Introduction to AARP Foundation Housing

AARP Foundation

Impact Areas

- Social Connectedness
- Income Security
- Food Security
- Housing
To ensure older adults have every opportunity to successfully age in place, their home must be affordable, livable and healthy.
A Growing Need

In 2018, AARP Foundation worked with its sponsor, The Hartford, Habitat for Humanity International, and the University of Cincinnati to develop a deeper understanding of the home upkeep needs of low-income older homeowners across the country.
Home upkeep is essential—and increasingly in demand among 50+ homeowners.

80% of the nation’s 137 million homes is at least 20 years old.

40% percent is at least 50 years old.

63% of homeowners nationwide are age 50+.
The majority wants to age in place.

$424 billion

Spent on home improvement & maintenance in 2017. The 55+ accounted for half the market.

20-year increase in total real home improvement expenditures among 55+.

152%

SOURCES:

For a future without senior poverty.
Yet taking care of your home gets costlier over time.

Over **50 years**…

- Regular maintenance and inspection costs steadily increase as home ages.
- Replacing obsolete or deteriorating home components causes costs to spike.
- Many homeowners don’t anticipate large, one-off costs or increases over time.

**Cost of Home Inspections, Maintenance, and Replacement**

- **Scheduled Maintenance**
- **Inspections**
- **Replacement**

SOURCE:
Surveyed LI 50+ homeowners expressed greatest anxiety about **physical risks & costs** of maintenance, and strong desire for help mitigating these challenges.

**Reasons for Not Keeping up with Maintenance**

- 50% - concern about incurring injury
- 44% - cannot afford to undertake it
- 31% - do not have the energy to undertake it

**Top 3 Types of Support Requested**

1. Help finding reliable service providers
2. Learning how to estimate costs
3. Learning how to complete certain tasks themselves

61% of homeowners had **never applied for home improvement grants or programs**.

**SOURCE**: Survey of 249 LI 50+ homeowners served by HFHI nationwide (2018).
What kind of home maintenance is critical for aging in place?

### Top 10 Tasks Voted Critical to Aging in Place (AIP)

<table>
<thead>
<tr>
<th>Task</th>
<th>% Believe Critical to AIP</th>
</tr>
</thead>
<tbody>
<tr>
<td>Replace batteries in smoke/CO detectors</td>
<td>100%</td>
</tr>
<tr>
<td>Replace burned out lightbulbs</td>
<td>100%</td>
</tr>
<tr>
<td>Clean and declutter home</td>
<td>100%</td>
</tr>
<tr>
<td>Check for/reapply missing shower grout or caulk</td>
<td>98%</td>
</tr>
<tr>
<td>Clean windows and screens</td>
<td>98%</td>
</tr>
<tr>
<td>Check toilet to see if it is continuously running</td>
<td>93%</td>
</tr>
<tr>
<td>Check for/reapply missing caulk on windows/doors</td>
<td>88%</td>
</tr>
<tr>
<td>Clean clothes dryer vent</td>
<td>88%</td>
</tr>
<tr>
<td>Check for loose water connections</td>
<td>87%</td>
</tr>
<tr>
<td>Replace air filters</td>
<td>86%</td>
</tr>
</tbody>
</table>

**SOURCE:**
Survey of 46 Habitat construction specialists and 21 Hartford claims adjustors nationwide (2018).
Our Solution

*Here to Stay: Home Upkeep for All™* provides tools and advice to make preventative home maintenance easier and more cost-effective for older adults.
Here to Stay: Home Upkeep for All™

Interactive Web Platform
- Downloadable Toolkit
- Self-Assessment
- Service Finder
- How-to Guides

Place-Based Programming
- Home Maintenance Workshops
- Critical Home Repairs
Live In Your Home For A Lifetime

Keeping your home in good condition through regular home maintenance is a crucial part of being able to live safely and comfortably in your home as you grow older.
1 | Why Home Maintenance Is Important

Do you want to stay in your own home as you grow older?

If you answered yes, you’re not alone. More than 90 percent of adults over the age of 65 want to remain in their current homes for as long as possible — that is, age at home.

Aging at home can be good for you. You have the opportunity to keep your normal routine, maintain your connections and enjoy a higher level of control over your life.

But what does it really take to age at home? How can you keep your home safe, healthy and affordable as you age?

7 Tips for Hiring a Professional

1. Make a list of what you need done.
2. Get recommendations from family and friends. Don’t trust professionals that come to your door uninvited. (Visit AARP’s Fraud Watch Network for more about protecting yourself from scammers.)
3. Check recommendations. Check the Better Business Bureau for complaints against the contractor or company.
4. Ask for proof of credentials and insurance. Never hire someone without checking that they have proper certifications, licensing and insurance.
5. Ask for estimates. Estimates should detail materials, labor charges, start and end dates, and total cost.
7. Don’t pay the final bill until all work is completed. If doing a larger project like a remodel or renovation, make sure the required building authorities inspect the work, and get a written statement that the contractor has paid all subcontractors and suppliers.

AARP’s Fraud Watch Network
aarp.org/scams/aarps-fraud
1-877-935-3380

Better Business Bureau
bbb.org
1-800-272-1110
In the past year, have you or another person changed the air filter(s) in your home?

- Yes
- No
- Not applicable
Interactive Web Platform: Assessment Results

Assessment Overview

Congratulations! You're doing great on:

- Keeping a regular housekeeping routine
- Preventing trip hazards
- Reducing your risk of water damage

Here's where your upkeep routine could use some work:

- Home system inspections
- Reducing your fire risk

Print this page

Email my results
Interactive Web Platform: Assessment Results

**Do you know where the water shutoff valves are in your home?**

- **No**  ❌

Make it a priority to learn the locations all your water shutoff valves. Knowing where to find and shut off your water valves will help you minimize damage in plumbing emergencies, like a burst pipe. Water damage is expensive and time-consuming to fix, so knowing how to shut off your water could save you thousands of dollars in repair and other costs. And it will make it easier to do basic plumbing repairs such as fixing your toilet.

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**In the past year, have you or another person checked for leaks in your water supply lines?**

- **Yes** ✅

Excellent! Catching a leak early can prevent extensive damage. A burst washing machine hose or toilet supply line could severely damage your floors and foundation. A long standing leak can cause rot and mold. Repairing this kind of damage is extremely costly and could even displace you from your home. For more information about checking these supply lines, click Learn More.
Interactive Web Platform: “How To” Guides

Clean Clothes Dryer Vent

<table>
<thead>
<tr>
<th>Why do this?</th>
<th>Lifting capability required</th>
<th>How much does it cost?</th>
<th>What do I need?</th>
</tr>
</thead>
<tbody>
<tr>
<td>🌡️🔥</td>
<td>🍃 150 lbs</td>
<td>$$$$</td>
<td>• Screwdriver</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>• Vacuum with hose</td>
</tr>
</tbody>
</table>

**How do I do it?**

1. Pull the dryer out from the wall where it is plugged in, if you are able.
2. Unplug the dryer.
3. Use a screwdriver to detach the tube that connects to the vent.
4. Use a vacuum hose to remove lint in the dryer vent and at both ends of the vent tube.
5. Use a screwdriver to reattach the tube to the vent.
6. Plug the dryer back in and push it back in place.

Tip: Clean the dryer lint trap after every load to avoid dangerous lint buildup. If using a gas dryer, turn the gas valve off before cleaning the vent, and be sure to turn it back on again before putting the dryer back in place.

**Cost estimate**

- **Do it yourself**
  - $5-220
- **Hire a pro**
  - $150-300

Learn more about these cost estimates.
Interactive Web Platform: Find Services

Find Services

Search our directory to find programs and services near you. Try looking for maintenance and repairs, help pay for utilities, or home safety.

Your zip code

SEARCH
Interactive Web Platform: Find Services

Utility Assistance
by Greater Washington Urban League (GWUL)

Greater Washington Urban League (GWUL) provides assistance to families in need of assistance with water, electric, and gas bills in times of financial crisis. Residents may apply for assistance...

- Main Services: help pay for utilities
- Serving: adults 18+, families, home owners, home renters, near homeless, low-income, in crisis

Next Steps:
- Call 202-265-8200.
- 0.44 miles (Serves your local area)
- 2901 14th St NW, Washington, DC, 20009
- Open: 9:00am - 5:00pm
Local Workshops for LI50+ Homeowners

- Hosted by Habitat for Humanity affiliates 2019-2020
- Led by expert staff and volunteers
- In-person, community-based, hands-on
- Connecting seniors to local services

- Operating in 7 HFH locations in 2020:
  - Riverside, CA
  - Palm Beach Co., FL
  - Topeka, KS
  - Trappe, MD
  - Genesee Co., MI
  - York Co., SC
  - Baraboo, WI

🌟 2019 Launch
🌟 2020 Launch
Workshop Activity:

- **207** Participants
- **12** Workshops Hosted
- **3** Locations

Of all attendees (n=35) surveyed after attending a workshop:

- **54%** had completed a home maintenance task by themselves that they hadn’t done before.
- **43%** had found outside help (friend/family or pro) to complete a maintenance task that they hadn’t done before.
- **74%** expressed greater confidence in their ability to perform maintenance tasks themselves.
- **89%** expressed greater confidence in their ability to find help with maintenance when they need it.

Net Promoter Score: 85
“Very informative, with info I can use now and info on how to obtain more answers to future questions - where to go to get help. Well done.” - Choptank, MD attendee

“Very friendly and helpful presentation. I enjoyed having time allowed for dialogue based on audience experiences. Just the dryer vent presentation alone will save lives.” - Riverside, CA attendee

“This workshop has been very helpful as my husband fell ill and his wealth of knowledge was lost.” - Palm Beach, FL attendee
Outlook: Activities in 2020 & Beyond

- Identify new ways to support home maintenance needs of seniors
- Create online curricula, resources for online learners
- Offer online training and exclusive content for workshop host orgs
- Facilitate place-based trainings in all 50 states
Q & A

Additional questions? Contact Brenna McCallick, Program Manager AARP Foundation Housing, at bmccallick@aarp.org