



# Caldwell Healthy Conditions Assessment

# Acknowledgements

United Way of Treasure Valley

The Salvation Army

Terry Reilley Health Services

Trinity Health Foundation

LOVE, Inc.

Lighthouse Rescue Mission

City of Caldwell

Nampa Boys & Girls Club

Caldwell Planning and Zoning

The Hispanic Cultural Center

Caldwell Police Department

Oasis Food Centers

Caldwell Parks & Recreation

The Community Builder

St. Luke's Hospital System

Caldwell Meals on Wheels

Caldwell School District

Particular acknowledgement is needed to the Trinity Health Foundation for selecting the Treasure Valley as a grant recipient and to United Way for opting to conduct this Health Conditions Assessment and the City of Caldwell for supporting a willingness to embark on the project.



Cover photo credits:

Top: cooperativeconservation.org, photo by Jan Boles

Lower left: Cityofcaldwell.org, Parks & Recreation Department

Lower right: capitalpress.com, photo by Sean Ellis

*This document was prepared  
by Vitruvian Planning, LLC.*



# Table of Contents

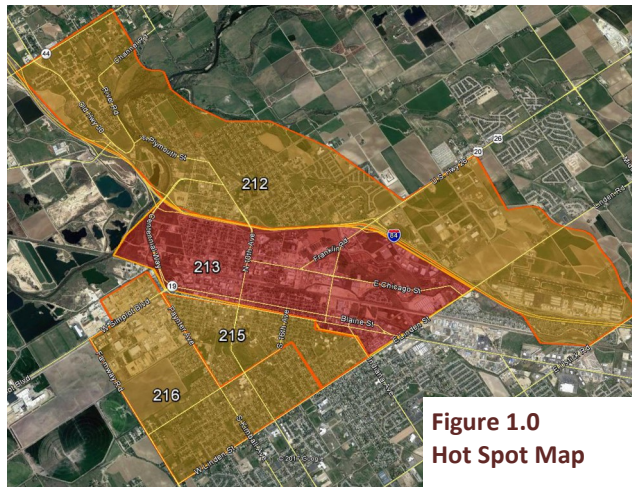
<b>Executive Summary</b>	<b>Page 1</b>
<b>Project Methodology</b>	<b>Page 2</b>
<b>Hot Spot Map</b>	<b>Page 5</b>
<b>Project Recommendation Workshop</b>	<b>Page 6</b>
<b>Citywide Findings</b>	<b>Page 7</b>
<b>Tier 1 Hot Spots</b>	<b>Page 14</b>
<b>Tier 2 Hot Spots</b>	<b>Page 19</b>
<b>Remaining Tracts</b>	<b>Page 29</b>
<b>Monitoring</b>	<b>Page 32</b>
<b>Appendix</b>	<b>Page 33</b>
<b>Activity Connection Plan</b>	<b>Page 34</b>
<b>The Seven Dimensions of Health and Wellness</b>	<b>Page 38</b>

# 1.0 Executive Summary

The Caldwell Healthy Conditions Assessment or HCA is a project resulting from a desire by the United Way to provide an assessment document for the City at the beginning of a four year regional health grant made possible by the Trinity Health Foundation. The intent is to give the City a summary of what is occurring in area neighborhoods, what areas are in need of additional investment and interventions, and a series of recommendations based on extensive data analysis, on the ground observations and community level interviews with area stakeholders. The result of that intent is this Healthy Conditions Assessment.

## The Caldwell HCA consists of four key steps.

1. Collect quantitative social determinants of health data for each of the nine Census tracts to develop a heat map or "hot spot" map indicating which tracts are likely experiencing comparatively difficult and unhealthy conditions. (Figure 1) The map is comprised of one "tier one" tract (213), and three "tier two" tracts (212, 215, and 216) Over 75% of categories flagged in tract 213, while nearly half of all categories flagged in tracts 212, 215 and 216. All remaining tracts saw few categories flagged and are thus not a priority at this time as residents are likely experiencing generally healthy environmental and social conditions.



2. Conduct ground analysis within each hot spot to gauge accuracy and conclusions made through data collection. Every street, park and school was observed to gauge the accuracy of the data.

3. Conduct interviews with identified stakeholders to help collect qualitative data about Caldwell neighborhoods. Those interviewed represented

local level community members working or living within the four key tracts or whose organizations work within the key tracts.

4. Conduct community workshop to identify recommendations and interventions.

Many issues were identified from field observations and interviews. More localized findings are described throughout this document. However, four bigger picture topics emerged that extend city-wide and are not limited to any one tract. The four key findings include:

**Problematic micro neighborhoods** – Between data, observations and interviews, several particular neighborhoods were identified as having considerably challenging living conditions, especially for kids.

**Food access is challenging for many Caldwell residents** – For many area residents, especially those with limited transportation access, getting to a grocery outlet with healthy, affordable options is difficult. Neighborhood markets are not always located in locations of need and larger stores are not always easy to access.

**Housing options for all incomes is lacking** – Caldwell's population continues to grow though housing options for those on the lower end of the cost spectrum is limited. Waiting lists of over two years for reduced income apartments are the norm and homelessness continues to edge up. (1) The city averages 3.0 residents per household which is highest among Idaho cities with more than 30,000 residents. (2)

**Significant inequities within the Hispanic population** — The average Hispanic household in Caldwell makes 10% less than non-Hispanics (3) while more Hispanics live in substandard housing, are less likely to graduate high school or college, and less likely to be insured (4). Hispanic populations have grown to 36.2% of all Caldwell residents and poised to grow as nearly 47.4% of Hispanics are under 18. (5)

**Positive Activity**– Also unearthed during the assessment were several positive activities, conditions and perspectives that are not to be lost in the discussions. Pride within the city is strong, positive changes have occurred with regard to crime, cleanliness of neighborhoods, and a rebirth of downtown Caldwell. Certainly, Caldwell continues to make strides in improving conditions.

(1) <https://www.idahohousing.com/documents/point-in-time-count-2016.pdf>

(2) <https://www.census.gov/quickfacts/fact/table/caldwellcityidaho/PST045216>

(3) US Census, ACS 2015, Hispanic or Latino Household Income

(4) US Census, American Community Survey 2015, Educational Attainment, Uninsured

(5) US Census Race and Hispanic Origin 2010, 2015 ACS

## 2.0 Project Methodology

The Healthy Conditions Assessment (HCA) is a planning method that takes a reverse engineering approach. The intent of the project is to evaluate the various neighborhoods of the city for their unique circumstances. The people, the built environment, the conditions, and the trajectory of peoples lives are very different from one block to another. Once the conditions are understood and determined, tackling them may become easier as limited resources can be dispatched in a more affective manner. Also, while this document is intended to be used by the City, it is important to note that improving the conditions for residents is not solely the responsibility of the City itself. Community partners, non-profits, religious institutions and the private sector all have the capacity to aid in fulfilling recommendations moving forward.

The HCA method begins with collecting data available at smaller geographies. The geographies used are Census tracts due to the abundance of information available. Caldwell has nine such tracts, some of which are smaller than one square-mile while others are much larger and approach 14 square miles. (6)



Figure 1.1 Social determinants of health model: <https://www.healthypeople.gov/2020/topics-objectives/topic/social-determinants-of-health>

The data compiled for the analysis is representative of several social determinants of health. The determinants are data points with strong correlation to overall health conditions. (Specific data points are described on page seven) Once the data is collected, certain categories are weighted if they have a stronger relationship to health than others. This is done because not all indicators are equal and an in-

dicator such as “percent of population in poverty” has a stronger connection with poor health than “percentage of renters”. Once collected, a multistep process ensues:

1. **Each social determinant data category (18 in total) is cross compared between tracts and organized from highest to lowest, then scored by quartile.**
2. **The highest comparative ranking equates to a higher assigned score. The highest quartile gives that tract 3 points, next highest 2 points, third highest 1 point and if in the bottom quartile, no points are given to the tract for that determinant.**
3. **If the category is weighted (Four were weighted: Percent of households in poverty, violent crime rate, unemployment rate and uninsured rate), the tract receives 0, 3, 6 or 9 points.**
4. **The total for each tract is tabulated and divided by the total available points.**
5. **Those tracts with the highest percentage of possible points are determined and placed within a first, second or third overall tier. A first tier tract means the tract has the most indicators flagging. (Please see the appendix for raw scores)**

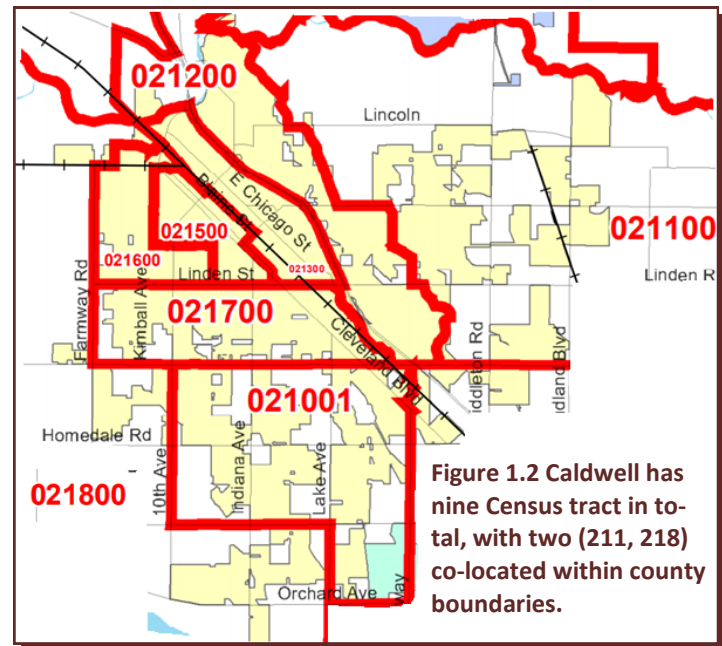


Figure 1.2 Caldwell has nine Census tract in total, with two (211, 218) co-located within county boundaries.

## 2.0 Project Methodology

Once the initial round of tiered tracts are determined, a field observation and assessment is conducted. The purpose of the field assessment is to truth test the data by seeing the conditions in person. By taking a look at the realities and conditions on the ground, the data collected can be verified, thus ensuring that additional analysis over the balance of the project can continue. Essential to know is that the quantitative data is only one part of how this project is informed. The data is a major indicator and the additional qualitative information gathering steps, just as essential

With a first and second tier assigned to the top four overall tracts, stakeholders who represent varying entities within each tract are determined using an existing project team. Members are selected who represent their neighborhood, business owners, local police representatives, school principals, parks and recreation staff, clinic or community medical personnel, and many others who are critical to help understand the true conditions within each geography.

Those interviewed as part of this project are affiliated with the following organizations. (Specific names are not listed to ensure a degree of anonymity.)

City of Caldwell	Oasis Food Centers
Parks & Recreation	Love, INC
Caldwell Police Department	Caldwell Public Works
Canyon Springs High School	Caldwell Salvation Army
Lincoln Elementary School	Idaho Hispanic Cultural Center
Sacajawea Elementary School	The Community Builder
Van Buren Elementary School	Terry Reilly Health Services
Wilson Elementary School	Caldwell Meals on Wheels
Caldwell Citizen Advocate	



College of Idaho, a Caldwell institution

The structure of the interviews are not intended to be overly formal but rather a comfortable, honest discussion focused on information exchange. Three questions were asked at a minimum but the majority of discussions are intended to learn and better understand Caldwell. The three questions asked are:

- 1. What is occurring within your institution or organization?***
- 2. What do you see in the surrounding neighborhoods where you are located?***
- 3. What do you need to be more successful in you work?***

The final step in the project methodology includes conducting a community workshop attended by area representatives. This workshop is further described on page nine. However, the workshop is a culmination of efforts and intended to generate tangible action steps that are community based which aim to improve the lives for area residents within the tracts or hot spots and beyond. Many of the recommendations included in this document were crafted by stakeholders at the workshop and intended to be rooted in local perspective.

## 2.1 Health Data Inputs

The data collected for the project is generated by the US Census 2010, the US Census American Community Survey 2015, Community Commons and the Caldwell Police Department. The information represents a wide range of topics that generally describe the social determinants of health. Social determinants are key drivers of health to a general population. The following is a list of the data collected and a brief description of the data.

<b>Demographic Information</b>	
<b>Over 65 (7,8)</b>	<b>Total population within a tract over the age of 65.</b>
<b>Hispanic (7,8)</b>	<b>Total population within a tract of Hispanic origin.</b>
<b>Average Age (7,8)</b>	<b>The median age of all residents living within the tract.</b>
<b>Percent Disabled (7,8)</b>	<b>The percentage of population within a tract claiming to have any form of disability.</b>
<b>Number of crimes per capita (9)</b>	<b>Number of robberies and assaults per capita within a tract</b>
<b>Economic Indicators</b>	
<b>Households with a Car (7,8)</b>	<b>Percentage of households within a tract with access to an automobile.</b>
<b>Percent Below Poverty (7,8)</b>	<b>Percentage of households within a tract with total annual income below established poverty thresholds.</b>
<b>Household SNAP recipients with children under age18 (7,8)</b>	<b>Percentage of households in a tract receiving SNAP (supplemental nutrition assistance program) benefits.</b>
<b>Uninsured (8)</b>	<b>Percentage of households within a tract without health care insurance.</b>
<b>Housing Conditions</b>	
<b>Percent of Renters (7,8)</b>	<b>Percentage of households in a tract who rent homes verses own.</b>
<b>Percent of renters paying &gt; 30% of monthly income (8)</b>	<b>Percentage of renters in a tract who rent and pay more than 30% of income towards housing costs.</b>
<b>Substandard Housing (8)</b>	<b>Percentage of homes in a tract determined substandard.</b>
<b>Education</b>	
<b>Percent of High School Graduates (7/8)</b>	<b>The percentage of residents in a tract who graduated high school.</b>
<b>Unemployment (7/8)</b>	<b>Employment status as a percentage of population within a tract.</b>
<b>Built Environment</b>	
<b>Number of grocers (8)</b>	<b>The number of grocery outlets per capita within a tract population.</b>
<b>Number of beer or liquor outlets (8)</b>	<b>The number of beer/liquor establishments per capita within a tract population.</b>
<b>Particulate Matter 2.5 Days (8)</b>	<b>The number of days exceeding EPA thresholds for particulate matter in a year</b>
<b>Proximity to parks &lt;1/2Mile (8)</b>	<b>The number of parks per capita within 1/2 mile within a tract</b>

(7) US Census, American Community Survey Categories, 2011-2015

(8) Community Commons, [communitycommons.org](http://communitycommons.org)

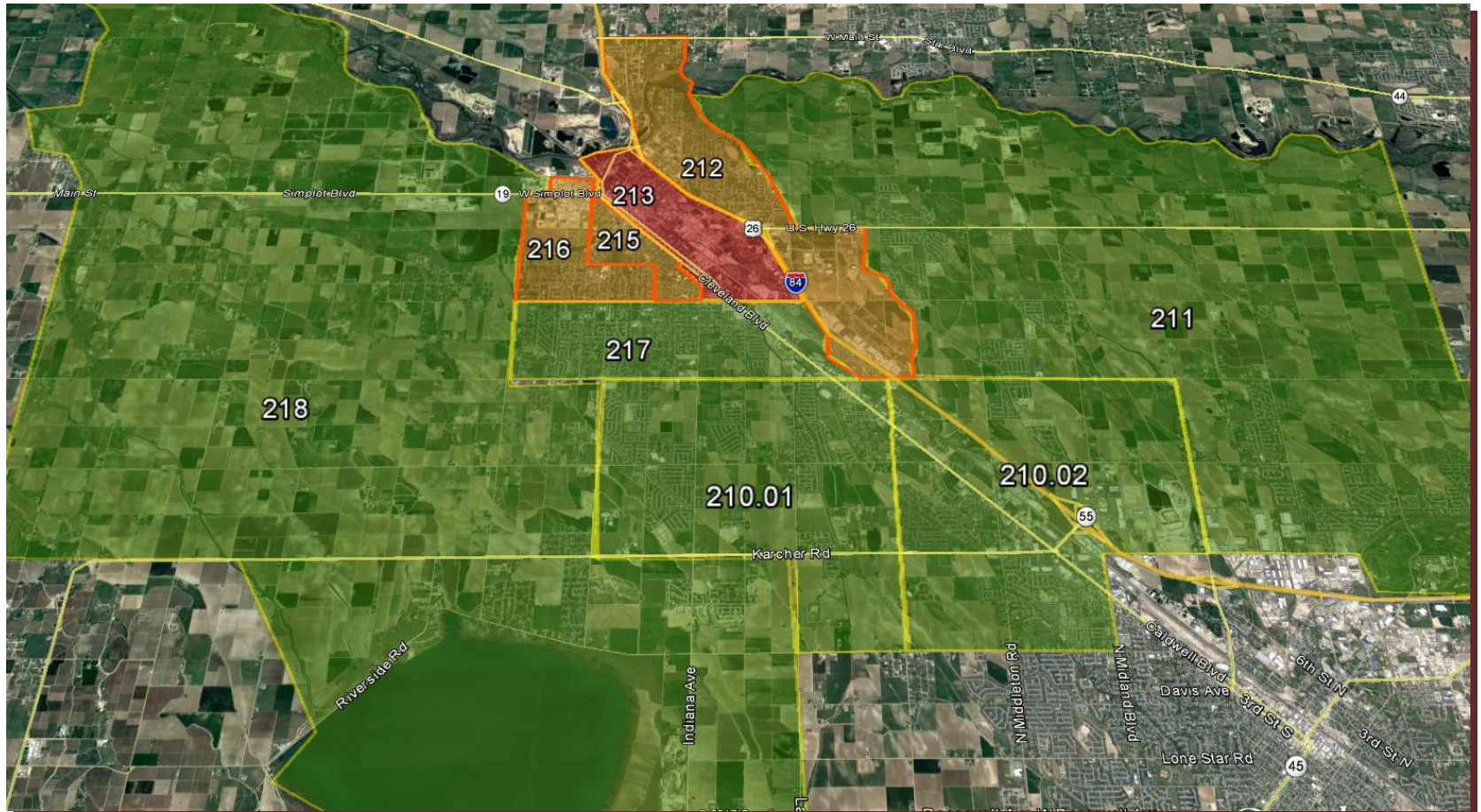
(9) Caldwell Police Department via email file

## 2.2 Project Methodology Results

The results of the hot spot exercise yielded one tract, **213**, with significant indicators (79% of possible points) rendering it a clear top tier tract and three others, **212, 215, 216**, with elevated numbers (47%, 53% and 47% respectively) that warranted each to be elevated to a second tier and thus addition evaluation. The remaining tracts, **211, 217, 210.01, 210.02,** and **218**, had few categories flagged when compared with all Caldwell tracts.

Tract	Weighted HS%	Tract	Weighted HS%
212	47%	211	8%
213	79%	210.01	14%
215	53%	210.02	18%
216	47%	217	26%
		218	14%

Figure 1.4 (left) Weighted hot spot scores for each of the nine tracts Figure 1.5 (below) Visual depiction of the nine tracts including those tracts in Tier 1, and Tier 2.





## 3.0 Project Recommendation Workshop

Towards the end of the project schedule, community members, representatives and people from a number of backgrounds were invited to participate in a project workshop. The workshop was held at the Caldwell City Library on June 15th, 2017 and attended by nearly 30 guests. Participants were organized at tables with each table working on one of the four tiered hot spots. This process allowed people with varying backgrounds but a common affection for the city, to meet, get to know each other and ultimately work together to try and develop solutions covering a number of topics and geographic areas.

The evening started with a brief overview of the project and findings before proceeding with group exercises. The exercises were meant to generate potential solutions. The solutions were sparked by a facilitation process that asks for one implementation action that may address an issue or problem discovered through the project. The idea generated by each participant was written down then passed to their neighbor. The next person is then asked to build on the initial idea in terms of potential partners and needed resources. This approach is called the "Lightening Round". Steps to the Lightening Round are as follows:

### 1. *Identify one idea to address the topic?*

- *challenged micro geographies*
- *lack of food access*
- *affordable housing inequality*
- *inequity among the Hispanic populations*

### 1. *Who is needed to carry the idea out?*

### 2. *What are the implementation resources needed?*

This approach yielded a tremendous number of ideas all rooted in local perspective from representatives of community agencies and organizations of Caldwell. In many cases the ideas generated had partial or complete overlap which reinforces the strength and desire to institute such concepts while in other cases, the ideas were original and unique and could prove successful over time.



*Participants at the project workshop held at the Caldwell Library*

Once the numerous recommendations, ideas and concepts were developed further, the tables and teams voted on all of them to determine which had the most merit and potential positive impacts. Teams were then asked to report out and discuss what they generated. The reporting process also allowed the rest of the participants to hear from each other and discuss many of the ideas on the spot.

Finally, each table was asked to give input on each of the four hot spot Census tracts. Groups had one tract per table and asked to identify places they enjoy, places that need help, and things that are needed.

Solving the many issues unearthed cannot be left to the City alone, but has to be solved by participation from non-profit groups, institutions, and the private sector in order to truly be a community based, grass-roots and local endeavor; the workshop was an attempt to underscore this need.

# 4.0 Citywide Findings

## Hispanic Population Equity & Impacts

Through conducting demographic analysis, field assessments, and stakeholder interviews, a theme emerged related to the health risks encountered by Caldwell’s Hispanic or Latino population, particularly those living in the identified hot spots. The influences on Caldwell’s Hispanic and Latino youth population are of particular concern when examining the built environment where children live and recreate.

The *United Way of Treasure Valley 2017 Community Needs Assessment* (10) noted that Canyon County has a higher percentage of children than Ada and Gem Counties, and that children under 18 have higher rates of poverty than other age groups. The study found that 30.3% of Canyon County’s population was under the age of 18 compared to 25.4% of Ada and 22.7% of Gem County. (10)

The study also noted that Canyon County is the most diverse in the Treasure Valley, with a Hispanic or Latino population of 24.5% compared to 7.6% in Ada County and 8.0% in Gem County. (10) More than half of the total foreign-born population in Canyon County is from Mexico and Canyon County has the largest percentage of foreign-born residents in Idaho. Canyon County students also showed great progress in improving math proficiency, which indicates that education-based efforts in Canyon County schools are a great local success story in addressing educational performance goals of the Hispanic population.

Canyon County has made strides in addressing the needs of its Hispanic population, particularly youth. The assessment shows a lowering of the

Cohort	Age	Hispanic Population	Non-Hispanic Population
Older Adults	65+	3.1%	14.8%
Working Age Adults	20-64	51.1%	55.9%
Youth	0-19	45.8%	29.4%

(Above) Comparison of Hispanic Population and Non-Hispanic Population by Age Group (Source: 2015 American Community Survey)

(10) *United Way of Treasure Valley 2017 Community Assessment*

(11) *US Census Race and Hispanic Origin 2010, 2015 ACS*

percentage of students with Limited English Proficiency, as the LEP student population was 19% in 1990 compared to 6.6% in 2017. For youth overall, more Canyon County kindergarten students showed an increase in those who are ready when they arrive at school, based on the Idaho Reading Initiative test. (10)

## Population Demographics

In examining the Hispanic and non-Hispanic population of Caldwell, based on age, Census data shows those under 19 comprise 49% of Caldwell’s Hispanic population and 30% of Caldwell’s non-Hispanic population. (11) A population chart was created using this data to show the spread of age groups for the Hispanic and non-Hispanic population. It isn’t until both populations age to approximately 25 that both cohorts have similar population representation.

The chart included is meant to demonstrate the spread of population among both groups. When compiling such a graphic, it becomes evident that you Caldwell youth population among Hispanic or Latinos is much higher than non-Hispanic, while the non-Hispanic population over age 45 is much higher than in the Hispanic or Latino populations. This snap shot can help the City and other organizations determine future resource allocation in terms of schools, public safety, roads, and other community services.

(Right) Census Tract Population Proportion for Hispanic Population and Youth (Source: 2010 Census & 2015 American Community Survey)

Age Group	Hispanic	Non-Hispanic
Under 5 years	12.9%	7.9%
5 to 9 years	14.7%	8.3%
10 to 14 years	9.6%	6.5%
15 to 17 years	4.1%	3.2%
18 and 19 years	4.5%	3.4%
20 to 24 years	8.5%	6.6%
25 to 29 years	7.7%	8.2%
30 to 34 years	7.3%	8.0%
35 to 44 years	15.4%	12.8%
45 to 54 years	7.8%	10.2%
55 to 64 years	4.5%	10.1%
65 to 74 years	2.3%	8.9%
75 to 84 years	0.4%	4.0%
85 years and over	0.3%	1.9%

## Health Topics for Idaho's Hispanic Population

The population characteristics are similar to what the University of Idaho and Idaho Commission on Hispanic Affairs found in research on the Hispanic population across the state. Canyon County has the highest Hispanic population in the state, so for purposes of this study, it is assumed that the general population characteristics for Idaho's Hispanic population are mirrored in Canyon County's and Caldwell's population.

The Idaho Commission on Hispanic Affairs publishes the *Hispanic Profile Data Book of Idaho*. (12) It's most recent 2017 edition includes analysis from data obtained from the 2010 Census and 2015 American Community Survey. The population pyramid produced for that report paints a slightly different picture for the state's overall population, however, the higher percentage of youth population is similar to Caldwell, as is the drop-off in older adult population. The primary differences are within the working age population.

Census Tract	Hispanic	< 18	Tier One	Tier Two
213	61.3%	40.6%		
212	42.2%	43.9%		
215	22.2%	44.6%		
216	30.3%	38.8%		

Figure 1.4 Hispanic population and Hispanic population under 18 years old by Tiered tract (78)

The University of Idaho's Office of Community Partnerships noted that "Hispanics have a much different age distribution than non-Hispanics, with over half of Idaho's Hispanics under the age of 25. Having a very young population means that mother and infant health are important, as are access to health insurance and educating youth about healthy behaviors." (13)

The ICHA report also identifies the leading causes of death for Idaho's Hispanic population, which varies slightly from the leading causes of death for Idaho's Non-Hispanic population. The highlighted field are those causes that can be greatly influenced by healthy behaviors before they become a chronic health problem or lead to death.

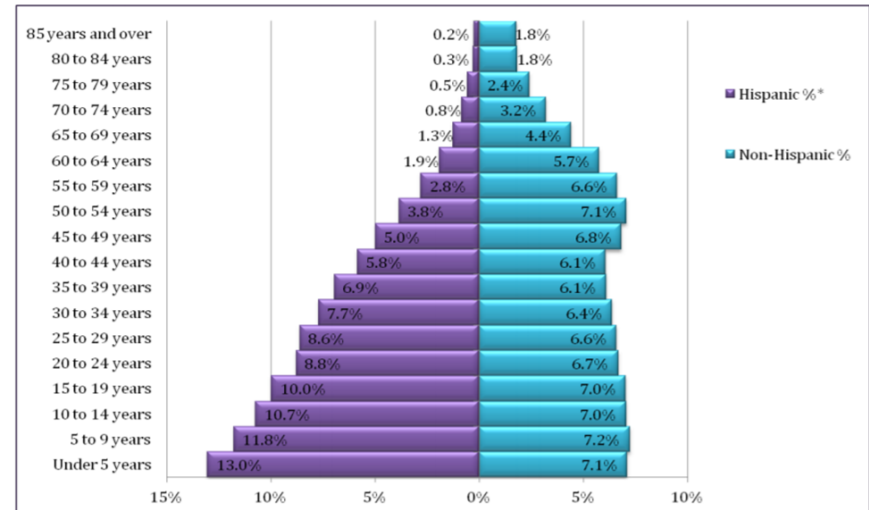


Figure 1.5 Population Pyramid: Idaho Hispanic Population and Non-Hispanic Population by Age Group (Source: Idaho Commission on Hispanic Affairs)

HISPANIC				
Rank	Leading Cause of Death	Number	Percent of total	Rate per 100,000 pop
	<b>Total</b>	1,197	100	203
1	Malignant neoplasms	215	18	36
2	Accidents	179	15	30
3	Diseases of heart	175	15	30
4	Diabetes mellitus	61	5	10
5	Cerebrovascular diseases	53	4	9
6	Chronic liver disease and cirrhosis	45	4	8
7	Intentional self-harm (suicide)	36	3	6
8	Certain conditions originating in perinatal period	34	3	6
9	Influenza and pneumonia	32	3	5
10	Chronic lower respiratory diseases	28	2	5
	All other causes	339	28	NA

NON-HISPANIC				
Rank	Leading Cause of Death	Number	Percent of total	Rate per 100,000 pop
	<b>Total</b>	36,859	100	855
1	Malignant neoplasms	8,126	22	188
2	Diseases of heart	7,826	21	181
3	Chronic lower respiratory diseases	2,456	7	57
4	Accidents	2,088	6	48
5	Cerebrovascular diseases	1,831	5	42
6	Alzheimer's disease	1,261	3	29
7	Diabetes mellitus	1,150	3	27
8	Intentional self-harm (suicide)	953	3	22
9	Influenza and pneumonia	645	2	15
10	Chronic liver disease and cirrhosis	581	2	13
	All other causes	9,942	27	NA

Figure 1.6 Leading causes of death for Hispanics and non-Hispanics (Source: Idaho Commission on Hispanic Affairs)

(12) Idaho Commission on Hispanic Affairs, *Hispanic Profile Data Book of Idaho*, 2017

(13) University of Idaho, Office of Community Partnerships, "Idaho at a Glance" February 2013, Vol. 4, No. 1

With regard to the HCA and its findings, the topic of prevention is key. Within the Hispanic populations, a number of factors are at play that if addressed, could improve the health of Caldwell Hispanic residents. The profile data book revealed several factors that can influence health conditions if positive changes are made. Findings included:

- Health care coverage among Hispanic populations is significantly lower than non-Hispanics. Idaho Hispanics without health care coverage stands at 37% vs. non-Hispanics at 14%. Dental insurance rates are similar with Hispanics reporting 54% without dental insurance compared to 44% without for non-Hispanics. (13)
- Prevention steps beyond insurance is also key to health. Approximately 30% of Hispanics reported having no leisure time physical activity compared with 18% in non-Hispanic populations. Obesity rates (over 30 Body Mass Index or BMI) for Hispanics stands at 38% vs. 29% for non-Hispanics. (13)

## Transportation Concerns for Hispanic Populations

Transportation access among Hispanic households in Idaho, as well as Caldwell, is also cause for concern. It relates not only to access to jobs and buying power of the population, but also to the safety risks associated with lack of access to vehicles. People who have lower rates of access to vehicles must rely on other modes of transportation—walking, transit, bicycling—to go to work, run errands, or access healthcare. Approximately 135 Caldwell Hispanic households (9%) have no access to a vehicle, according to the US Census. (14)

Due to a transportation system that is heavily focused on accommodating high volumes of vehicles at higher rates of speed, especially on urban arterials, population with limited access to vehicles is further at risk. Auto dependency also means a greater impact on a family's budget, which is more detrimental to low income families. It may also mean that people are out walking and biking in less than desirable situations, or they are forced to find rides with others.

This is illustrated in transportation-related accident rates for Idaho's Hispanic population, particularly youth. Transportation-related accidents account for 29% (13) of deaths among Idaho's Non-Hispanic population

compared to 59% (13) of deaths among the Hispanic population. Hispanic youth account for 25% (13) of the Hispanic population's deaths due to transportation-related accidents, a rate more than double that of the Non-Hispanic population, in which youth account for 13% of who die due to transportation-related accidents. (13)

## Other recommendations that came from the workshop:

- City host community listening session to get to the root of specific situations, then refine outreach and program efforts
- Offer official City material in English and Spanish
- Expose area Hispanic youth to civic activities and possible careers
- Continue to promote the Hispanic culture through events, festivities
- Launch a civic cleanup type event oriented towards Hispanic community
- City launch a Ciclavia like event in downtown that includes input and content from Hispanic leadership and residents
- Engage Hispanic leadership to mentor young Hispanic professionals
- Use demographics to inform facility offerings in parks, school campuses
- Work with Caldwell School District to support after school programs
- Encourage area hospitals to offer targeted prenatal care courses or mobile clinics in heavy Hispanic neighborhoods
- Use school registration to be an information transfer exchange for activities and programs offered in Caldwell



Tienda markets located in key neighborhoods such as tract 213, are great places for communication outlets with Hispanic or Latino residents

(13) University of Idaho, Office of Community Partnerships, "Idaho at a Glance" February 2013, Vol. 4, No. 1

(14) US Census, ACS 2010 Hispanic or Latino Households, Vehicle Access

## Spectrum Housing Opportunities

Many area stakeholders described the housing situation of Caldwell as lacking. More specifically, there is a shortage of housing stock that meets the typical wages of Caldwell residents. Per household, Caldwell residents earn just over \$41,000. (15) The financial goal with regard to the dedicated amount of funds towards housing costs is 30% in total. (16) To illustrate the 30% goal based on income, modest tax rates, utility costs and either mortgage or rent, the following chart is used.

Household Income	After 15% Taxes	30% Rent/Mortgage
\$20,000	\$17,000	<b>\$425</b>
\$30,000	\$25,500	<b>\$638</b>
\$40,000	\$34,000	<b>\$850</b>
\$50,000	\$42,500	<b>\$1,063</b>
\$60,000	\$51,000	<b>\$1,275</b>
\$70,000	\$59,500	<b>\$1,488</b>

Figure 1.7 Illustrative computations showing housing costs

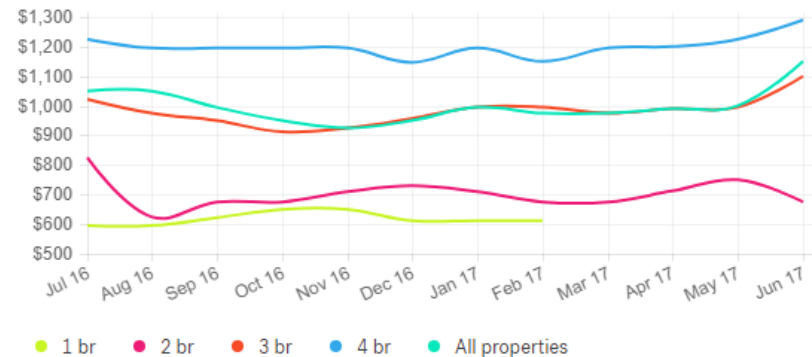
Housing is usually the most significant portion of monthly expenses. However, other monthly expenses such as food, child care, transportation, health insurance, clothing, savings, utilities and emergency funds also require diligent financial management. The cost of living continues to rise and yet wages has not kept up. In Caldwell, High school graduation rates for Caldwell residents stands at 79.1% verse 89.5% for all of Idaho. (17) Bachelor degree attainment stands at 14.3% in Caldwell and 25.9% in Idaho. (17) Per capita income in Caldwell is \$15,450 versus \$23,399 throughout the state. (15) Clearly, the numerous statistics point to a more challenging situation for wages, yet housing costs are higher than in most places throughout the state.

Over the past few years, housing values have continued to climb. In Caldwell, the median list price at \$183,000. (18) Using a 10% down payment, 4.0% interest rate and other related factors, a 30 monthly loan amount would cost approximately \$1,110. Without any utility costs accounted for, the median home price would require a household income of nearly \$55,000 to maintain the 30% of monthly cost goal.

With regards to rent, the market in Caldwell is also very tight and prices continue to rise. Though the average cost of all properties is just over \$1,150 per month, looking deeper at the numbers show more stress on local households. A one bedroom unit costs nearly \$600 per month yet with a median per capita income of over \$16,000, to reach 30% rental costs, rent would need to be closer to \$415. A two bedroom unit in Caldwell is right at \$700 per month and three bedrooms at \$1,100. (19)

Cost however, is only one part of the equation. Inventories are very low. One, two and four bedroom housing units have continued to be in very high demand. As of June, 2017 0 one bedroom, <10 three bedrooms and < 30 four bedrooms units, were on the market. (19)

Median Rent



Number of Rentals

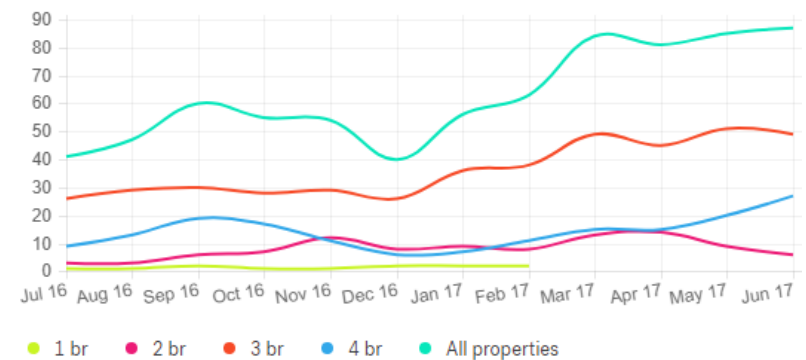


Figure 1.8 June, 2017 median rent and rental units Source: Trulia.com

(15) US Census Quickfacts: [caldwellcityidaho,US/PST045216](http://caldwellcityidaho,US/PST045216)

(16) M. Schwartz and Ellen Wilson, *Who Can Afford to Live in a Home?* US Census Bureau 2006

(17) US Census Quickfacts: [caldwellcityidaho,US/PST045216](http://caldwellcityidaho,US/PST045216)

(18) Zillow: [zillow.com/caldwell-id/home-values/](http://zillow.com/caldwell-id/home-values/)

(19) Tulia.com: [trulia.com/real\\_estate/Caldwell-Idaho/market-trends/](http://trulia.com/real_estate/Caldwell-Idaho/market-trends/)

One factor that is unique to Caldwell is the number of residents per household. Comparatively speaking, Caldwell is very high. Using other similar sized cities in the state to compare with, Caldwell shows over 3 people per household. (20) Other neighboring cities over 30,000 in population do not exceed this threshold and only Meridian at 2.84 is statistically close.

City	People per Household
Caldwell	3.0
Meridian	2.84
Nampa	2.94
Twin Falls	2.67
Pocatello	2.58
Coeur d'Alene	2.4
Boise	2.43
Lewiston	2.35
Idaho	2.69

Figure 1.9 US Census, 2015 ACS

Solving this issue will take a combination of allowing existing properties to be rented, such as accessory dwelling units, permitting and promoting new complexes to be built that address this end of spectrum housing, and possibly requiring a certain percentage of new housing units to be marketed to lower incomes. This will take a commitment from the City, and a buy-in from the development community. In the meantime, continuing to push education and job training, learning financial management and encouraging good choices be made that ensure financial solvency amongst residents are also key to addressing housing needs of residents both today and into the future.

### Other recommendations that came from the workshop:

- Determine how to implement a teen youth homeless shelter
- Implement an adopt-the-block program to clean up area neighborhoods
- Determine how to help fund sewer upgrades (using cdbg funding for example) in trailer parks to avoid displacement

- Create tax incentives for owners to rent to lower income families
- Organize non-profits to refurbish existing buildings for temporary housing
- Seek support from area higher education programs for student capstone projects around housing initiatives
- Incentivize large employers to build nearby employee housing
- Ensure zoning regulations allow mother-in-law (accessory dwelling unit) quarters
- Promote and approve more Section 42 housing projects
- Promote House NextDoor program such as offered by Trinity Church
- Work with CWI to identify housing repairs that can be done via students and facility
- Lower permit and development fees for new low income properties

(20) <https://www.census.gov/quickfacts/fact/table/caldwellcityidaho/PST045216>

## Access to Food Outlets

Another theme that was raised as interviews occurred was the lack of healthy food access. The recent closure of the Paul's Market was difficult to absorb, and compounded by the fact that the location was accessible by residents of tract 212 and 213, both, relatively lower income neighborhoods. There are a few neighborhood level stores scattered throughout the city that do not qualify as full grocery stores including tienda type stores, larger gas station markets and a farmers market, though they are not always ideal due to either a limited selection, higher price point or seasonal nature.

*(Right) The now closed 10th Street Paul's Market, (middle left) long lines at the Oasis Food Center, (bottom right) and the downtown Albertsons on Blaine Street.*



The city is now serviced by four principal grocery stores: two Wal-Marts and two Albertsons. In terms of being accessible however, only the two Albertson's truly serves the majority of residents in Caldwell simply due to their locations as one Walmart is virtually in Nampa and the other new store, well south of most residents. Numerous times did the notion of improving food access come up in interviews and the idea of exploring better corner stores, mobile produce, additional Farmers markets and other mechanisms desirable.

### Other recommendations that came from the workshop:

- Examine the potential for a neighborhood grocery shuttle service
- Encourage farmer's market to participate in SNAP matching program
- Determine opportunities for culinary and food budgeting classes at library
- Work with VRT to offer specific grocery store routes with low income areas
- Possibly work with Urban Renewal to attract grocery outlets
- Determine if school sites can become foot pantries during off hours
- Share community garden sites with citizens where they can pick fruit/veggies
- Provide tax incentives for local community garden sites on vacant property, seek sponsorship from seed companies, local garden or nursery businesses
- Work with local grocery stores to increase home delivery or store shuttle
- Streamline zoning code to promote grocery outlets in existing buildings
- Determine how 4H extension, food classes and a co-op can be under one roof
- Encourage CWI to launch a culinary program, complete with nutrition education, and create a food pantry site as part of program
- City reach out to large local agricultural operations to determine needs of a local farm to market program that brings locally grown produce into areas of need

## Micro Neighborhood Issues

The final major theme identified throughout the project was the notion of particular sub neighborhoods that are experiencing significant challenges. These neighborhoods were described as being ones with high crime rates, extreme poverty, and even sanitation concerns. The neighborhoods were shared with City leaders to keep a degree of anonymity. Some of these neighborhoods have been a continual issue for the residents living in them, their surrounding neighborhoods and City staff.

A particular challenge with such neighborhoods are the unintended consequences of action. If the City consciously takes action on the crime issue by increasing patrols and making their presence known to perspective criminals, many have argues that the City and the Police Department are "profiling" unfairly and complaints to the City increase. When efforts to increase compliance with code enforcement are taken, the City will see a swift response from fair housing organizations that often claim the City is using discriminatory practices.

This delicate relationship between authority and promoter of high quality of life is a difficult role for the City to take. Assistance from other organizations and entities is particularly needed to address the conditions discussed and observed, and improve the health and safety of area residents.

*Included images are NOT of Caldwell neighborhoods but are used as illustrations of the types of conditions typical in some of the micro neighborhoods.*

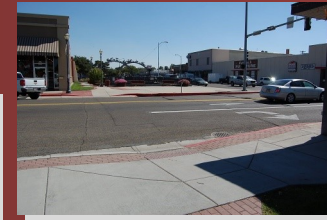
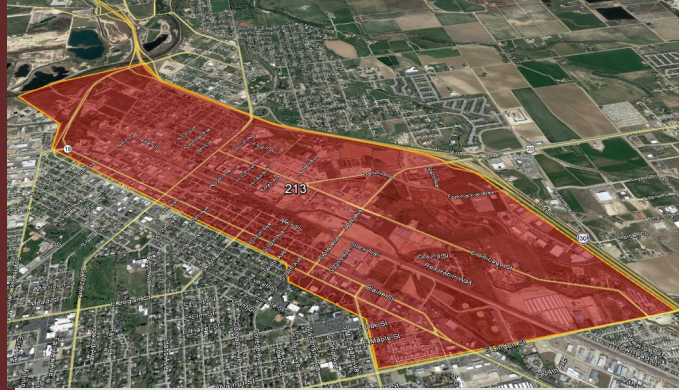
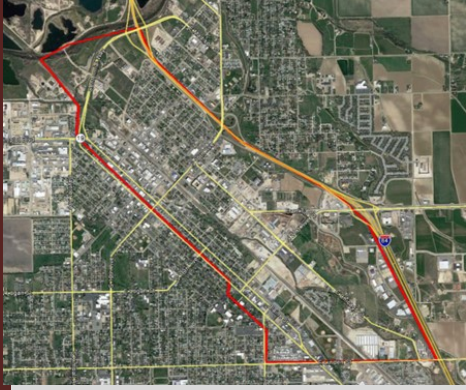


## Other recommendations that came from the workshop:

- City work with faith based organizations to try and establish after school/day care programs within or near neighborhood sites
- Police Department try to work with neighborhoods to establish some form of modest neighborhood watch program
- City invest in clean up efforts and recreational outlets near neighborhoods on public property
- Work with waste management company to set up an occasional free on-site garbage dump days to reduce code compliance issues and clean up properties
- City housing staff organize a landlord forum to try and share property improvement strategies, and improvement programs, discuss legal requirements and management rights
- If parenting courses are establish at school sites, possibly teach such courses on site with neighborhood parents
- City build community center through Parks and Recreation that can provide an outlet and proximate location to such neighborhoods and provides a positive environment



# Tier 1 Hot Spot - Census Tract 213



**Area Description** - Census Tract 213 is roughly 2.25 miles in area but is very different from the northwest to the southeast. The area is bounded by Interstate 84 to the east, Centennial Way to the north, Cleveland Boulevard to the west, and Linden Street to the south. The tract is also bisected by the Union Pacific railroad which makes connectivity and access difficult.

**The People** – Tract 213 is experiencing significant challenges and on a number of fronts. The area is mostly inhabited by residents on the western half of the tract and includes north Caldwell. With nearly 80% of input categories flagging, the roughly 3,000 residents are experiencing socio-economic stresses mixed with difficult built environment realities such as living next to the loud, busy Interstate, that add to unhealthy conditions. A strong majority of residents are of Hispanic origin and many households are below poverty levels.

**The Area** - The tract is home to a majority of downtown Caldwell, an industrial area located just over the railroad tracks to the north, and farm areas and the Canyon County Fairgrounds to the southwest. The

tract was once a thriving environment prior to the construction of the Interstate which severed virtually all connections with Canyon Hill. Though the tract is not relatively large, it does include virtually three separate areas and transitions significantly with neighboring tracts.

**The Concerns** - The north Caldwell neighborhood is one full of pride and rich in history. The downtown is recovering well and will thrive in the years to come. The area near the Interstate and up against the railroad corridor however is high in social determinants of health measures. Poverty measures and poor housing conditions are high, and access to food and inviting recreation space limited.

Health Indicator	Caldwell Tract Ranking
Hispanic	65%
Below Poverty	45.2%
SNAP Households	53.9%
Substandard Housing	48.8%
Disabled Percentage	21.4%
No Car Access	18.9%
High School Graduation %	60.5

# What We Saw



## Interview Findings and Claims

**Salvation Army** - The Salvation Army has been in existence for one 100 years. The Caldwell station has currently overseen by a relative new-comer to the area, Captain Bridgeo. The local branch oversees a number of community services including meal distribution, ESL classes, a music class, and a program for young mothers called Baby Haven which provides mom's with essentials like food and diapers.

## Key Findings

- Lions Park (formerly Jaycee Park) needs improvements and is one the Army uses on occasion for activities
- Parenting classes is a need in Caldwell
- The Caldwell Corp Cadets program is a success and has the most members in the Idaho/Oregon region. The program focuses on kids earning money towards college
- Continued transportation limitations plague Caldwell and residents, limits use of their services

## Opportunities for Impact

- Started a music program for youth but have only 15 instruments
- Seek a facility for recreation, food distribution performing arts, and cooking schools
- Wanting to start a new homeless program called IHelp that allows homeless to use church facilities for shelter, showers and laundry.

- Seek opportunity to meet with others in Caldwell to understand the level of need and the areas of need

**Community Advocate** - A community advocate and longtime resident was interviewed as part of the process. The person has lived in the area for many years and has watched parts of tract 213 slowly degrade due to a number of factors. The person interviewed thinks that will City and community investment, the north Caldwell neighborhood could see a significant improvement on a number of fronts but such investments has been illusive or fall short of true need.

## Key Findings

- Lions Park needs to more accessible by walking and is not an ideal place for families to enjoy in its current state
- North Caldwell, near the interstate needs overhead lighting
- The area needs additional patrols and more code enforcement

## Opportunities for Impact

- Bringing the positive spirit that is growing at the College to North Caldwell, to North Caldwell is needed
- Teaching north Caldwell youth about the growing viticulture industry is essential for area youth to understand and possibly pursue
- A large, public initiative at Lions Park could bring significant improvements and change to north Caldwell

# What We Saw



**Police Department** - The department serves the residents with 64 sworn officers. The department has been part of a major effort over the past 15 years to make significant inroads on major crime and those who perpetrate it. The crime rates have dropped, especially violent crimes, which has been the result of changing operational approaches, working with SRO's in schools, and a zero tolerance policy in area schools.

## Key Findings

- Crime rates have claimed to declined for 9 straight years
- The department proactively seeks bilingual officer candidates and their administration section teaches Spanish to willing participants
- Three officers are starting a dedicated traffic enforcement division

## Opportunities for Impact

- Need constant communication from citizens for concerns
- Neighbors taking care of each other, watching out for one another is the best help they can receive

**Love, INC** - A faith based non-profit entity that serves the community, especially residents of Canyon County, the organization provides financial support through education and rigorous financial discipline, food and emergency needs as well as marital counseling.

## Key Findings

- Over \$4 Million dollars of debt has been eliminated through their programs
- Average household debt of participants is \$20,000-\$25,000
- 70 families on average are enrolled in programs

## Opportunities for Impact

- More enrollees are needed, though curriculum and sacrifices asked are not easy
- Would like to grow relationship with other organizations and help get to root of poverty issues, not just address immediate needs

**Hispanic Cultural Center** – Located off Garrity Blvd. near the Boys & Girls Club and Lakeview Park in Nampa, the site offers a number of classes, event space and festivities for various holidays and celebrations throughout the year. The Center is used by Caldwell residents and is more of a Canyon County asset and resource

## Key Issues

- A feeling parts of Caldwell have been neglected by lack of investment persists
- Feeling of discrimination towards older Hispanic seniors exists
- Park fees cited as reason major celebrations are held in Caldwell and not Nampa

## Opportunity for Impact

- Center seeks to help provide an atmosphere of cultural exchange and pride
- With help from City and other entities, leadership feels they can be a help to overall community efforts
- Mentoring of young Hispanic students specifically around City functions, can help in the long term

# What We Saw



**Canyon Springs High School** - The alternative high school located near downtown is intended to provide students who have had various problems in other public schools an opportunity to grow and change, with the help of staff and a different educational approach. The school has a high success rate at intervening and changing the trajectory of students though staff is constantly faced with various difficulties each day.

## Key Findings

- Mental health support in the area is lacking and in need
- Two nearby neighborhoods are particularly troublesome for crime, drugs and overall neglect

## Opportunities for Impact

- Additional mentoring for students would help students be prepared to advance in either education or professional environment
- Taking students to places of professional employment during their senior years to help inspire them and provide hope is an area to be explored
- Having local behavior health services would be beneficial to students and their families
- Having a vocational training program in connection with CWI would provide opportunities for students

**City Public Works** - The Public Works department is responsible for a number of City initiatives and projects. The department oversees an annual budget that directs funds to streets, water, sewer, parks and other infrastructure projects throughout Caldwell. Public Works has significant influence over the assets and operation of the City.

## Key Findings

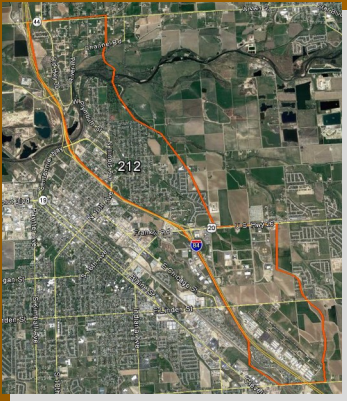
- City is launching their new downtown plaza which will have up to 250 events throughout the year
- Plans are for the expansion of the Indian Creek trail to connect with the river greenbelt
- City will likely take over operations of several irrigation ditches that span Caldwell and will seek to construct shoreline paved trails

## Opportunities for Impact

- Lions Park slated for improvements including new restrooms, new playground
- A new park will be constructed in the place of the old Sundowner Motel



# Hot Spot Tier 2 - Census Tract 212



**Area Description** - Nearly 5 miles in area, Tract 212 is very large, though most of the residents live on Canyon Hill to the northwest of the city. The tract is bounded by Interstate-84 to the west, Ustick Road and the Caldwell airport to the south, and Highway 44 to the north. The Canyon Hill neighborhood once connected with the neighborhood now in tract 213 prior to the Interstate being constructed. The Interstate severed most roadway connections which has limited access and growth potential in the tract.

**The People** - The people living in the tract are a bit older with 11.3% being over the age of 65 (21), nearly 4 in 10 are of Hispanic origin (22) and most rent the homes they occupy, (23) and roughly one in five are uninsured. (24) The tract also has an under 18 population of 30% (21) and an overall high school graduation rate of roughly 80% (25) which is one of the lower rates in the city.

**The Area** - The southern half of the tract is still largely undeveloped and what areas are developed are comprised of the airport, a large park, and either industrial or warehouse type uses. The northern half of the tract is mostly older residential neighborhoods in complexion, and the tract has two elementary schools, Sacajawea and Van Buren Elementary school and a major park facility in Luby Park.

**The Concerns** - A major concern for most residents is access to the rest of Caldwell in terms of services, goods and various outlets. The topography of Canyon Hill makes walking, bicycling a challenge due to the elevation gain and most land is already developed meaning few options are left for the types of business and assets members need or would like to see be constructed. No real grocery outlet exists with the exception of two small neighborhood tienda stores and even air quality is worse than most other tracts due to the proximity to the Interstate and industrial processing facilities nearby.

Health Indicator	Caldwell Tract Ranking
PM 2.5 Days	6.7
Uninsured Percentage	23.4%
Renter Percentage	36.2%
Hispanic	38.6%
Below Poverty	23.3
Substandard Housing	40.3
SNAP HH	29.1%

(21) US Census: Hispanic Population by Age Group 2010 & American Community Survey, 2015

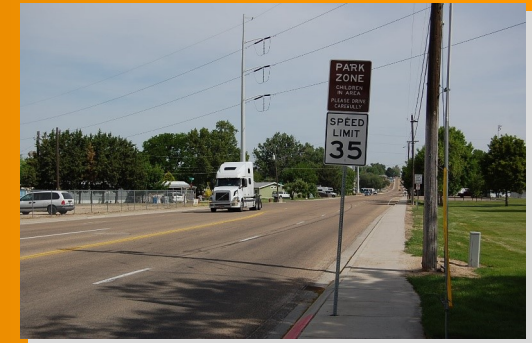
(22) Community Commons, Hispanic or Latino ACS 2011-2015

(23) US Census, American Community Survey, 2015 Housing Tenure

(24) Community Commons, Lack of Health Insurance Coverage, % of Adults 18-64 by Tract, ACS 2011-2015

(25) US Census, American Community Survey 2015, Educational Attainment

# What We Saw



## Interview Findings and Claims

**Sacajawea and Van Buren Elementary** - Both schools are located in the Canyon Hill area of Caldwell. Each has their own issues and concerns but staff from both schools often work together to sharpen skills and collective impact capabilities. Of the two, Sacajawea experiences tougher socio-economic issues amongst the student body, however Van Buren Elementary also has its share of challenges.

### Key Findings

- Claimed to have large student homeless population
- Sidewalks in the area of both schools are missing and needed to improve safety and walking rates
- An informal living camp exists behind the Sacajawea campus that is a perceived threat
- Sacajawea and the nearby cemetery work well together as people walk and jog through both locations

### Opportunities for Impact

- The campuses can be a draw to Seniors who live around the sites with investment
- Overall targeted recreation opportunities are missing
- Becoming a hub for information and services is desired. Services like dental exams, mental health services, English language courses, and both addiction and parenting classes is needed
- Lighting around schools is needed for safety and security

**Mayor Nancolas** - The City of Caldwell has been led for the past 18 years by Garret Nancolas. The Mayor is also a resident of Census tract 212 and knows the area well. In addition to having a bird's eye view of Canyon Hill, the Mayor helped shed light on numerous other issues confronting the city and his immediate neighborhood.

### Key Findings

- The recession hit the neighborhood hard, foreclosures spiked more than most areas
- Loose dogs are common and residents either need to secure their animals or additional resources are needed for animal control
- There is push back from home owners regarding the City's sidewalk construction program as they many do not feel compelled to contribute

### Opportunities for Impact

- St Lukes undeveloped property by I-84 could be very valuable for industrial land uses and tax revenue
- Language barrier needs to be addressed throughout outreach and education
- More retail outlets are needed throughout the city as many residents travel to Nampa for their needs
- Outside dollars for recreation and improvement is needed

# Tract Hot Spot Assets & Issues

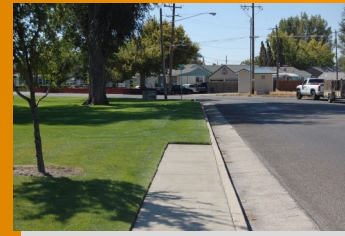
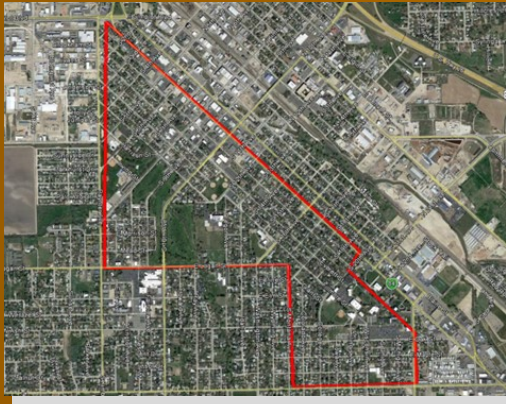


1. Sacajawea Elementary - The elementary school is not only the principal school for the Canyon Hill area, it also serves as a park site given the topography challenges in the tract, could also serve as a modest branch library site
2. Illinois Avenue - The avenue is a key link between Canyon Hill and the interstate area. The roadway has sidewalks along most of the segment and bike lanes that stretch half way up the hill, continuing the bike lanes beyond the school campus and filling sidewalk gaps is advisable
3. Luby Park - a major asset for the residents of the tract, Luby Park is one that with more lighting, bike racks and programmatic offerings based on local demographics can be even better
4. Van Buren Elementary /Marble Front Road- the school and rural road

- are co-located in the tract and the road needs bicycle facilities and a design profile that cues drivers to travel closer to 25mph, or a speed that minimizes potential harm to school children in the area
5. Skyway Park - complete with numerous activities and facilities geared at Caldwell youth, adding treatments such as walking paths, lighting and bike racks can help attract a wider spectrum of users
6. Greenbelt Trail - continued expansion will serve the tract well and regular patrols by Caldwell Police Department are needed due to claimed illicit activity taking place in more isolated locations
7. High stress neighborhood - The neighborhood is under economic and social stresses and limited roadway access makes a potential structure fire a grave hazard with few routes for evacuation



# Hot Spot Tier 2 - Census Tract 215



**Area Description** - At less than 1 square mile, the triangular shaped tract 215 is one of the smallest of the nine Caldwell tracts. The tract makes up the southwest half of the historic and revitalized downtown core. The perimeter of the tract is bounded by Cleveland Boulevard to the northeast, both Logan and Linden Streets to the south, and Paynter Avenue to the west.

**The People** - Tract 215 has the fourth highest over 65 population at 15.2% of the total population, but it also has a significant population of college age residents, which explains why the average age is 25.4. (26) Due in part to the presence of the College of Idaho, residents are mostly renters and 28% are unemployed. (27) This again reinforces the presence of college students in the tract. Additionally 65% of residents spend more than 30% of their income on rent which points to lower incomes indicative of working students. (28)

**The Area** - The tract includes the vast and centrally located Memorial Park, one of the older schools in Caldwell, Lincoln Elementary School, the municipal golf course, and of course, the College of Idaho. Other assets in the tract include the Caldwell Senior Center, the Caldwell Library, and numerous retail outlets in and around downtown.

**The Concerns** - The most significant concern in the tract is housing costs and incomes of many residents. In some cases this is explained by the presence of college students without jobs or low paying jobs. However, there are other areas in the neighborhood with more traditional housing stock occupied by older residents on fixed incomes, which correlates with the 18% disability rate. (29)

Health Indicator	Caldwell Tract Ranking
Unemployed	18.0%
Renter Percentage	53.5%
>30% of Income to Rent	65.0%
Substandard Housing	41.5%
>65 Years Old	15.2%
SNAP HH	35%
Disabled	18.5%

(26) US Census, American Community Survey, 2015 Total Population , Age

(27) Community Commons, Unemployed Workers, ACS 2011-2015

(28) US Census, American Community Survey, 2015 Financial Characteristics

(29) US Census American Community Survey, 2015, Disability Characteristics

# What We Saw



## Interview Findings and Claims

**Meals on Wheels** - For over 40 years, Meals on Wheels has been delivering food to Caldwell Residents. For those lacking transportation, over 60 years of age or infirmed, the invaluable service provided by this group keeps people fed, helps share information, provides social interaction and enhances quality of life.

### Key Findings

- Over 100 meals per day are provided
- Other than the Director position, all others involved are volunteers
- Organization received \$4.25 for each meal from Idaho Commission on Aging, though cost of meals is \$6.50 each
- Claimed to deliver 30% more meals in 2016 than in 2011

### Opportunities for Impact

- A newer larger capacity van would allow them to deliver more meals and with greater fuel efficiency, thereby improving their service and saving funds
- Additional volunteers are needed to maintain level of service
- Funding shortfalls are constantly an issue and more regular steady funding sources are ideal

**Lincoln Elementary** - Lincoln Elementary School is one of Caldwell's oldest schools and has served residents for nearly 70 years. The school is centrally located, though of the 410 students, as many as 350 are

bussed. Great academic success has been had over recent years, and proof is in test scores as they are claimed to be up. Caldwell is also shedding its reputation as a gang ripe environment and it was flatly claimed that "gang days are over".

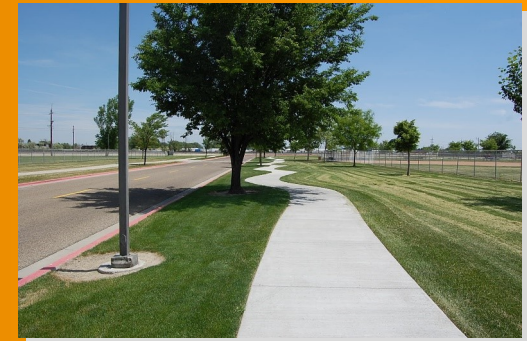
### Key Findings

- The micro neighborhoods were identified in the vicinity that are a significant concern for the welfare of students living there
- 10% of students are claimed to be listed as homeless
- Due to the age of the building, discussions are being had about how to proceed into the future and whether repairs on the existing building or a new building altogether is necessary

### Opportunities for Impact

- Walking school busses are needed for this school with a central location, well connected street network
- More mentoring of students is desired and Guys in Ties and Girls with Goals, programs are examples of success in this area
- Parenting classes are needed
- Field trips out of the area and into either natural settings or unique locations is needed and would be valuable to students who are often land locked within their own neighborhoods

# What We Saw



**Oasis Food Centers** - For over 15 years, the Oasis Food Center has been serving meals to those in need in Caldwell and Canyon County. The faith based organization serves roughly 12,000-25,000 pounds worth of food each week. Between 350-400 families are fed through Oasis. Many area children are fed each school weekend via their school backpack program offered through area schools.

## Key Findings

- There is a bottleneck for food systems at the pantry level and getting food to people stops at this point
- The local food channels, collections, donations and distribution are not as efficient as they can be
- It was claimed that the problem isn't necessary food access, it is distribution and safety

## Opportunities for Impact

- A food shuttle that picks Caldwell residents up and brings them to the center would help accommodate the lack of transportation many site as an issue
- Area pantry's need freezers and coolers for food safety and shelf life.

**City Parks and Recreation** - The Parks and Recreation Department oversees all City owned parks and offers numerous programs within the recreation realm to residents of all ages and abilities.

## Key Findings

- Due to new for-profit leagues in the region, having space for City recreation leagues is a problem
- Softball fields are also becoming for-profit facilities as leagues have taken over many area fields
- Modernizing existing parks is a major goal of the department

## Opportunities for Impact

- An established, and modern recreation center with office space is needed in Caldwell
- Outdoor exercise equipment is sought for area parks
- A property owner on Canyon Hill is considering donating land for City park, the neighborhood currently has none

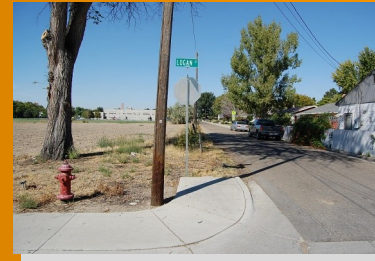
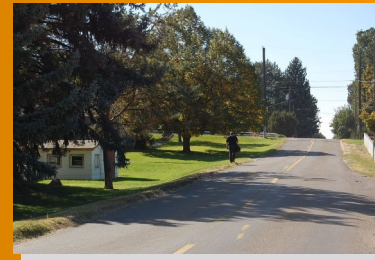
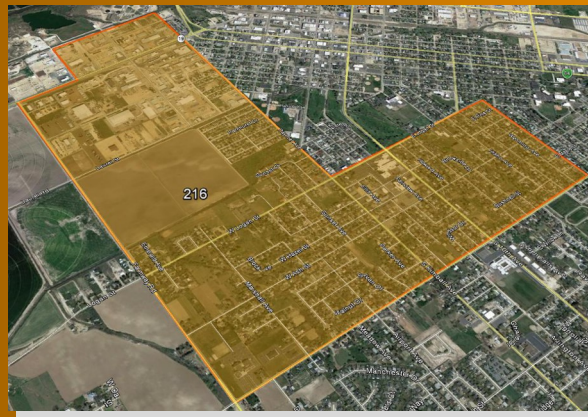
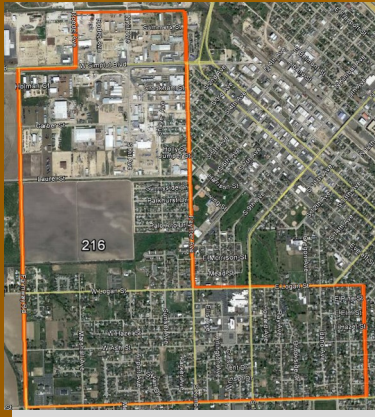
# Tract Hot Spot Assets & Issues



1. Memorial Park - add rectangular rapid flash beacon (RRFB) at Paynter/South 6th intersection and buffered bike lanes on Paynter Avenue to further enhance the park by encouraging activity and less driving. Add accessible play equipment, lighting and bike racks
2. Kimball Avenue - add buffered bike lane in front of park to Cleveland Blvd, add high visibility crosswalks, and full ADA compliant curb ramps to improve accessibility in tract. Consider installing a RRFB at the intersection on Kimball/Grant Street
3. Caldwell Library/Senior Center/Meals on Wheels - all offer a tremendous opportunity for information exchange and health services and should be a walkable destination with enhancements suggested
4. Sebree Park - being across from the city library and senior center

5. Dearborn Street - a street that parallels Cleveland Blvd and is a perfect alternative route if separated bike lanes are added
6. College of Idaho - add RRFB at Cleveland/22nd Street crosswalk, and consider adding high visibility crosswalks on Oak Street at the College and Wisconsin Avenue intersections
7. Affordable housing - is a desirable feature in this area due to the presence of lower income students

# Tier 2 Hot Spot-Census Tract 216



**Area Description** - This "L" shaped tract is over 1.5 miles in area and is mainly comprised of residential neighborhoods on the south end of the tract and larger industrial parcels on the north end. The tract is bounded by Linden Street to the south, Logan and Johnson Streets to the north and Farmway to the west.

**The People** - Tract 216 has the highest population over 65 with 17.4% of the total, (30) has a disability rate of 20.4% (31) and has many indicators of housing cost issues. Household size is smaller at 2.6 people, (32) and 3 in 10 are Hispanic. (33) This tract has growth potential due to the large undeveloped parcels remaining and could grow significantly in coming years. Several of the parcels are on the less developed side of Caldwell meaning land prices could be cheaper and single family homes or apartments possible indicating a possibility of younger families being attracted to the area, ultimately lowering the average age and reducing the disability rate. However, this may also reduce household incomes as many younger families are still growing their earning power in the workforce.

**The Area** - The northern half of the area is mostly either undeveloped or industrial/warehouse in nature and continually sees large freight vehicles on area roads. The southern half is where a vast majority of

the people living in the tract reside and is largely traditional subdivision type development patterns. The tract is also home to the West Valley Medical Center campus which is the largest hospital in Caldwell.

**The Concerns** - Available information indicates potential financial stressed. A high rental rate and portion of income to rent costs, above average substandard housing units, as well as unemployment rates all indicate housing stresses amongst residents in this tract. The average age of residents is also higher than average along with the disability rate indicating mobility concerns.

Health Indicator	Caldwell Tract Ranking
>65 Years Old	17.4%
Disabled	20.4%
>30% of Income to Rent	55.5%
Renter	36.4%
SNAP HH	28.5%
Below Poverty	27.9%
Average Age	36.4

(30) US Census, American Community Survey, 2015 Total Population , Age

(31) US Census American Community Survey, 2015, Disability Characteristics

(32) US Census, American Community Survey, 2015 Housing Tenue

(33) Community Commons, Hispanic or Latino ACS 2011-2015

# What We Saw



## Interview Findings and Claims

**Wilson Elementary** - The elementary school located in South Caldwell serves tract 216 and others, and is located at the intersection of East Linden Street and South 10th Street. The site has significant grounds and is often used for a multitude of reasons that benefit the people of Caldwell, beyond the 580 total students.

## Key Findings

- The intersection in front of the school fails to meet minimum cross-walk timing as per MUTCD
- Parents and local organizations are very helpful including the Baptist Church who repaved their blacktop, for example
- Youth facilities are claimed to be in poor shape and Caldwell players for youth leagues are leaving to play in places with better facilities

## Opportunities for Impact

- The school needs washers and dryers for students without access to clean clothes
- Students need significant amounts of clothing as many students wear soiled clothing repeatedly which leads to health, and social issues among other students
- A walking track is needed for students and the overall neighborhood as it would give both an ideal and safe location to gather and participate in a healthy activity



# Census Tract 210.01

**Tract Description** - Located in the far northwest portion of the city, this tract is mostly comprised of subdivisions and agriculture production facilities. The far northwestern edge of the tract is in Caldwell, and the Nampa portions are mostly subdivided residential properties.

**Areas of Concern** - Issues facing the citizens of this tract include several poor air quality days, a higher Hispanic population that could be facing health inequities, no real grocery outlets or parks sites at the moment and a higher sub-standard housing and disabled population rate. The tract does have several schools which could be used for recreational outlets with joint-use agreements.

## Planning Team Recommendations:

- **Focus Hispanic outreach efforts in tract (32% Hispanic)(34)**
- **Zone appropriate parcels to accommodate multiple grocery outlets (0 Grocery Outlets) (35)**
- **Identify new construction treatments to improve indoor air quality and consider updating development regulations for new construction (36)**



# Census Tract 210.02

**Tract Description** - Most activity for this tract occurs south of the I-84. The tract straddles the highway and includes large industrial sites, agriculture lands, older retail and commercial spaces and several residential neighborhoods. Future growth will occur on the far southwest and northeast quadrants impacting the nearly 10,000 residents.

**Areas of Concern** - Residents of the tracts are generally older as those over 65 is higher than under 18 (37). Nearly 1 in 5 are uninsured (38), many battle the effects of poor air quality, (36) and are subjected to a higher than normal number of alcohol and liquor dispensaries. (40)

## Planning Team Recommendations:

- **Work to identify recreational and support elements for seniors (19.6% >65)(37)**
- **Seek to identify land and build park site (0 Park Sites)(41)**
- **Collaborate with area health clinics to increase awareness of services (21.9% uninsured)(38)**



(34) Community Commons, Hispanic or Latino ACS 2011-2015

(35) Community Commons, Major Supermarkets, USDA, May 2016

(36) Community Commons, Fine Particulate Matter Levels, NEPHTN 2008

(37) US Census, American Community Survey, 2015 Age

(38) Community Commons, Uninsured Population

(40) Community Commons, Alcohol Establishments

(41) Community Commons, Population w/Park Access w/in 1/2 Mile



# Census Tract 211



**Tract Description** - Tract 211 is an extremely large tract, of which only a portion is within Caldwell City limits. The tract has over 15,000 total residents though likely 20-30% of them are in the city. (42) Still, 4,000 possible residents with 1,000 being under 18 is not insignificant (43). A strong growth potential exists in this tract as recent developments with the State held properties which include two golf courses and State buildings will likely be redeveloped in the future.

**Areas of Concern** -The number of grocery outlets, few parks sites, poor air quality days and number of sub-standard housing are current areas of concern. Some of these may be mitigated with future development.

### Planning Team Recommendations:

- **Identify new housing requirements to improve indoor air quality (Worst air quality tract)(44)**
- **Zone appropriate parcels to accommodate multiple grocery outlets (0 Grocery Outlets)(45)**
- **Seek to identify land and build park site (0 Park Sites)(46)**

# Census Tract 217



**Tract Description** -Tract 217 is located in the southern portion of Caldwell and encompasses just over three square miles. The tract includes a modest industrial and densely commercial area along Cleveland Boulevard and many open parcels yet to be developed along its southern boarder. The tract is home to the very successful Caldwell YMCA as well as Caldwell High School. With nearly 11,000 residents, almost 30% under the age of 18, (42) the tract is one of the more youthful areas and generally one of the healthiest.

**Areas of Concern** -The larger concerns of the tract may be the sizable number of youth in the area as well as a large Hispanic population given inequity issues discussed prior. The number of renters in the area is elevated as well, so ensuring spectrum housing options will be important in future years.

### Planning Team Recommendations:

- **Seek to identify land and build park site (0 Park Sites)(46)**
- **Focus Hispanic outreach efforts in tract (32% Hispanic)(47)**

(42) US Census, ACS, 2015 Population

(43) US Census, American Community Survey, 2015 Age

(44) Community Commons, Fine Particulate Matter Levels, NEPHTN 2008

(45) Community Commons, Major Supermarkets, USDA, May 2016

(46) Community Commons, Population w/Park Access w/in 1/2 Mile

(47) Community Commons, Hispanic or Latino ACS 2011-2015

# Census Tract 218

**Tract Description** -This tract is an anomaly for Caldwell as it is a newer tract and only 10% of the land is in Caldwell. The area however, will become a tract that sees the most growth from the City of Caldwell in the coming years, and is therefore an area worth planning for future projects, land uses and City led efforts. The tract is situated north of Lake Lowell and stretches into Nampa.

**Areas of Concern** -The residents of this area are mostly healthy. Few indicators show signs of poor health conditions as of now. The average resident is a bit older at 41 (47) and the percent of the population over 65 is higher than average (48). Other future concerns are lack of grocery outlets and park spaces, but that should change as greenfield development occurs.

## Recommendations:

- **City zone appropriate parcels to accommodate multiple grocery outlets (0 Grocery Outlets)(49)**
- **Seek to identify land and build park site (0 Park Sites)(50)**
- **Work to determine and implement recreational and support opportunities for older adults (16.2% >65) (48)**



# Monitoring

This assessment can only go so far without a continual monitoring of progress. Although the partners within the city can all be helpful in implementing the recommendations, continually gauging progress, reconvening stakeholders and updating data will largely be up to the City. This portion of the HCA known as monitoring is intended to prevent the document and all that went into it from being just another plan on another shelf. This groundbreaking project is one that can help propel the City forward for years to come, if the many actions inserted into it are followed or at least explored. To avoid the fate of so many other planning efforts, a series of monitoring steps are included that should be taken on a periodical basis. This section is meant to be a guide for temporal specific actions but can be amended as time moves forward.

## **Quarterly**

The City of Caldwell should summarize activities that have occurred within the hot spots and how they are addressing the needs determined through the assessment. This streamlined, high-level summary can then be posted to the City's website, distributed via electronic mail or even the subject of a regular City hosted webinar for interested parties. The activities should include development that has been approved or constructed, transportation projects that are moving towards implementation, or highlights of programs launched or partnership initiatives that aim to address particular neighborhood issues. This quarterly effort will demonstrate a commitment to making the improvements identified and sought that will address particular needs and enhance the quality of life for Caldwell residents.

In many cases, this type of information is available now for dissemination. Unfortunately many residents are unaware of some of the proactive steps being taken by the City itself or through City leadership. In many ways, this lack of awareness could be a piece to what is shaping public perception.

## **Semi-annually**

Every six months, the City should convene the many partners identified in the plan and already in existence, to review the state of conditions, update information, and better understand what is occurring throughout the city, especially in the Tier 1-2 neighborhoods. This workshop like setting can be very useful to promote continual dialogue, keep groups apprised of either new or on-going efforts, and to understand the magnitude of successes.

During this project, much information was exchanged between organizations and the people that lead them. Often the information collected or shared came as a surprise; sometimes the information was difficult to hear, other times it was received positively. In many interviews there was interest in knowing more about community partner initiatives or programs, some people wanted to know how they could help or be involved. For all of these reasons and more, a semi-annual workshop like discussion is suggested.

## **Annually**

Each year, an annual report should be generated that is organized by the City, but informed by the City and its many community partners. The report should include information on what occurred and who was affected by the many plans, projects policies and programs enacted throughout that year. The report should highlight happenings from the public sector like the City and County, the private sector, organizations such as community groups and churches and non-profit entities that aim to improve the lives of Caldwell residents. All of these community stakeholders deserve recognition for their efforts and the residents of Caldwell should be made aware of what is happening, and those responsible for making things happen. The annual report can be disseminated throughout the city at key locations, electronically via the City's website, and through the websites of all community partners. The report should also include the next initiatives that will occur the next year and communication channels for residents to stay informed.

# Appendix

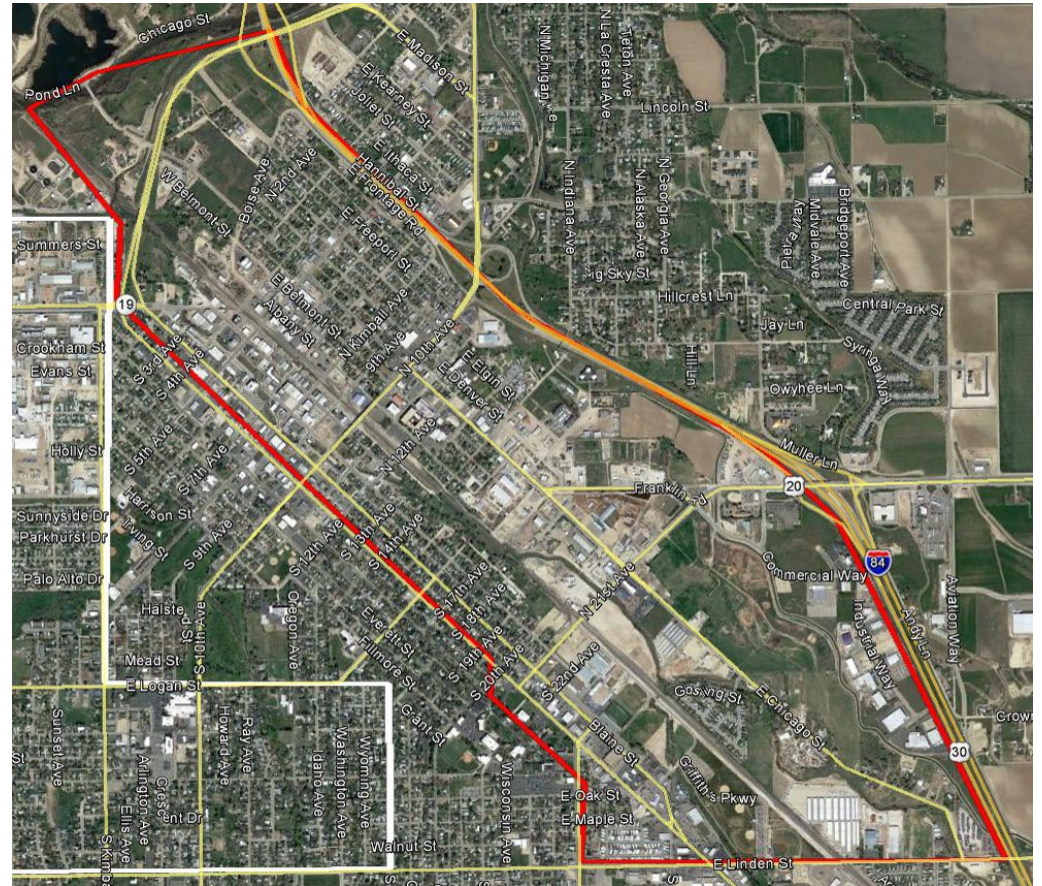
## Social Determinants of Health Data Analysis

Caldwell social determinants of health data captured via the 2010 U.S. Census, 2011-2015 American Community Survey, Caldwell Police Department, and Community Commons.com.

Health Inputs Used																					
Tract	Weighted HS%	TotalPop	< 18	> 65	No Car %	Hispanic	PctBelPov	SNAP HH	%HSGradU	Renter %	PctGT30Ren	Grocers	Beer/Liquor	PM 2.5 Days	Unemployment	% Disabled	Uninsured	Parks <1/2Mi	Substandard Housing	Average Age	Crime Stats
211	8%	15749	33.0%	8.80%	4	19%	11.9	12.5	87.3	24.70	31.8	0.40	0.00	6.70	7.80	10.8	12.9		33.7	29.7	0.17%
212	47%	7002	29.6%	11.30%	6.4%	38.6%	23.3	29.1%	81.1	36.2%	47.0%	4	0	6.7	11.4%	11.6	23.4	36.8	40.3	31.7	0.97%
213	79%	2826	31.0%	6.8%	18.9%	65.0%	45.2	53.9%	60.5	61.4%	52.2%	1.5	30.3	6.6	15.1%	21.4	31.9	37.6	48.8	30.0	2.37%
215	53%	4879	19.5%	15.2%	6.1%	24.1%	34.1	35.0%	75	53.5%	65.0%	2.0	19.8	6.5	18.0%	18.5	14.7	48.9	41.5	25.4	1.48%
216.00	47%	4202	26.8%	17.4%	8.1%	30.3%	27.9	28.5%	81.6	36.4%	55.5%	.9	24.8	6.3	14.9%	20.4	21.2	19.2	37.1	36.4	0.64%
217.00	26%	10738	29.3%	11.7%	5.1%	36.5%	19	17.8%	79.5	35.7%	35.2%	1.0	9.7	6.2	7.2%	12.6	22.5	0	31.3	32.6	0.83%
210.01	14%	13399	33.7%	7.5%	3.6%	32.3%	16.6	22.4%	84.6	26.4%	44.7%	2.3	0	6.7	10.2%	14.2	18.3	0	36.6	29.3	0.16%
210.02	18%	9680	26.2%	19.6%	3.7%	22.4%	15.1	13.7%	82.4	30.3%	31.1%	2.3	10.9	6.5	8.7%	11.02	21.9	0	24.2	32.8	0.23%
218.00	14%	5698	25.4%	16.0%	3.9%	16.8%	10.8	9.3%	89.1	16.6%	19.3%	2	0	5.2	7.1%	11.8	14.1	0	27.5	41.2	0.18%
Avg.			25.45%	13.2%	7.0%	33.3%	24		80.12	37.1%	43.8%				11.6%	10.8	12.9		33.7	29.7	

## Activity Connection Plan for Tract 213

One of the HCA deliverables for the tier one tracts is a planning tool called an Activity Connection Plan, or ACP. The planning model is used to develop short and mid term improvements that enhance the physical activity environment. The plan improves the walking and bicycling environment of a given community by making infrastructure improvements that safely and efficiently deliver citizens to locations where they are most likely to participate in recreation or sport; the most popular reason for people to walk or bike. Most active transportation trips are for recreation and many communities still have yet to either embrace, or implement a comprehensive active transportation plan. The ACP is a means to get communities started on improvements proven to be effective and help usher users to desirable community assets. Additionally, the model identifies specific site improvements that further attract users or provide a better return on investment for city funding. The model contains several steps including: 1. Identify community activity sites (Parks, schools, trails, gyms) 2. Identify participant generator areas (neighborhoods, office, civic) 3. Identify the primary and secondary streets connecting sites with users 4. Meet with stakeholders and review plans for existing projects or ideas 5. Recommend physical and programmatic projects or policies to improve conditions of streets and sites. For the Caldwell HCA, sites within the Tier One tract are subject to the ACP process and included in the subsequent pages.



## Lions Park

This park is one of the oldest in Caldwell. The linear park aligns parallel with I-84 and serves one of the most socio-economically challenged neighborhoods in Caldwell. Lions Park, perhaps more than any other in the city, is in need of significant upgrades and new facilities. This is the only real green space in North Caldwell and serves many facets of health and quality of life.

### Assets

- Basketball Courts
- Open lawn space
- Playground

### Enhancements

- Replace flood irrigation with pressure irrigation
- Install modern playground equipment
- Install several covered picnic and cookout spaces
- Install lighting for safety and security
- Add bike racks
- Plant numerous large canopy trees along East Frontage Road to quiet the freeway noise and intercept particulate matter
- Consider seasonal mini soccer field with sideboards

### Street Improvements

- Complete sidewalk segment along the N. 5th Street segment
- Install buffered bike lanes on N. 5th Street from park site to Main Street



*Left: example of a mini soccer field with wall enclosure Right: South 5th Street is a vital connection within the neighborhood and connects Lions Park with downtown. Adding buffered or separated bicycle facilities would improve bicycling safety, encourage bicycling and slow traffic in the area to a more desirable travel speed.*

## Canyon Springs High School

The alternative high school campus is located near downtown Caldwell in a part of the city without much greenspace or physical activity space. Though the site is part of the Caldwell School District, with a joint-use agreement and additional investment, the site can be a hub of physical activity for not only students but also nearby residents.

### Assets

- Walking path
- Soccer field
- Basketball court
- Sand volleyball court

### Enhancements:

- Consider adult scale outdoor exercise stations located either periodically around the track or in a centralized location.
- Consider modest covered awning and barbeque pits
- Plant additional trees, shrubs and flower beds to add additional color and park like setting.

### Street Improvements:

- Add in-pavement crossing markers to crosswalks in front of the school
- Add sidewalk segment on Denver from N 12th to N 13th
- On E Elgin Street, extend sidewalk outwards towards street to provide 5' continual walk space around irrigation box inlet and large tree
- Complete sidewalk section on E Eglin St from N 13th to n 14th
- Add marked crosswalk at N 12th Street and E. Chicago Street



*Left: In-pavement markers such as this were purchased by the City and should be used in crosswalks near Canyon Spring High School. Right: Extending the sidewalk facilities around the inlet box and tree allows for a continual pedestrian access route and thus, compliant with ADA by not forcing walkers into the street*

## Griffiths Park

The park is located in the southwest portion of tract 213 and is mostly for organized baseball or softball games. The park is newer and accessible mostly near main arterial roadways. The grounds are in good condition though some modest upgrades would improve the site to attract more users and enhance use.

### Assets

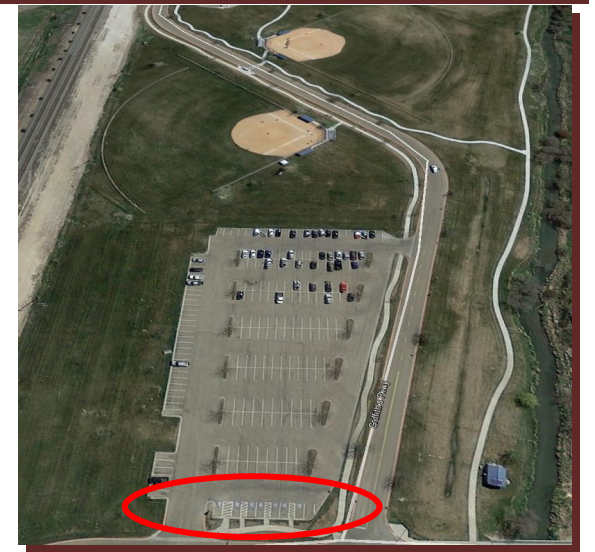
- Walking path
- Baseball fields

### Enhancements:

- Consider adult scale outdoor exercise stations located either periodically around the walking path or in a centralized location
- Consider covered awnings and picnic tables throughout site
- Relocate the ADA parking stalls in the north parking lot to the southern portion of the lot nearest the ball fields as the current configuration forces those with mobility limitations to travel the farthest to the fields

### Street Improvements:

- Add in-pavement crossing markers at key crosswalks to enhance safety and pedestrian visibility
- Add shared lane arrows on Griffiths Parkway to enhance bicycling safety and prompt drivers to comply with slower travel speed
- Add marked crosswalk at the Georgia/Griffiths Parkway intersection connecting the parking lot with pathway

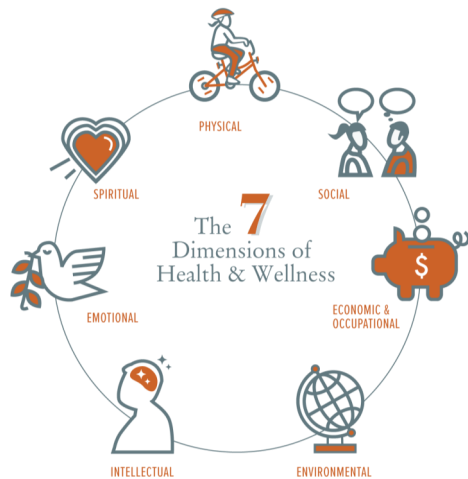


*ADA parking stalls are located in the least accessible location and should be relocated to opposite end of the lot*



# The Seven Dimensions of Health and Wellness

For the top two tiers an element of analysis is included that involves the Seven Dimensions of Health and Wellness. (51) Addressing health should be a holistic endeavor focused on the whole person and the whole community. Health is made up of many interconnected components that



*Seven Dimension of Health Model, University of Riverside. Image: Kostelec Planning*

must all be achieved individually in order to obtain overall health.

These components can be easily organized into *The Seven Dimensions of Health and Wellness*. Each of the seven dimensions are inter-related and each has the ability to strongly influence the others.

The tracts with the most significant indicators of poor health conditions include a map depicting the places where the activity occurring may resulting in achieving some of the dimensions of health. The maps are intended as information-

al items for stakeholders to consider when implementing recommendations, identifying additional needs, or when trying to enhance connections between the sites and nearby neighborhoods. It is key that community members look beyond physical health. Though important, physical health is but one contributor to complete health. It is important that the community thinks of what programs, events and enhancements can be had that address the additional elements described in this sections. . The HCA is an initial attempt to identify and utilize those places within Caldwell that exemplify the seven dimensions but more will be needed in future years to take such as approach to the broader community.

**Physical Health:** The ability to maintain a healthy quality of life that allows us to get through our daily activities without undue fatigue or physical stress. The ability to recognize that our behaviors have a significant impact on our wellness and adopting healthful habits while avoiding destructive habits will lead to optimal Physical Wellness.

**Social Health:** The ability to relate to and connect with other people in our world. Our ability to establish and maintain positive relationships with family, friends and co-workers contributes to our Social Wellness.

**Economic Health:** The ability to get personal fulfillment from our jobs or our chosen career fields while still maintaining balance in our lives. Our desire to contribute in our careers to make a positive impact on the organizations we work in and to society as a whole.

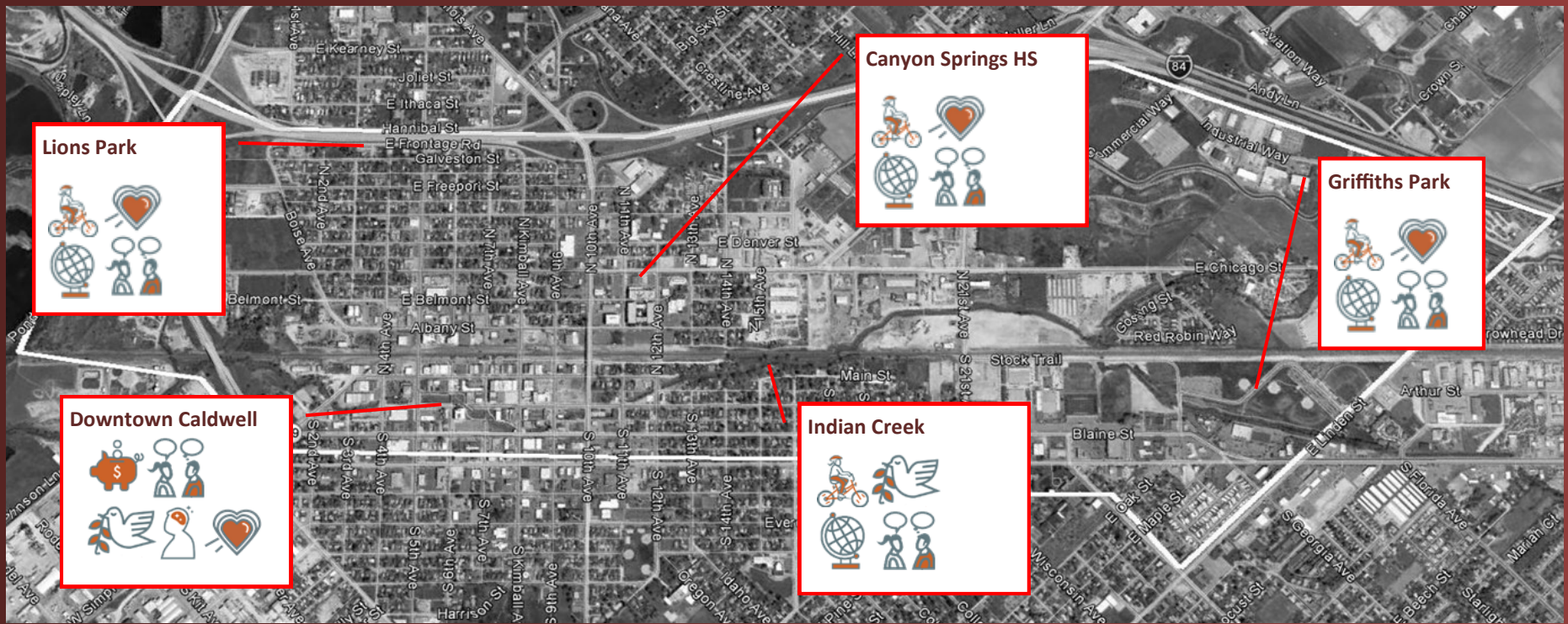
**Environmental Health:** The ability to recognize our own responsibility for the quality of the air, the water and the land that surrounds us. The ability to make a positive impact on the quality of our environment, be it our homes, our communities or our planet.

**Intellectual Health:** The ability to open our minds to new ideas and experiences that can be applied to personal decisions, group interaction and community betterment. The desire to learn new concepts, improve skills and seek challenges in pursuit of lifelong learning.

**Emotional Health:** The ability to understand ourselves and cope with the challenges life can bring. The ability to acknowledge and share feelings of anger, fear, sadness or stress; hope, love, joy and happiness in a productive manner.

**Spiritual Health:** The ability to establish peace and harmony in our lives. The ability to develop congruency between values and actions and to realize a common purpose that binds creation together.

# Seven Dimensions of Health and Wellness Assets - Tract 213

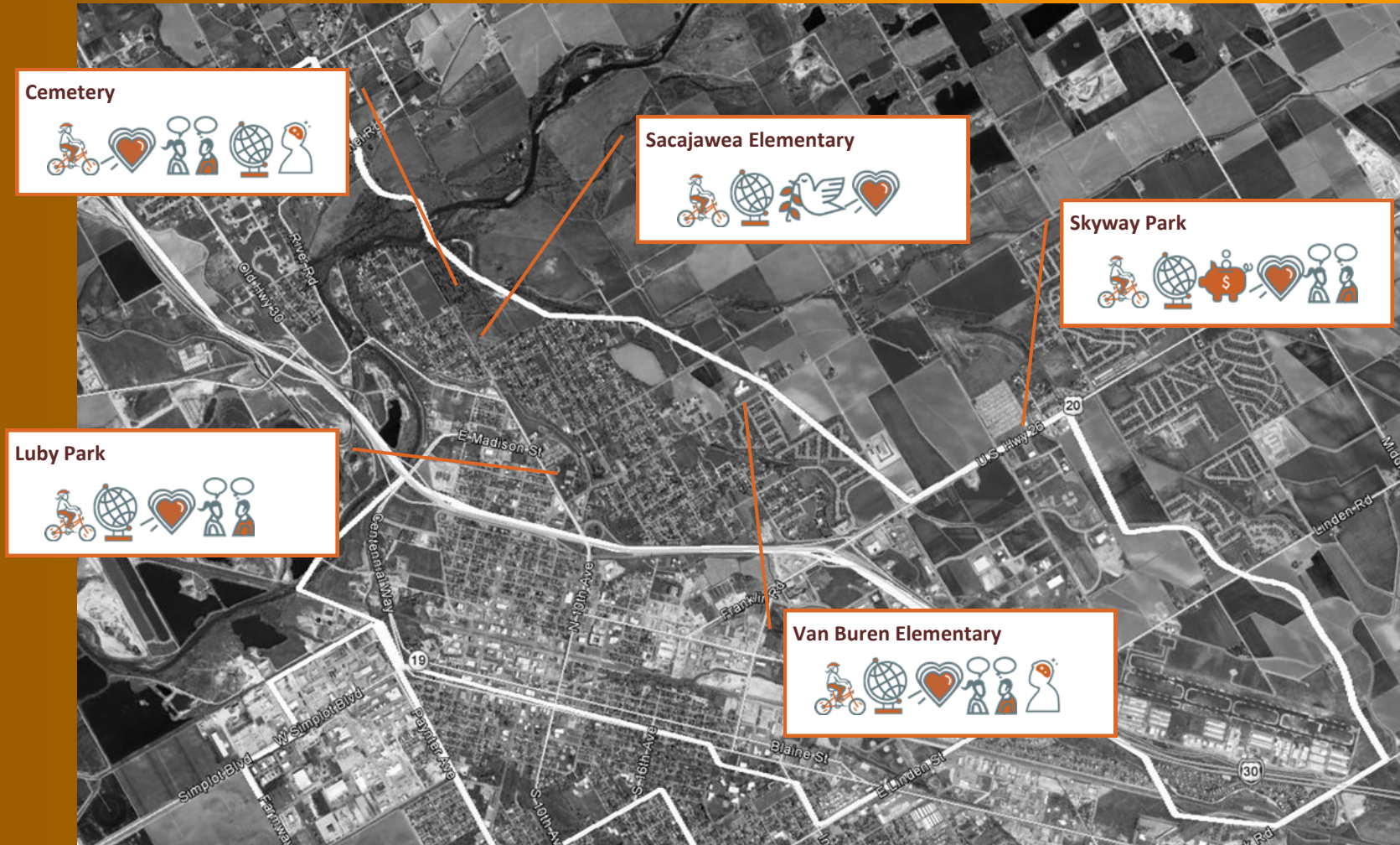


## The Seven Dimensions of Health and Wellness



*The intent of illustrating the many assets that fulfill multiple dimensions of health is to determine two to maximize such facilities, how to connect the sites with the neighborhoods around them, and to think how to potentially address strategies to add even more dimensions if desired. Worth noting is that many other community assets exist within each tract and the exercise is intended to minimize their contributions but simply to generate provocative thought and discussion when examining the city of Caldwell.*

# Seven Dimensions of Health and Wellness Assets - Tract 212



## The Seven Dimensions of Health and Wellness



Physical



Environmental



Economic



Spiritual



Emotional



Social



Intellectual

# Seven Dimensions of Health and Wellness Assets - Tract 215



## The Seven Dimensions of Health and Wellness



Physical



Spiritual



Intellectual



Environmental



Emotional



Social



Economic

# Seven Dimensions of Health and Wellness Assets - Tract 216



**Oasis Food Center**

**Church Sites**

**West Valley Medical Center**

## The Seven Dimensions of Health and Wellness



Physical



Environmental



Economic



Spiritual



Emotional



Social



Intellectual