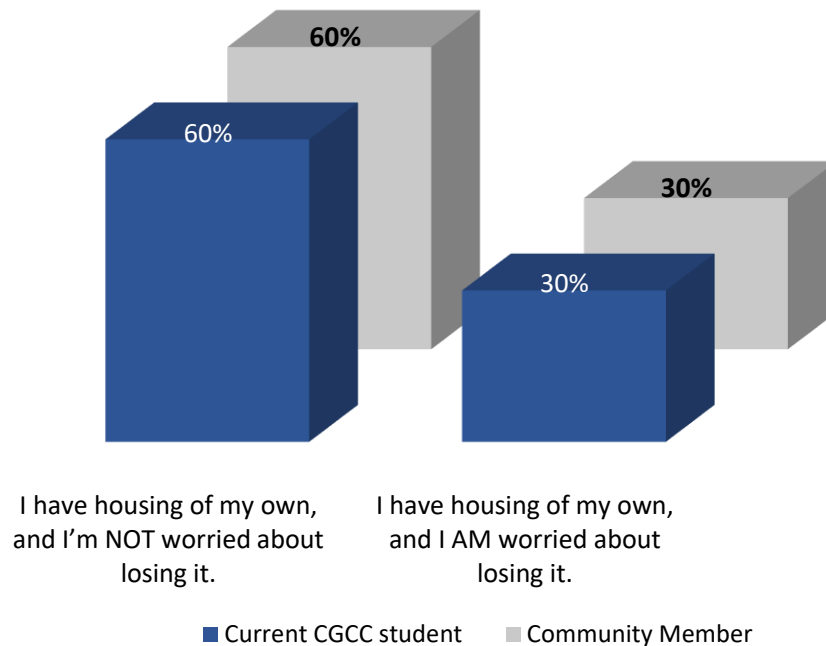


As an institution currently without on-campus housing, living options for students include living with family, a spouse/partner, or friends or securing housing in the community. The survey results found that 49% (67 of 135) of the current CGCC student respondents rent in the surrounding area. When asked to describe their housing situation, 30% (20 of 67) of the participants indicated that they do have housing of their own yet are worried about losing it in the future. This same percentage of community member participants (30% or 11 of 37) also expressed the concern of unstable housing arrangement (see Figure 2.1).

## SECTION II: CURRENT LIVING PROFILE

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**Figure 2.1: Current housing situation for Columbia Gorge Community College students and community members: Renter**



Of the current student participants that indicated that they did not have housing of their own, the vast majority (90%) currently reside with family or friends. The remaining 10% are staying in a shelter, in a car, or on the street. **It is important to note that this number represents 5% (7 of 135) of the total current CGCC student respondents.**

**Figure 2.2: Current housing situation for Columbia Gorge Community College students: Non-Renters**

CURRENT HOUSING SITUATION: NON-RENTERS (N=68)	FREQUENCY	PERCENTAGE
I'm staying with friends or family	61	90%
I am staying in a shelter, in a car, or on the street.	7	10%



## SECTION II: CURRENT LIVING PROFILE

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Among both current and prospective students, a number of respondents (50%) indicated that they, alone, make [will make] the decision regarding where they live [will live] while attending CGCC. An additional 9% designated that housing was a decision made jointly by themselves and spouse/partner (see Figure 2.3).

**Figure 2.3: Primary decision maker for current and prospective CGCC students**

DECISION MAKER	FREQUENCY	PERCENTAGE
I did/will solely	69	50%
My parent(s)/guardian(s) & I jointly	21	15%
My parent(s)/guardian(s) solely	13	9%
My spouse/partner & I jointly	31	9%
Other	5	3%

For the majority (59%) of current CGCC students that participated in the survey, the monthly housing expense ranged between \$300-\$699 per month (see Figure 2.4). The average respondent currently pays approximately \$570 per month for housing (see Figure 2.5). For a plurality of participants (<57%), this monthly amount also includes the cost of one or more utilities such as electric/gas, water, and trash (see Figure 2.6).

**Figure 2.4: Monthly housing expense for current CGCC students**

MONTHLY HOUSING EXPENSE PER PERSON	FREQUENCY	PERCENTAGE
Less than \$100	1	1%
\$100-\$199	1	1%
\$200-\$299	2	3%
\$300-\$399	12	17%
\$400-\$499	7	10%
\$500-\$599	16	23%
\$600-\$699	6	9%
\$700-\$799	7	10%
\$800-\$899	0	0%
\$900-\$999	5	7%
\$1000-\$1,099	7	10%
\$1,100-\$1,199	2	3%
\$1,200-\$1,299	2	3%
More than \$1,300	2	3%

## SECTION II: CURRENT LIVING PROFILE

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**Figure 2.5: Average cost of housing per month per person for current CGCC students**

MONTHLY HOUSING EXPENSE	MINIMUM	AVERAGE	MAXIMUM
All current CGCC student respondents (n=70)	> \$100	\$570	< \$1500

**Figure 2.6: Utilities covered by current monthly rent payment for current CGCC students**

UTILITY COVERED BY MONTHLY RENT (N=70)	FREQUENCY	PERCENTAGE OF STUDENTS
Electric	40	57%
Gas	19	27%
Water	40	57%
Trash	41	59%
Internet	39	56%
Cable/Satellite Television	13	18%
Other	2	3%
Not applicable; my monthly rent payment does not cover any utilities	13	18%

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## SECTION III: AFFORDABLE HOUSING NEEDS

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

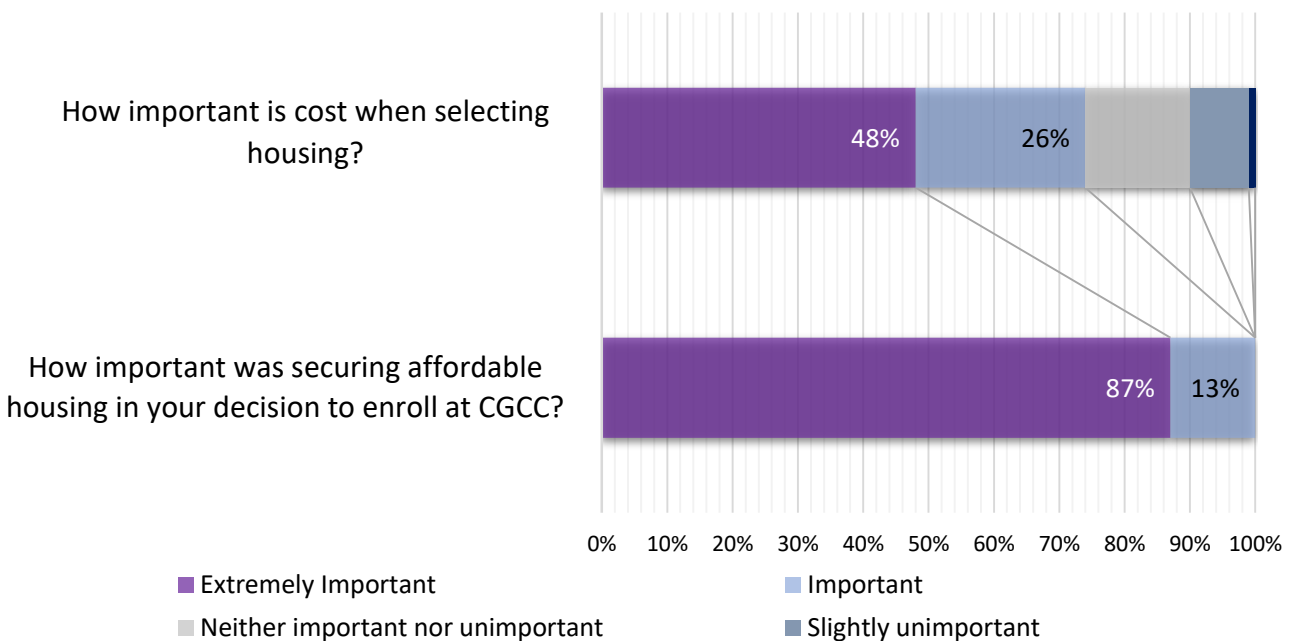
### SECTION III: AFFORDABLE HOUSING NEEDS

Current and prospective CGCC students, as well as parents/guardians and the community at large were asked to respond to a series of questions regarding the need and demand for affordable on-campus student housing at CGCC The Dalles campus. Survey participants rated each item using a five-point Likert scale. The results of these items are summarized below.

#### COLUMBIA GORGE COMMUNITY COLLEGE CURRENT STUDENT PERSPECTIVES

When asked to rate the importance that cost has when selecting housing, all (100%) of the current CGCC students that participated in the survey indicated that the price point was of extreme importance (87%) or importance (13%) when making housing decisions. Similarly, the vast majority of current student participants (72%) described that finding affordable housing was a challenge when making the decision to enroll at CGCC. In addition, 74% of the respondents reported that securing affordable housing was extremely important (48%) or important (26%) in the decision to enroll at CGCC. Figure 3.1 and 3.2 explain the responses from current CGCC student participants as it relates to need and access to affordable housing.

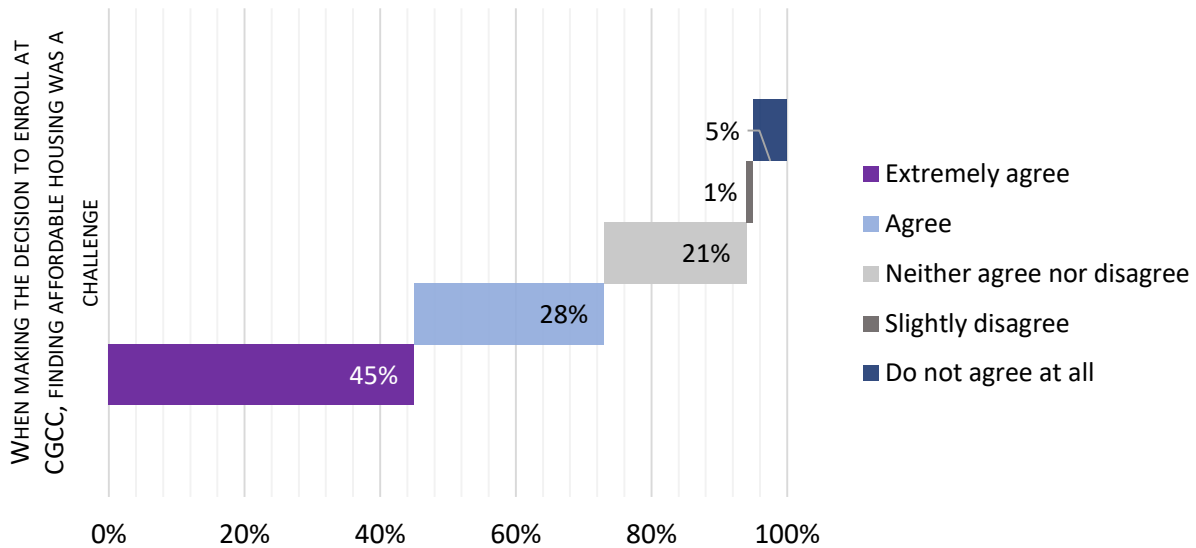
**Figure 3.1: Affordable housing needs of current CGCC students**



## SECTION III: AFFORDABLE HOUSING NEEDS

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**Figure 3.2: Access to affordable housing for current CGCC students**



Over half (75 participants or 57%) of current student participants expressed extreme interest (21%) or interest (36%) when asked, “If CGCC The Dalles campus provided affordable on-campus, student housing, how interested would you be in living there?” (see Figure 3.3). Of equal importance, is the vast majority of current students (92%) that agreed having on-campus student housing would make CGCC more attractive to prospective students (see Figure 3.4).

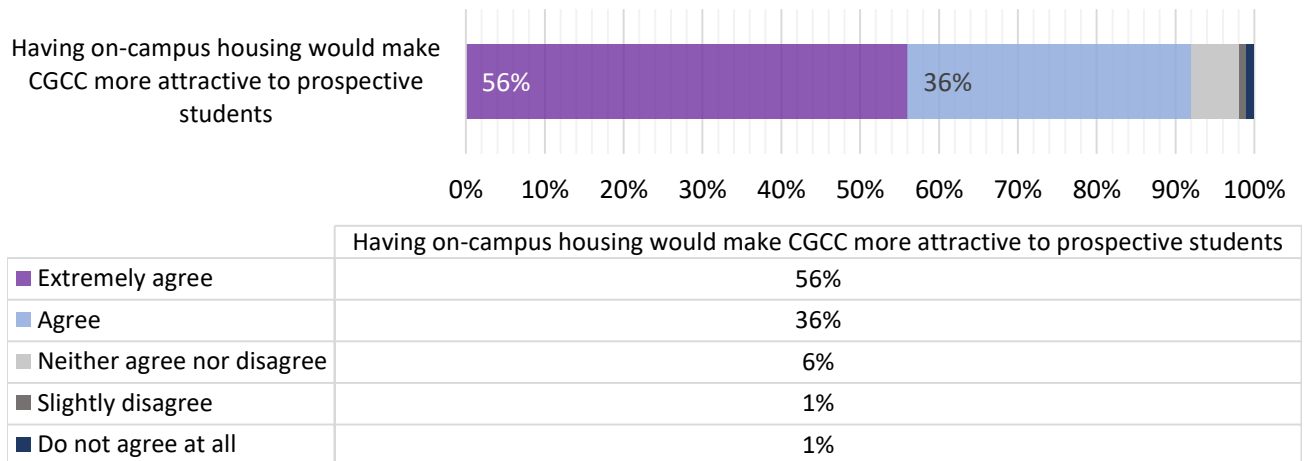
**Figure 3.3: Interest in on-campus, student housing at CGCC The Dalles, campus**

If CGCC The Dalles campus provided affordable on-campus, student housing, how interested would you be in living there? (n=132)	Frequency	Percentage
Extremely Interested	27	21%
Interested	48	36%
Neither Interested nor uninterested	24	18%
Slightly Uninterested	4	3%
Not interested at all	29	22%

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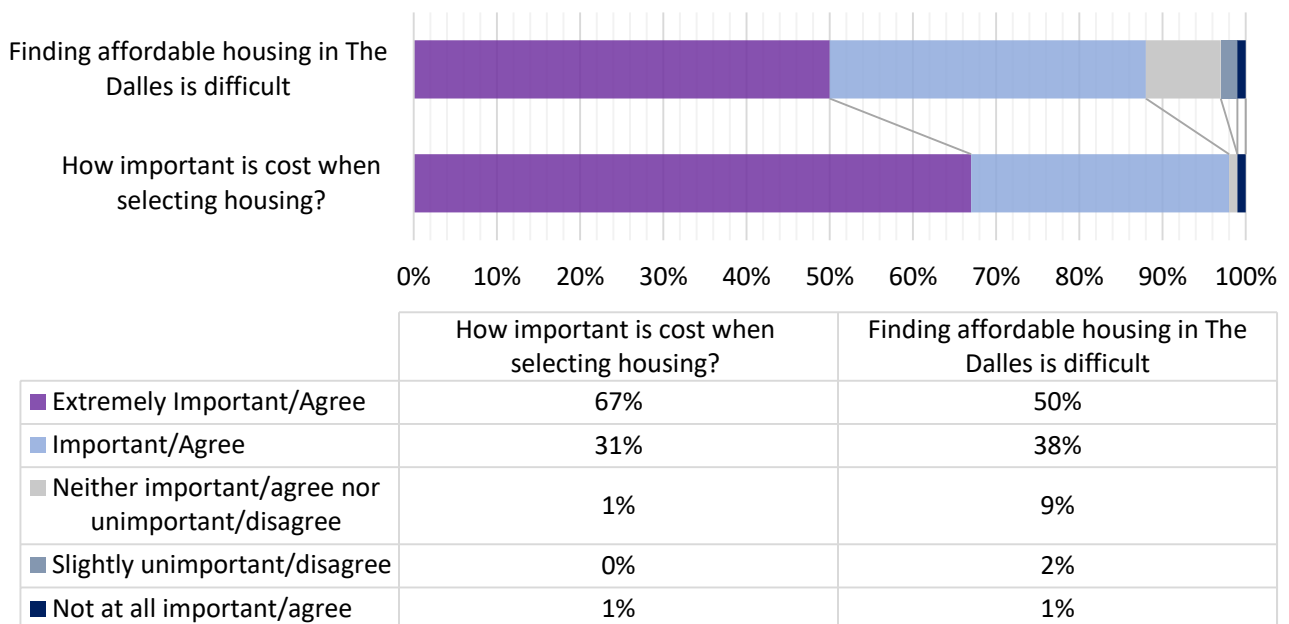
**Figure 3.4: Current CGCC students perceived impact of housing on college appeal**



### COMMUNITY MEMBERS PERSPECTIVES

Similar to current CGCC student participants, 98% of community member participants indicated that cost was extremely important (67%) or important (31%) when selecting housing. Community member respondents also expressed an overwhelming agreement (88% or 141 of 160) that finding affordable housing in The Dalles was difficult (see Figure 3.5).

**Figure 3.5: Affordable housing needs of community members**



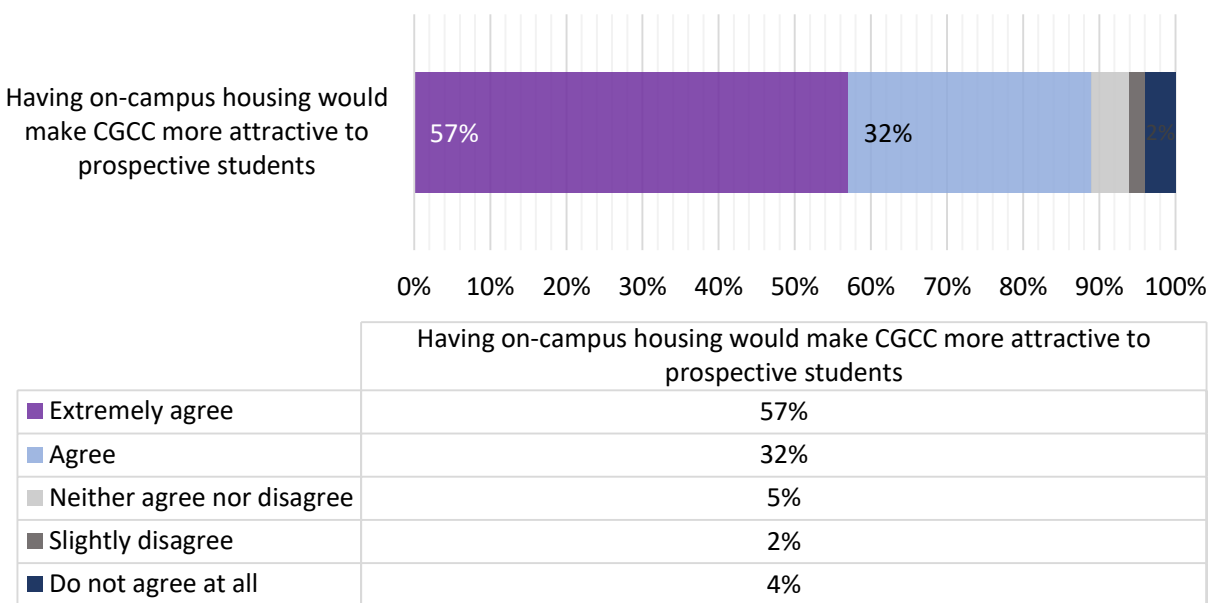
## SECTION III: AFFORDABLE HOUSING NEEDS

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Of the community member participants that do not own their own home, **57% (27 of 47) expressed extreme interest or interest in living in student housing as a non-student** if CGCC The Dalles campus provided affordable on-campus housing.

As a collective group, the majority (89%) of community member participants extremely agreed (57%) or agreed (32%) that having on-campus student housing would make CGCC more attractive to prospective students (see Figure 3.6).

**Figure 3.6: Community members perceived impact of housing impact on college appeal**



### FUTURE CGCC STUDENT PERSPECTIVES

Prospective CGCC student participants **unanimously (100% or 10 of 10 student) expressed that having on-campus student housing would make them more likely to attend.** Moreover, when asked how interested they would be in living on-campus if affordable student housing was an option, the vast majority (71%) selected extremely interested or interested. **Collectively, prospective CGCC students expressed (86%) that when making the decision to enroll at CGCC, finding affordable housing would be a challenge.**

### PARENTS/GUARDIANS OF CURRENT AND PROSPECTIVE CGCC STUDENT PERSPECTIVES

Current parent/guardian respondents collectively agreed that having on-campus student housing would make CGCC more attractive to prospective students. **All (100% or 5 of 5**

## SECTION III: AFFORDABLE HOUSING NEEDS

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**parents) of the survey participants indicated that they extremely agree or agree to such statement.**

When asked how important cost was when selecting housing options for their student while attending CGCC, **72% of current and prospective parent/guardian participants selected extremely important (54%) or important (18%).**

When comparing the responses of parents/guardian of current CGCC students and current students a significant discord exists in the perception of on-campus, student housing cost. **All (100%) respondents identified as parents/guardians of current CGCC students indicated that they believed on-campus student housing would be less expensive than off-campus housing.** In comparison, only 55% of current CGCC students responded similarly.

Of the six current parent/guardian respondents, five (83%) indicated that their student currently lives at home. However, when asked if they would be interested if CGCC The Dalles campus provided affordable on-campus, student housing, **five of the six (83%) parents/guardians expressed extreme interest (33%) or interest (83%) in their student living there. 80% of parents/guardians of prospective students that took part in the survey responded similarly.**



## SECTION IV: AMENITIES AND FEATURES OF ON-CAMPUS HOUSING

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

### SECTION IV: AMENITIES AND FEATURES OF ON-CAMPUS HOUSING

Current and prospective CGCC students as well as the parents/guardians of current and prospective CGCC students were asked to rate the importance of specific features and amenities desired if student housing options were available on-campus. Respondents rated each item from “extremely important” to “not at all important.” It should be noted that affordability and value, strong Wi-Fi and internet access, and safety and security of area were identified by both students and parents/guardians as the top three amenities of importance when considering on-campus, student housing. Additionally, the vast majority (< 80%) of both populations identified access to on-site parking and a smoke free environment of extreme importance or importance (see Figure 4.1).

Figure 4.2 describes the responses collected from current and future students. Figure 4.3 provides a comparison of student answers to those of parents/guardians.

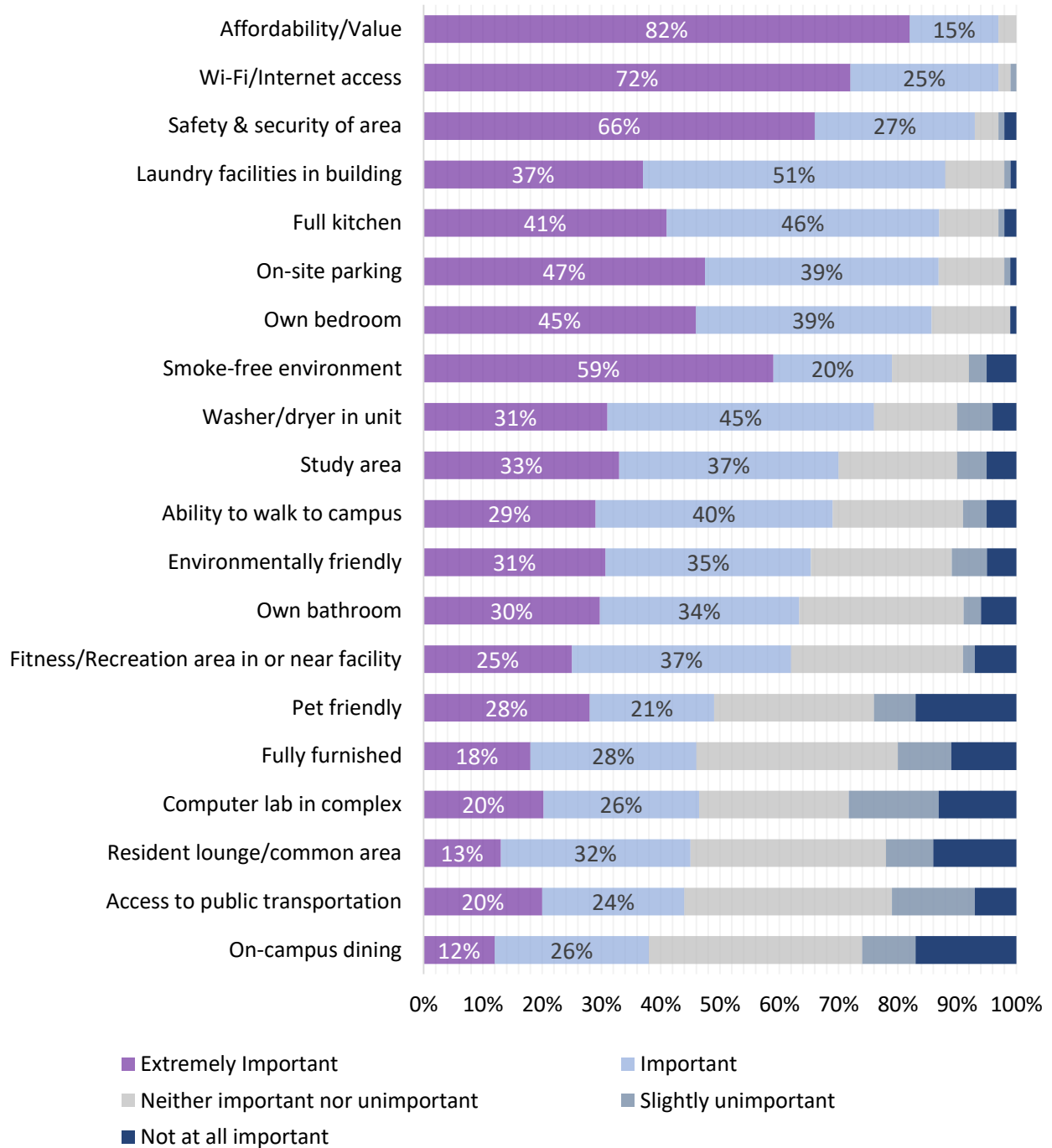
**Figure 4.1: Top amenities and features in student housing if options were located on CGCC’s campus by all respondents (current/prospective CGCC students and parents/guardians of current/prospective CGCC students)**

IMPORTANT AMMENTIES & FEATURES IN ON-CAMPUS, STUDENT HOUSING	PERCENTAGE OF ALL RESPONDENTS (N=114)
Affordability and value	96%
Strong Wi-Fi/Internet access	96%
Safety and security of area	92%
Convenient laundry facilities in the building	89%
In-unit full kitchen	89%
Access to on-site parking	88%
Ability to have own bedroom	83%
Smoke free environment	80%
Washer and dryer in the living unit	68%
Quiet study area in the building	65%
Ability to walk to campus	65%
Environmentally friendly building	63%
Ability to have private bathroom	62%
Fitness or recreation area(s) in or near the housing facility	56%
Pet friendly environment	45%
Fully furnished living unit	43%
Computer lab in the housing facility/complex	43%
Resident lounge/common area	43%
Convenient access to public transportation	32%
On-campus dining option	24%

## SECTION IV: AMENITIES AND FEATURES OF ON-CAMPUS HOUSING

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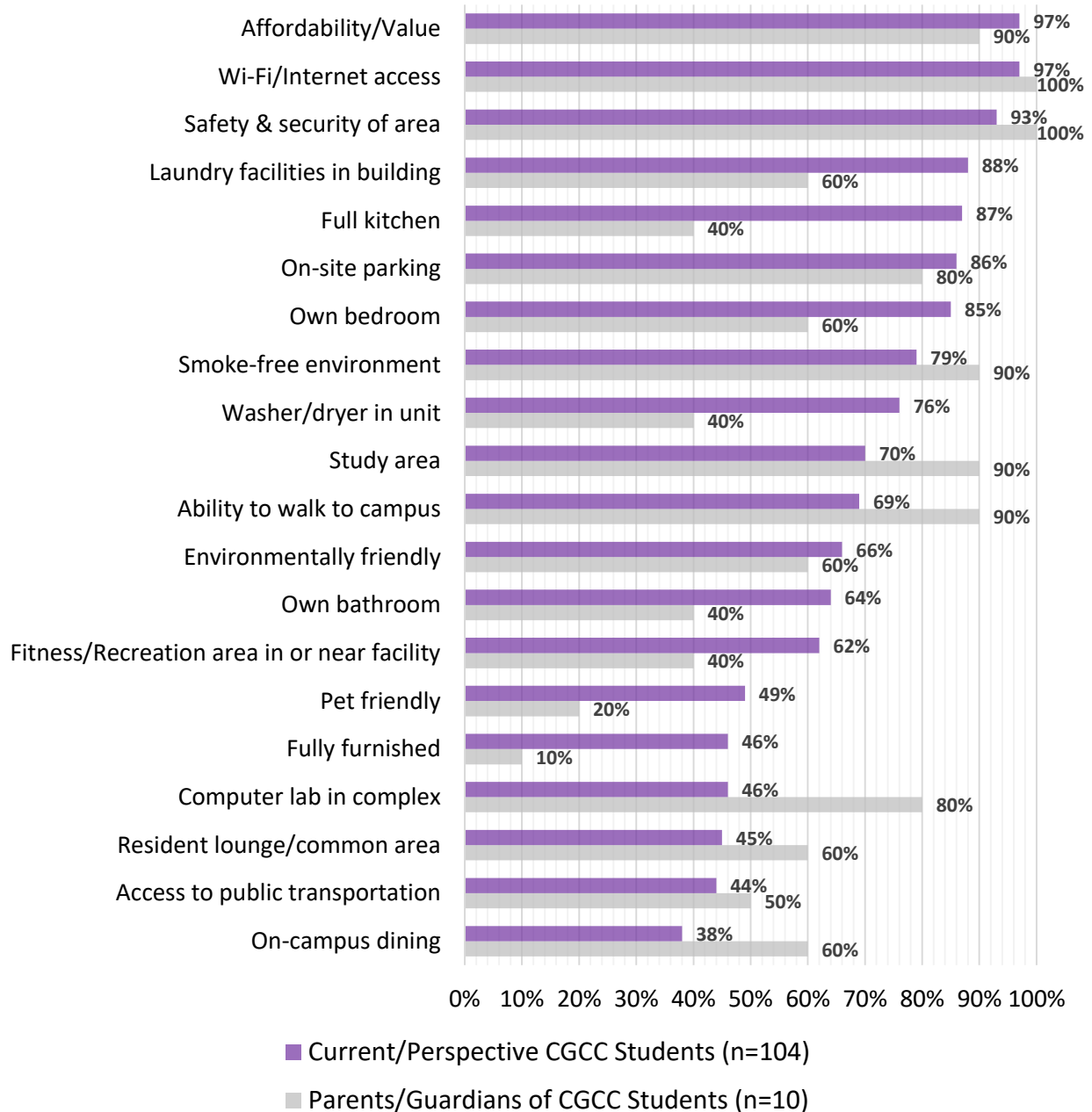
**Figure 4.1: Features and amenities of on-campus, student housing desired by current and prospective CGCC students**



## SECTION IV: AMENITIES AND FEATURES OF ON-CAMPUS HOUSING

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

**Figure 4.2: Features and amenities of on-campus, student housing-  
A comparison of desires: Current/Prospective CGCC students and Parents/Guardian of CGCC  
students selecting “Extremely Important” or “Important”**



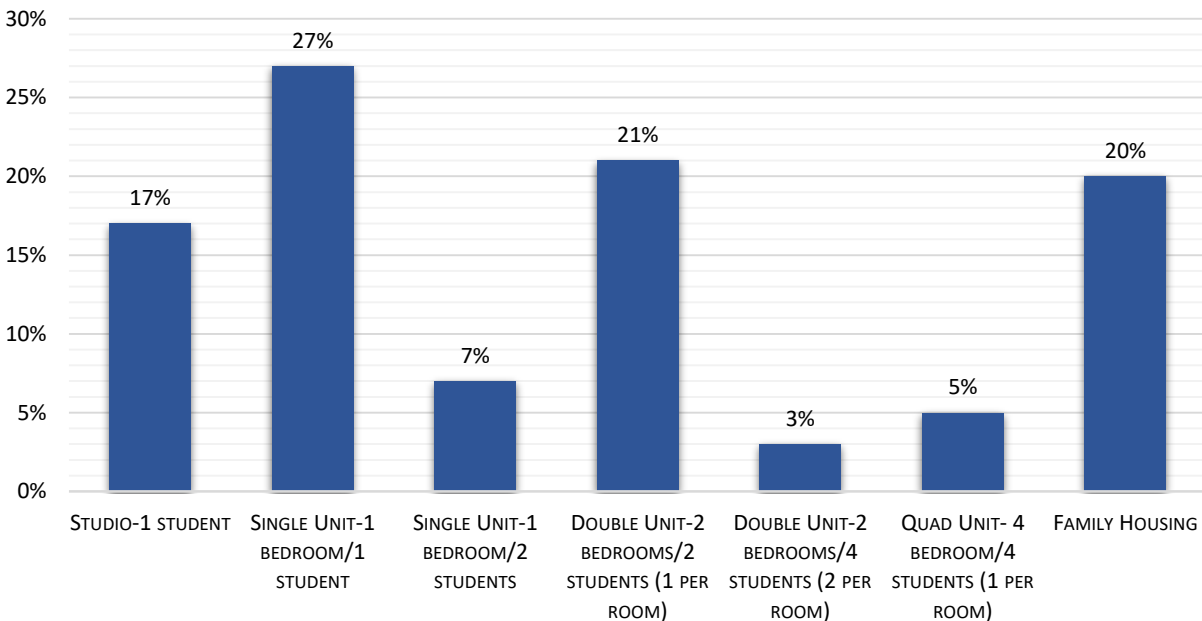
## SECTION V: ON-CAMPUS HOUSING PREFERENCE AND NEEDS

COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

### SECTION V: ON-CAMPUS HOUSING PREFERENCES AND NEEDS

Current CGCC students as well as parents/guardians of current and prospective CGCC students were asked preference in type of unit if student housing options were located on campus. Single unit (1 bedroom/1 student), double unit (2 bedroom/2 students), and family housing were identified as the preferred type of unit to reside (see Figure 5.1). Of least preference in unit type included single units (1 bedroom/2 students), quad units (4 bedrooms/4 students), and double units (2 bedrooms/4 students).

**Figure 5.1: On-campus housing preference of current CGCC students and parents/guardians (current and prospective) by type of unit**

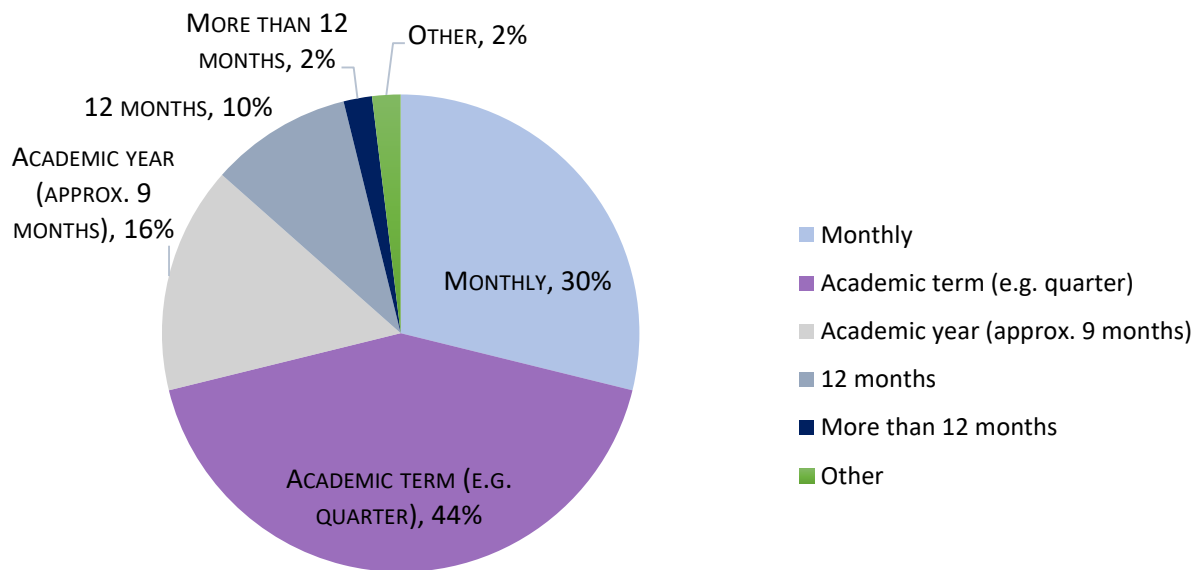


Additionally, participants were asked to provide the preferred lease terms when considering on-campus, student housing options. Collectively, current CGCC students and parents/guardian of current and prospective students expressed preference in lease terms that represented the academic term (44%) and/or a monthly lease agreement (26%). Figure 5.2 illustrates the amalgamate responses.

## SECTION V: ON-CAMPUS HOUSING PREFERENCE AND NEEDS

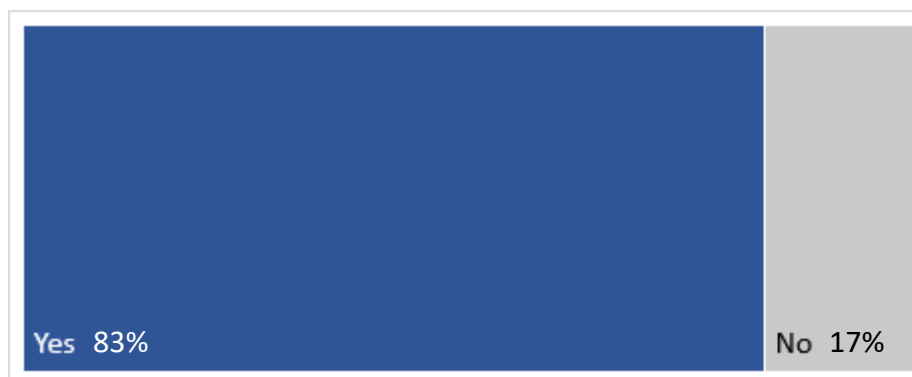
COLUMBIA GORGE COMMUNITY COLLEGE • 2018 STUDENT HOUSING SURVEY

**Figure 5.2: Preferred lease terms for on-campus housing of current CGCC students and parents/guardians (current and prospective)**



On-site parking was a feature collectively identified as a need amongst students (current and prospective) as well as parents/guardians of students (current and prospective). The majority of respondents (88%) indicated that on-site parking was an extremely important or important feature in housing options (see Figure 4.1 above). Approximately 99 survey participants (83%) indicated that they did have a motor vehicle that would require on-site parking (see Figure 5.3). 88% of those respondents possess one motor vehicle.

**Figure 5.3: Percentage of respondents that have a motor vehicle that would require on-site parking (n=113)**



## SECTION VI: SURVEY COMMENTS

### SECTION VI: SURVEY COMMENTS

**The following comments were taken directly from the survey and not edited or filtered**

#### POSITIVE

- Due to the inability to find affordable housing for my daughter and I in The Dalles, I currently drive from Spray (about 115 miles each way) twice a week to school to finish my pre-reqs so I can apply to the nursing program. It was so challenging last term, but it's so much more affordable because I have family out here and CGCC is the closest school to me. Having affordable family housing on or near campus would be a game changer for myself and other students.
- Some sort of affordable housing for student would attract a higher amount of people who do not reside in The Dalles and/or Hood River. Housing in the area has become very expensive and why I have to stay with my Grandma. The rental rates in the area is only getting higher and causing young adults to drown in debt and quit school because they cannot afford to live now a days.
- I am an alumni and would love to see housing added to The Dalles campus. Nearly 15 years ago when I began attending there was an apparent need for it and I cannot imagine that need has abated. Equally important is that if housing is added that accommodations be made for single parents. This is the single most important thing the college can do for increasing educational and professional attainment of area residents.
- I'm about to graduate, however, I have children that I expect to attend in the future and housing would be a big help.
- I believe there is a huge housing crisis in The Dalles and surrounding areas. On-campus housing would not only be attractive to students and aid in young adult independence but would potentially open up other rentals in the area that are currently used by students.
- I had never been to The Dalles before attending CGCC, and I strongly understand the difficulty of finding housing that is affordable. I am currently staying with another classmate in a house in town with a single gentleman being the owner/ landlord. I believe most people that attend CGCC are locals, but the new electro-mechanical courses are surely to grow even more. Maybe a new building in a location that could utilize the vertical axis wind turbine on campus would really be a game changer for the electro - mechanical students.

## SECTION VI: SURVEY COMMENTS

- I am a former CGCC student, graduated in 2014. Even then, it was extremely difficult to find affordable housing in The Dalles. Through my work-study position in Student Services, I would get asked about housing at student orientations as well as during the initial enrollment process. During the winter one year, my roommate and I had to rent a hotel room in The Dalles for 5 days so we could be able to get to classes and not have to worry about getting snowed in.
- Affordable housing is a huge barrier to anyone wanting to move to The Dalles and the Gorge for any reason. More affordable housing would make CGCC an even better option to those wanting to move here for school.
- Housing is a huge issue in The Dalles and The Gorge. We would attract more students if we had housing and if we had housing, we could look at having sports teams too.
- Many students need housing in this community due to their family situations and it benefits the student to move out of chaotic homes in order to become successful adults. There is a desire and a need, but affordable housing is lacking.
- I think offering - affordable - housing for students will attract more students, as well as help with the housing crisis that has been impacting the Gorge.
- I would consider using the CGCC on campus housing if this is to be offered. My current living situation is not a very good one.
- On campus affordable student/faculty housing could free up other rental housing in The Dalles and perhaps the surrounding area. It seems it would also be a benefit to students, remaining close to resources to enhance their college experience.
- I lived on campus at a community college and it was such a great experience
- Please make this work out. This would help a lot.
- I own apartments in TD. Have housed many of your students. Housing in HR and TD is needed, both on campus and in town.
- My daughter attends North Idaho College in Couer d'Alene ID, which is a community college, but also has a residence hall. This was an attractive option as it would still be a lower total cost than attending a WA university her first two years. NIC also has a well rounded athletic program.
- Four-year schools have become so expensive, we need to help our local students find a way to study in The Dalles. Rental property is nearly impossible to find, and I believe this would be a tremendous help!

## SECTION VI: SURVEY COMMENTS

- As a former CGCC employee, I was very happy when the college offered student housing in the Mid-1990's. A community college that provides housing is a great plus in a very competitive market for post secondary students. The high priced, tight real estate market of Portland has found its way to the Gorge. What has been occurring in Hood River and White Salmon for a while is now beginning to happen in The Dalles. This CGCC housing initiative would be a welcomed part of the solution!
- I believe that in the Columbia Gorge, there is a big shortage on affordable housing. We do not have very many apartments in The Dalles, and the ones we do have, the majority are low income and have long wait lists. I think it would be ideal to provide affordable housing for students at CGCC.
- To increase enrollment at CGCC I believe that the ability to secure housing would be a tremendous benefit - even for students who live locally but would like to live away from home. I would not be opposed to providing housing to other clients but would hope you would prioritize students at CGCC
- The current opportunities for prospective students to secure affordable housing in this area is immensely discouraging. By providing affordable housing for said prospective students, would be an incredible draw for those students viewing CGCC as a higher education choice.
- We have seen so many people interested in coming to The Dalles having challenges finding housing that is affordable as well as clean and safe. For the past five or six years this has seemed to get worse every year!
- This could also be an wonderful way to allow students who are interested in the "college" experience to get it closer to home rather than having to go off to one of the four-year institutions that are hours away. That support network can be critical for many students to succeed-and there are no affordable options for them close to home now!
- I think that this is a wonderful IDEA and you guys at CGCC can accomplish this! I think that for the right price, and if you build it correctly, you guys could do really well with this. Kitchens are kind of important because it saves everyone money cooking at home, maybe you guys could even implement a grocery shopping feature... for \$75 a week the college will provide enough groceries to last and they are good groceries, possibly even the stores around here will give you all a discount on food... Such as a wholesale price.
- I think it is a great opportunity, especially for students who come for specific Career/Technical programs, or are from small towns over an hour away. I think it is important that it be year-round so as people won't lose their housing in June when the market is so saturated. I also like the idea of it being for community members, too, but I think there should be a priority system for students/prospective students.



## SECTION VI: SURVEY COMMENTS

- I think you could attract students from outside the region, much like COCC does in Bend, if you provided on campus housing.
- Housing is such a crisis in this area right now. More affordable housing opportunities, especially for those trying to pursue education, are absolutely the way to go.
- I am not interested personally in living on campus but it is because I own my home. I have a job where I help people look for housing and I know that it is extremely difficult. This would be a wonderful resource for the community and I'm sure it would be popular and utilized.
- Housing was the most difficult part of going through college. I was bummed when I found out there was no housing on campus because that was part of my dream for college to be able to live on campus and not need much transportation. I personally made it through living with friends and family. Housing on the CGCC campus would defiantly be a plus and I have no doubts that the rooms will be full all year round! This is a great idea. I really hope it works out. The students need housing. CGCC is the best community college I think. They take great care of there students and housing would be a great way to extend that extra help.
- I think it would be a large source of revenue, also it would increase saftey for the students who have to travel almost an hour through poor weather conditions, its not an easy process of making friends in this town, having the ability to have people close by would make things easier for congregation. Furthermore the school would be able to have a constant revenue source that would help increase programs for people. When i was moving here it was incredibly difficult to find housing, and now that i live here i dont have a massive social life, if both of these issues could be solved as well as give the school a source of revenue, i think that would be a fantastic choice
- The current prices for rental housing are not extreme, however the security deposit, first and last month's rent and deposits for utilities make moving in unattainable. Affordable housing does not only apply to monthly rent prices but the whole package. Providing student housing would greatly increase the worth of CGCC campus
- I think having on-campus student housing will help students that live some other place and what to go to college. It would help with people that are in the community and The Dalles as well.
- I feel that being able to offer housing to prospective students would make the community college and the area a more desirable place to live, study and work. It would be beneficial to the entire gorge region and benefit all of us moving forward. As a community member, I feel that housing is a HUGE problem and if the college were to have affordable housing for students, it would benefit the community as a whole.

## SECTION VI: SURVEY COMMENTS

- On-campus housing will ease some of the burden on rental housing within the community.
- This would provide the opportunity to get students more engaged in college activities, clubs, events, overall participation.
- For students and staff who must travel many miles to attend this college, affordable housing would be very desirable. Having on campus housing will be a key motivator to attract a future work-force population looking for training, education and a future job. I think this concept could make all the positive difference in the world for attracting a stable student population in The Dalles and be able to interest businesses and companies looking to invest in The Dalles and in Wasco County. This is a really good idea in my opinion.
- The Dalles and the adjoining communities are experiencing a substantial amount of transient, non-permanent residents. Construction growth of data centers, wind farms, and other similar "work week" housing needs have not only driven up prices, but rental requirements for what rental properties are available. Student housing, fixed income housing, and other options are critical for the sustained welfare of these communities. Urban growth boundaries, National Scenic Area restrictions/challenges, unwillingness to change to meet growing technological and socio-economic demands are just a few of the barriers to success for this region and economy. The days of yore are gone. Aluminum smelters are not returning. We need younger multi-skilled workers in the work force. If they leave for education and training purposes it will be that much harder to get them back here. Recruitment and retention of skilled workers is a challenge, housing is a major reason why.
- The Dalles is faced with an affordable housing issue that currently appears to not have any resolution within the near future. Between bank owned houses, the inability for the Urban Growth Boundary to expand due to National Scenic Area and current flood of workers in the community working on several multiple year construction projects, the availability of vacant homes have been depleted. To inflate the issue, the cost of rent has dramatically increased due to the market demand and has created issues with younger adults not being able to afford housing in the community. The addition of student housing at CGCC would help bridge the gap and make CGCC more desirable to prospective students.
- I believe it would enhance the enrollment of students and benefit The Dalles in many ways.
- Many of my friends and family have moved away over the last 3 years due to the housing issues in the area. We don't have affordable housing or apartments and we just

## SECTION VI: SURVEY COMMENTS

don't have enough to house everyone. People are having to buy in Goldendale, Dufur, Maupin, Arlington, etc.

- I believe that affordable housing is essential for students in this community. There could also be a direct benefit for establishing a fire fighting training curriculum that the students would be able to use on campus housing to help them while in this curriculum as well. I would support the College establishing on campus housing.
- If housing could also be provided to Migrant/Seasonal Farmworkers I think that would be a great benefit to the community. There is little to no housing available to this working class. Even if there was temporary housing for the summer cherry harvest, it would benefit workers very much. It would allow them to have housing during the harvest and not struggle to find where to stay during their summer work.
- We have the opportunity to have a regional draw. We have a beautiful campus, really quite amazing (view, green spaces, huge park next door, growing downtown, etc.). Housing would, it seems, be a significant barrier reducer and build more of a sense of campus. There seems to be a great deal of potential to grow that campus on its current footprint - in other words there is space to develop on the existing land. I would certainly pursue it as part of a broader strategy of building that campus as a regional academic center as both a living and academic campus supporting significant growth in student body, employment, engagement with the broader community, and destination status.
- On-campus housing would make it feel more like a college experience without leaving the area
- I think it would be a large source of revenue, also it would increase safety for the students who have to travel almost an hour through poor weather conditions, its not an easy process of making friends in this town, having the ability to have people close by would make things easier for congregation. Furthermore, the school would be able to have a constant revenue source that would help increase programs for people. When I was moving here it was incredibly difficult to find housing, and now that I live here I don't have a massive social life, if both of these issues could be solved as well as give the school a source of revenue, I think that would be a fantastic choice.
- One of the reasons my children left the area is because they couldn't afford to rent a house and go to school. They all went to colleges that had on campus housing. Which is too bad because it is still costing them too much for their education.
- I believe this would help so many off us who have a hard time getting to school. Please Please consider it!

## SECTION VI: SURVEY COMMENTS

- CGCC provides instructional programs and services to residents within a large geographic area of approximately 10,000 square miles. On-campus housing would increase opportunities for higher education and skill-training to those who would otherwise need to travel great distances. Campus housing may enable more students and visitors to participate in classes, workshops, and meetings on-site. It could also provide emergency shelter.
- I think this is a great idea because regardless if you're a student or not, it is a very competitive rental and house market in the Gorge. To add on to the difficulty, as a student you often can't afford much. I foresee CGCC student enrollment increasing if there was on-campus housing available and could potentially lead to a larger workforce in the area.
- I think you could attract students from outside the region, much like COCC does in Bend, if you provided on campus housing.
- We have a college-age daughter but she realizes housing is difficult to find in The Dalles. Consequently, to live independently and go to community college requires her to live in a different location where there's a college and affordable housing even though our family resides in The Dalles.
- Currently, the price for rent is high and the availability of decent rental properties is very low in The Dalles. Due to this situation, it is very hard for students (or anyone for that matter) to get quality affordable housing. Any opportunity we have to create affordable housing for our people should be explored.
- In am a past CGCC student. When I attended I did not need housing but there were students that it would of helped. I think it is a good idea.
- Our son attended CGCC back in 1998-99. At that time there was student housing for a small number of students. This was very convenient and also a great transition from home to first place to live. I would love to see some sort of housing available for incoming students.
- I mentor kids heading to college - housing gives the campus life experience they are looking for
- This would be a huge step forward for CGCC
- Our community is experiencing a housing crisis. Lack of real estate combined with outrageous rental and mortgage costs impair our growth and threaten the stability of the families who live here.

## SECTION VI: SURVEY COMMENTS

### NEGATIVE

- On campus living can be nice. But the cost added to it will be ridiculously high with the extras such as a recreation center, further public transportation, etc. Also I'm concerned with the farm season housing, will this be another area in The Dalles of basically free housing for those who come to our area for a small amount of time? And will that impact the availability for students to remain or begin living in campus during the summer? Will the dorm housing be the same price as what our students will be paying? Also, if housing gets approved, where would CGCC start with types of buildings? I notice that most of my classmates are either fresh out of high school and living free at home or else people in their late 20's to 40's with families that need affordable housing. I can see CGCC failing in the case of building dorms for typical University, where a roommate is not usually a known person, as we tend to host less students of such. I hope this point of view is helpful in the discussion of on campus housing. If the decision is made to build housing, I hope CGCC will strongly evaluate their student lives before deciding where to begin it what would be best.
- Concerned that housing management and maintenance supports itself and is not a burden to taxpayers.
- I think that often on-campus housing helps a lot for first year students. However in most cases in my experience it is used to milk money from the students. Not only is the dorm itself very expensive, but my siblings dorms forced them to buy VERY expensive meal-plans (~8-10\$ per meal, 3 per day). I am very frugal and come from a poorer family. So while I would have very much liked to live in a dorm environment. I would never let myself go into such debt while a cheaper living arrangement was possible. If CGCC opened a dorm I would hope they would make it a priority to have low cost options. For example some rooms could have less luxury's and furnishings to enable poorer students to not have to take on debt. Plus an optional meal plan with perhaps an infographic on public transit to local grocery stores if food security was a concern. Maybe there could be a cheaper, grocery meal plan. Where you would get more raw ingredients to be cooked oneself in the dorm kitchen.
- You have to be kidding? A two year junior college with housing? A total waste of taxpayer money.
- The college should stick to education and not re enter housing
- TD has many more attainable housing options, including commuting from Dallesport. Hood River has a much greater need and has attractive WALKABLE services nearby, including schools, hospital and grocery. TD campus lacks these additional offerings, so the housing would lack such items or a car would be required to access.

## SECTION VI: SURVEY COMMENTS

- I do NOT think on-campus housing is justifiable on any level for a community college (especially not CGCC with it's on-going financial struggles). CGCC had on-campus housing early on and it was a disaster in every way and the dormitories were demolished. Why in the world would the college think reinstating on-campus housing would be a good idea?? It makes no sense at all. This would not be a wise financial move.
- The location of the campus is the problem. Get off the hill.
- Regarding student housing you are talking about, my main concern is the additional operational cost that "Brick and Mortar" bring to the overall college budget. I worked at CGCC for 16 years and weathered the flush budget times and the lean budget times. "Flush times" seen the hiring of additional staffing to market, support, and expanded new classes and ability offer additional student career support programs as well as building two new classroom buildings. To be followed by the "lean years" where administrating, staffing, student classes as well as supportive career and pathway programs took the brunt of budget cuts because fixed operational cost for buildings cannot be trimmed. I urge the board to think long and hard before adding more brick and mortar to the already numerous building that the college must maintain. Besides just the fixed utility and maintenance cost there would be the additional management system cost that comes housing. Does the college really want to be in the housing and renter/tenant management business? Several times over the years the college students have asked for an on-campus student child care facility. I see several advantages to considering this idea. One, to serve students attending classes. Second, augment and further expand the current CGCC early child education program adding the practicum classes needed for degree completion. Thirdly, this care facility if open to the community would meet an asked for and needed center type child care services benefiting all families, workers and employers our communities. Would this reach out and serve more in our communities?
- We need to cater to the trades, there is a shortage of skilled labor and trades, partner with local school district for vocational training, and apprenticeships, find a niche that serves an important segment of society. We have enough educated idiots.

### MISCELLANEOUS

- I think that is would be interesting to look at both the Hood River and TD campuses for housing. In Hood River - the CC is sitting on some of the best vacant land for creating affordable housing. As everyone knows in the Gorge - you live in the Gorge and travel between all the communities over many years here. It is one big community. Hood River is having a much bigger problem with housing - so I would encourage the CC to look at all of their properties when considering creating housing.

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- If the plan goes through, the living spaces shouldn't be lavish. There should be an emphasis on affordability and not on being trendy. The students residing in the said living facility can easily use the school computer lab and such if they really need it.
- Student housing would need to allow children of students to live, too.
- I think there is a big difference between on-campus student housing in the form of 'traditional' college dorms (which would generally be less appealing to the CGCC student population) versus on-campus student housing that is low-cost apartments/units/etc for students and their partners/families/etc (which I think would be more appealing to the CGCC student population).
- For those who are admitted with pets should have a deposit fee, and pet restrictions (to where pets can be allowed on certain size and type of animals), and as well as pet policies (to prepare for a damage room to be cleaned, paint, or change a stained rug/carpet). Also, about student housing is that the dining facilities are open during day-light hours only. Food delivery should be have limit access to the public, unless there's security guards whether armed or UN-armed should be actively be on duty for the security of CGCC campus. Last but not least, the campus also should provide security cameras for many security reasons for the safety of our communities, neighbors, families, and our campus here in The Dalles. Thanks!
- Obviously you will be surveying students, but I wonder how much of an actual need there is for students in the community. Is the college prepared to manage housing as well as everything else it currently does and needs to do to fulfill its mission? How would you prioritize offering housing to students versus staff and even the general public? What about safety issues?
- I don't have enough information regarding what kind of housing CGCC is considering. Dormitory style or apartments? I think dormitory style would be more cost-effective and would be like going to a four-year school where relationships are formed among dormitory dwellers. I like the idea of providing housing and CGCC does have open space to build. However, managing a housing complex would increase the administrative burden on the college.
- Housing should be held first for out of the area of normal commute students, faculty and college employees may need help in finding community housing but should not compete with students for on campus housing.
- I think it could be a great addition to CGCC and The Dalles; however, my largest concern as a resident is taxes. Is this going to raise our property taxes to provide this? I feel mine are already extremely high and while this would help solve a much needed

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problem in our community, it could hurt us middle guys that are purchasing our properties.

- This study needs to include annual & long-term costs for having student housing on campus including "house mothers", protection/ care of students under 18 years old, maintenance, vacancies, enforcing rules for living in such housing, cleaning & repairs before a new renter gets a room/apartment, etc. In 1994- in the original CGCC housing some students bullied, took advantage of, played mean tricks on younger / less mature students. Residence assistants must be bilingual to deal fairly with whomever lives in the housing. The success of this project will depend on CGCC offering programs that attract students to 2 year programs that lead to jobs that currently exist in the economy.
- As a former CGCC employee, I met students who had problems with unreliable transportation and inadequate housing. A few lived in their vehicles and some lived in unsafe conditions. For students who lack resources, I hope on-campus housing will be affordable, safe, and partly furnished. I recommend hiring an on-site supervisor.
- One or two bedroom apts with a rent of about \$500 per month would be ideal.
- The Hood River campus needs this as well!
- Curious as to why the focus on The Dalles campus, when the college serves students across a larger district.
- Please involve the community in the decision of the location of this housing development. Although it is much needed, and I support this idea, consideration to current neighboring homeowners should be taken into account. As we all know, college students and other groups can be disruptive, cause traffic congestion, and create an eyesore to neighboring homeowners. Overall though, I think this idea would help stimulate the local economy and lead to the revitalization of The Dalles.
- Also make affordable housing at Hood River, Oregon because there are students who can't drive to The Dalles campus.
- I think that it is important to have a pet friendly housing system for students that have animals.
- Making the housing multi-purpose so that it could house people such as those attending a conference (either on- or off-campus) or those who are working limited-duration jobs such as in the fruit industry or a construction project would be beneficial.



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- I think it would be important to provide housing for families as well, especially single parents. This might help them finish school.
- Student housing would be amazing. However, many (if not the majority) of the students have spouses/families. I think it would be extremely important to have more family accommodations than single accommodations.

## REFERENCES

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