



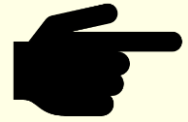
Community Living:

One big, happy
non-family



**Our 75
minutes
together**

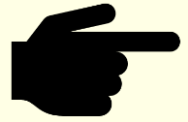
Objectives



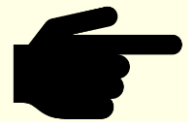
Become familiar a few bits of important data



Become familiar with evolving private sector development trends and public-sector land use perspectives



Learn intricacies of how/what parts of the Pennsylvania Code's language for non-family living impacts/shapes local land use planning possibilities



Examine potential considerations for achieving win-win situations

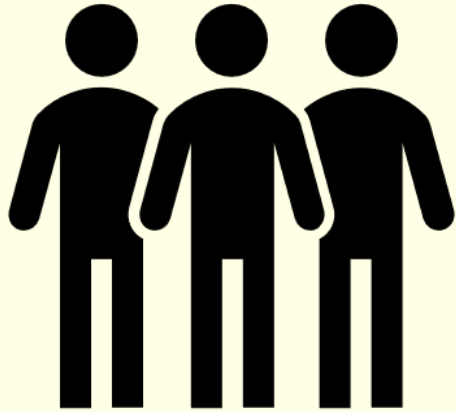
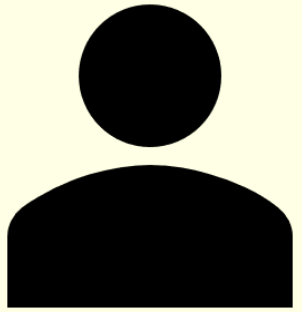


The word:
non-family

*What comes to
mind?*

What does it actually entail?

(per the US Census)

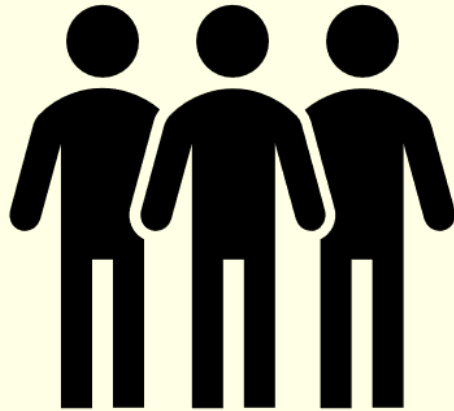


Nonfamily household (NFH)

A householder living alone or with nonrelatives only.

What does it actually entail?

(per the US Census)



Group Quarters (GQ)

A place where people live or stay, in a group living arrangement, that is owned or managed by an entity or organization providing housing and/or services for the residents.



What does it actually entail?

(per the US Census)



NFH - Living solo

What does it actually entail?

Nonrelatives

Any household member not related to the householder by birth, marriage, or adoption, including foster children.



What does it actually entail?

Nonrelatives



Roomer, boarder. A roomer or boarder is a person who lives in a room in the household of Person 1 (householder). Some sort of cash or noncash payment (e.g., chores) is usually made for their living accommodations.

What does it actually entail?



Nonrelatives

Housemate or roommate. A housemate or roommate is a person who is not related to the householder and who shares living quarters primarily to share expenses.

What does it actually entail?



Nonrelatives

Foster child. A foster child is a person who is under 18 years old placed by the local government in a household to receive parental care. They may be living in the household for just a brief period or for several years.

What does it actually entail?

Nonrelatives



Unmarried partner. An unmarried partner is a person who is not related to the householder, who shares living quarters, and who has a close personal relationship with the householder.

What does it actually entail?

Nonrelatives



Other nonrelatives. Other nonrelatives includes individuals who are not related by birth, marriage, or adoption to the householder and who are not described by the categories given above.

What does it actually entail?

Unrelated Individual

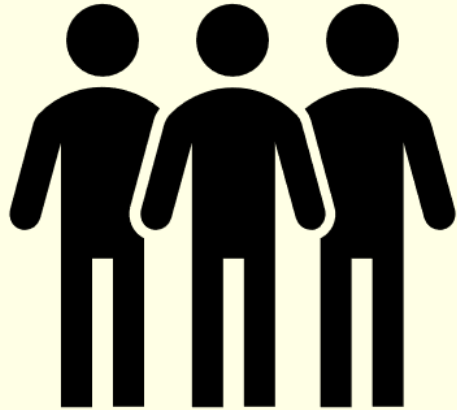
A householder living alone or with nonrelatives only

A household member who is not related to the householder

A person living in **group quarters** who is not an inmate of an institution.

What does it actually entail?

(per the US Census)



Group Quarters

A place where people live or stay, in a group living arrangement, that is owned or managed by an entity or organization providing housing and/or services for the residents.

What does it actually entail?

Group Quarters



Correctional Facilities

- ✓ Correctional Residential Facilities
- ✓ Federal Detention Centers
- ✓ Federal and State Prisons
- ✓ Local Jails and Other Municipal Confinement Facilities
- ✓ Military Disciplinary Barracks and Jails

What does it actually entail?

Group Quarters



Group Homes (non-correctional)

- ✓ Adults
- ✓ Juveniles

What does it actually entail?

Group Quarters



Residential Treatment Centers

- ✓ Adults
- ✓ Juveniles

What does it actually entail?

Group Quarters

*Nursing Facilities/
Skilled Nursing Facilities*



What does it actually entail?

Group Quarters



Other Health Care Facilities

- ✓ Hospitals with Patients Who Have No Usual Home Elsewhere
- ✓ In-Patient Hospice Facilities
Includes in-patient hospice facilities
- ✓ Mental (Psychiatric) Hospitals and Psychiatric Units in Other Hospitals
Military Treatment Facilities with Assigned Patients

What does it actually entail?

Group Quarters



College/University Student Housing

What does it actually entail?

Group Quarters

Military Quarters





ANIMAL

JANICE

FLOYD

ARTEETHA

ZOOT





The word:
non-family

The numbers

Let's do the numbers

- From 2000-2010:
 - 10% increase in overall U.S. population (281.5 million to 309 million)
 - 11% increase in number of overall households (105.5 million to 116.7 million)
 - 8% increase in family households (71.8 million to 77.5 million)
 - **16% increase in nonfamily households** (33.6 million to 39.2 million)
 - 41% increase in unmarried partner population (5.5 million to 7.7 million)
- Family household percentage of all households (2010):
 - 66%, down from 68% in 2000
- Nonfamily household percentage of all households (2010):
 - 34%, up from 32% in 2000

Let's do the numbers

1 : 2.94

households in the **United States** now consists of a nonfamily household

Let's do the numbers

1 : 2.85

households in **Pennsylvania** now consists of a nonfamily household

approx. 12.8 M people

5 M households

1.8 non-family HH

Let's do the numbers

1 : 3

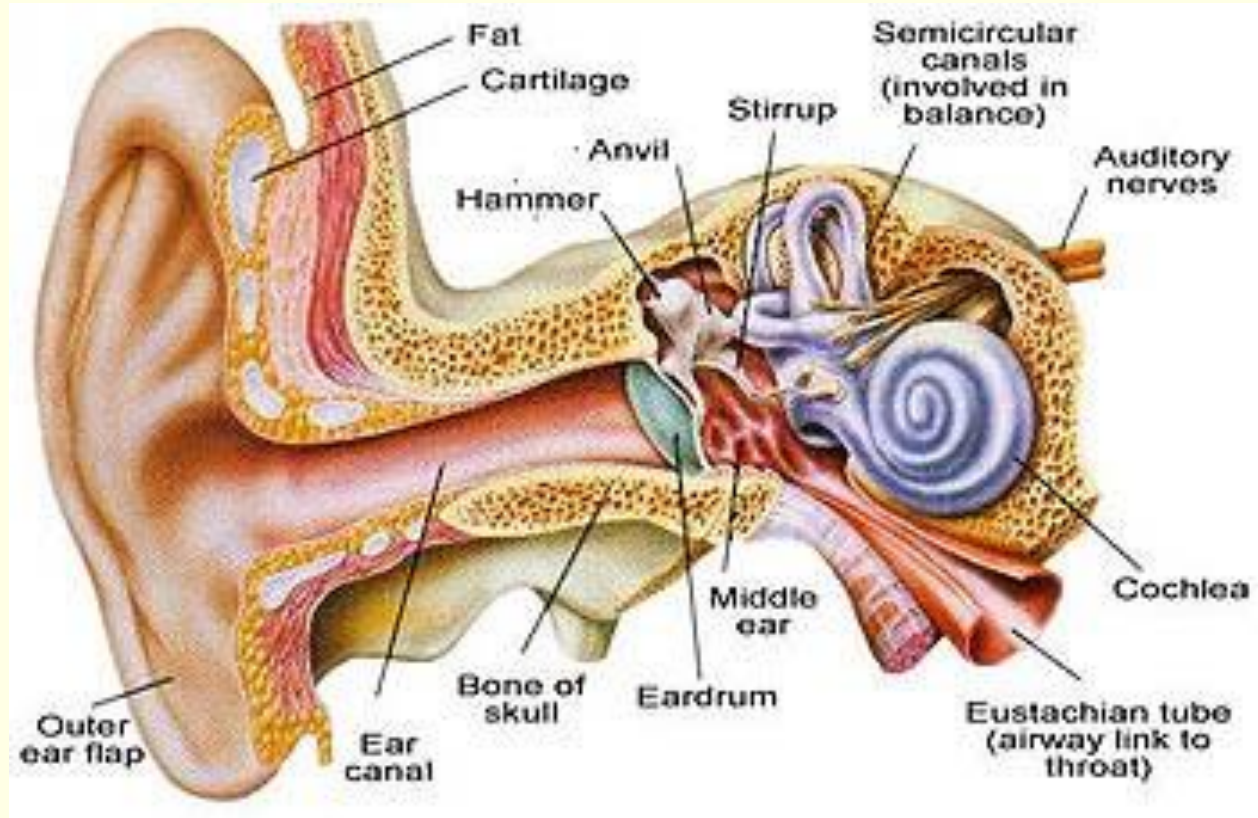
is what we are really talking about

Let's do the numbers



**3 ways
to play**

Let's do the numbers



**3 hard
working
bones**

Let's do the numbers

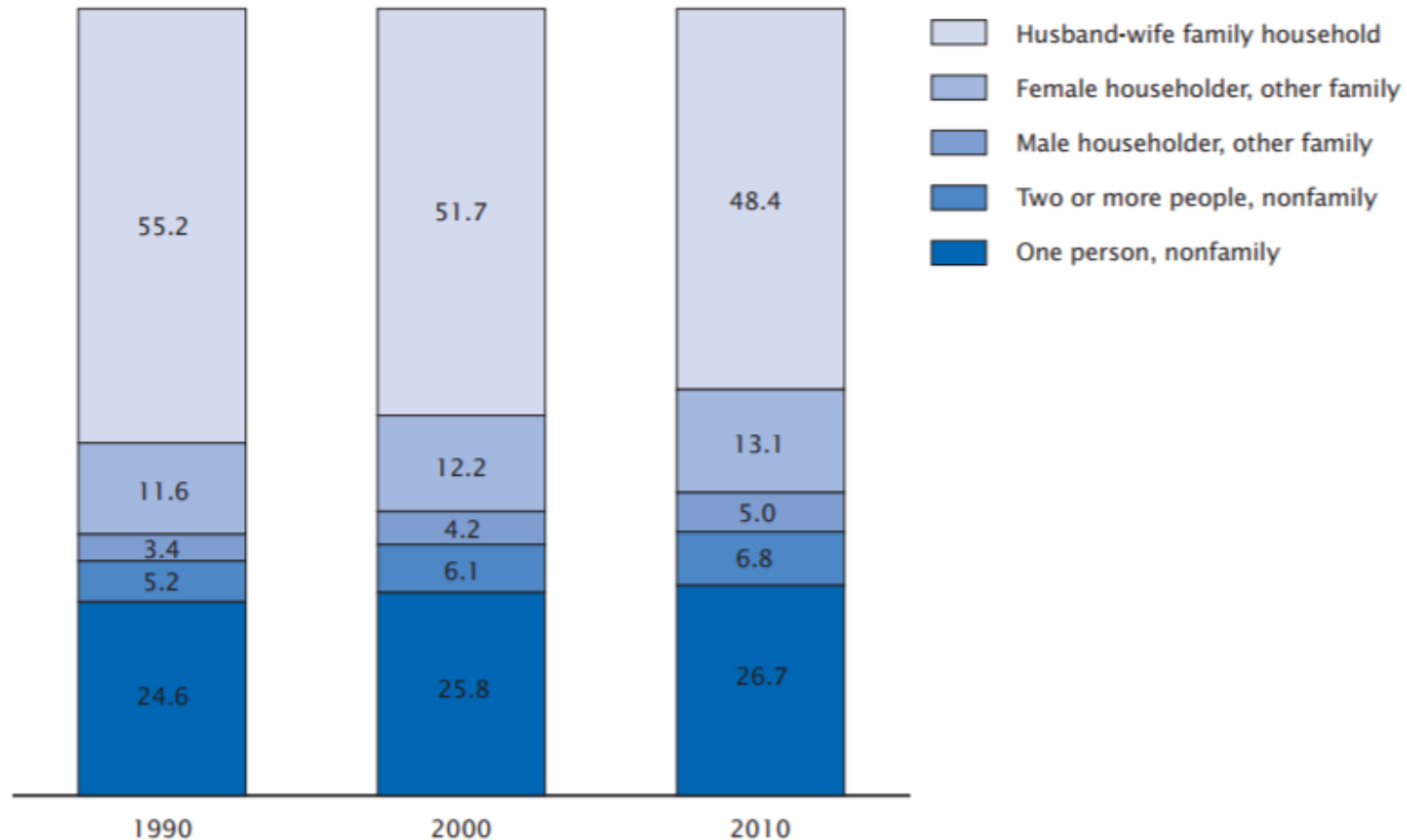


**3 well
positioned
wheels**

Let's do the numbers

Households by Type: 1990, 2000, and 2010

(Percent distribution. For information on confidentiality protection, nonsampling error, and definitions, see www.census.gov/prod/cen2010/doc/sf1.pdf)



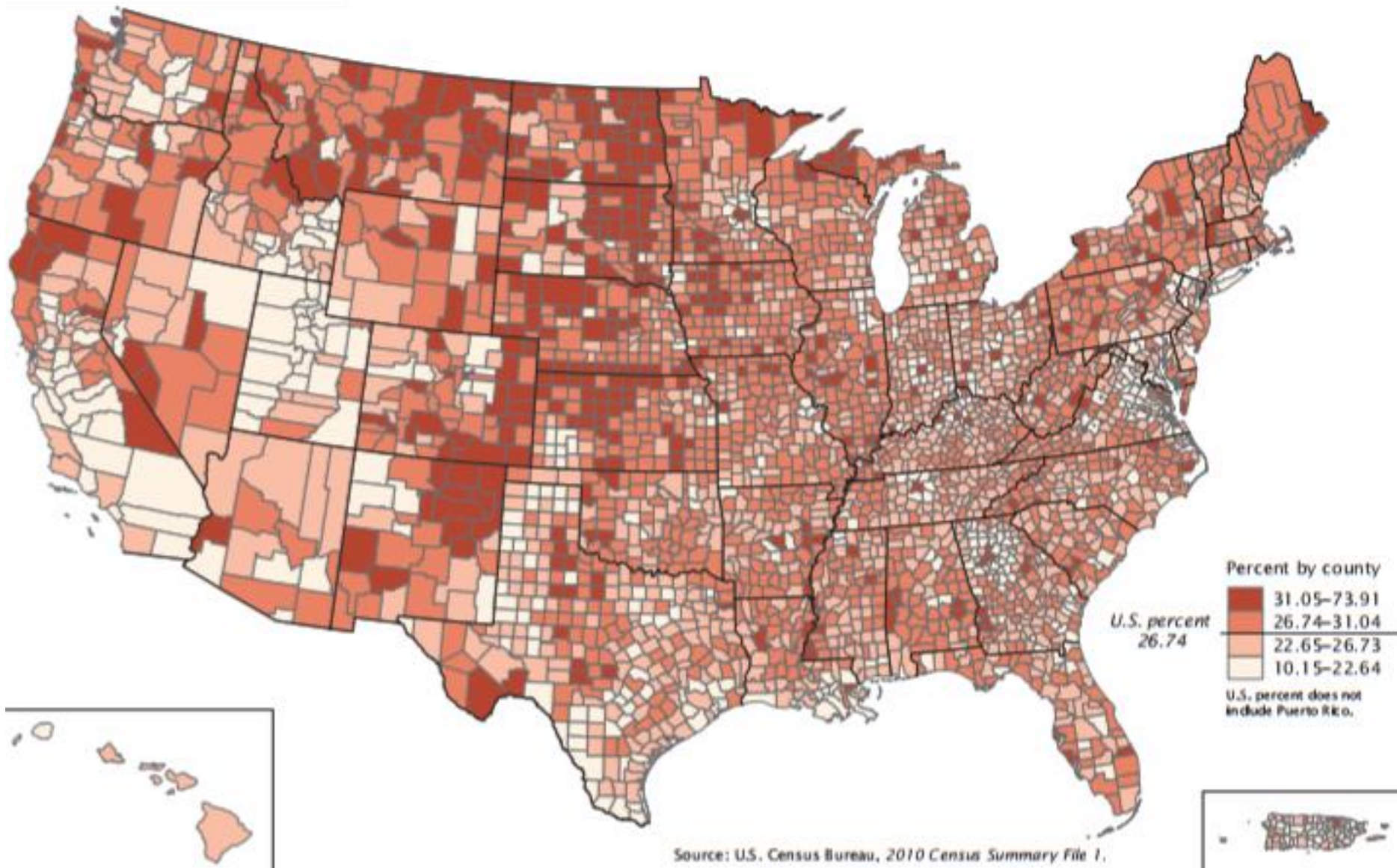
Sources: U.S. Census Bureau, *Census 2010 Summary File 1*; *Census 2000 Summary File 1*; *1990 Census of Population, Summary Population and Housing Characteristics, United States (1990 CPH-1-1)*.



Figure 3a.

Households With Person Living Alone, All Ages: 2010

For information on confidentiality protection, nonsampling error, and definitions, see www.census.gov/prod/cen2010/doc/sf1.pdf.



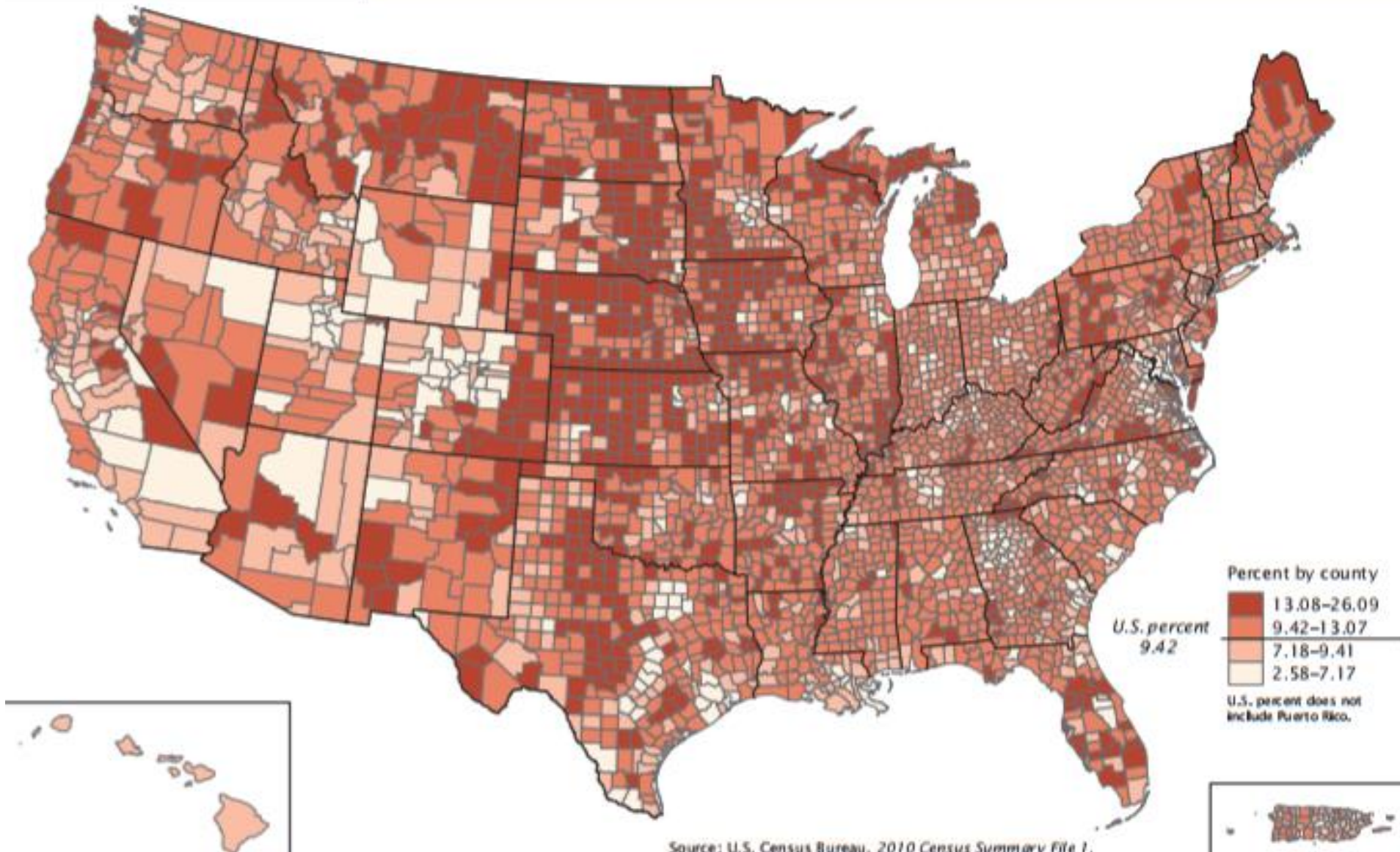
Source: U.S. Census Bureau, 2010 Census Summary File 1.



Figure 3c.

Households With Person Living Alone, Ages 65 and Older: 2010

For information on confidentiality protection, nonsampling error, and definitions, see www.census.gov/prod/cen2010/doc/sf1.pdf.



Let's do the numbers



NFH - Living Solo Population

31 million US residents
10% of residents

1.4 million Pennsylvanians
>11% of residents

Let's do the numbers



Non-Family Households Population

49 million US residents
16.3% of residents

2.1 million Pennsylvanians
17% of residents

Let's do the numbers



Group Quarters Population

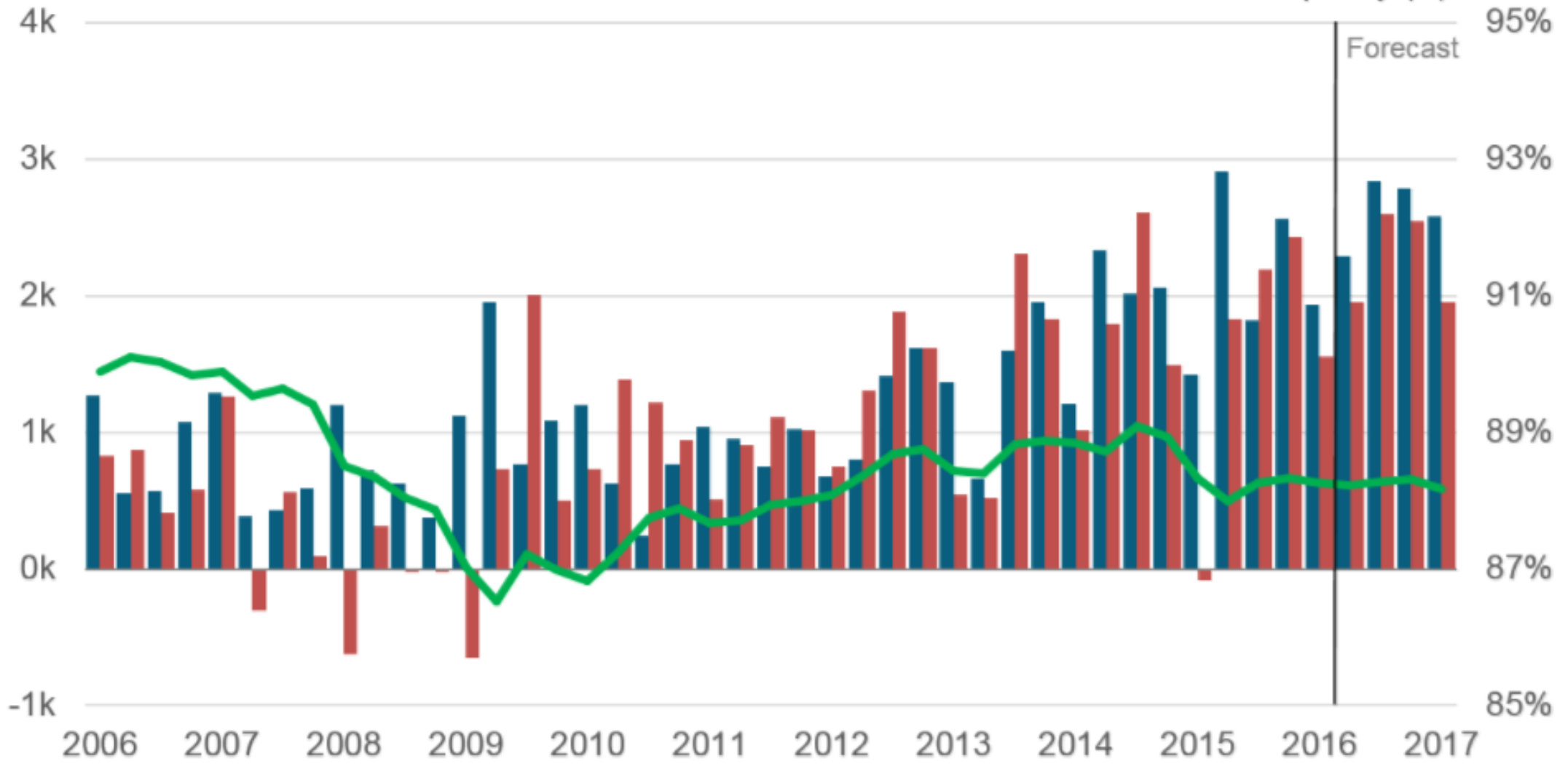
8 million US residents
2.6% of residents

0.4 million Pennsylvanians
3.4% of residents

Assisted Living Supply-Demand Forecast

Primary Markets | 1Q06 – 1Q17'F

- Inventory Growth (L)
- Absorption (L)
- Occupancy (R)





THE AGING OF AMERICA

By the Numbers



By 2030, nearly **20%** of the U.S. population will be over 65.



The fastest growing age demographic is **85+**.

The Census Bureau projects



living in the U.S. by 2050.

Boomers control **70%** of consumer spending.



Older adult shoppers outspent younger ones by **\$1 trillion** in 2010.

. . . seriously, land use-wise

What communities may commonly refer to when having 'community living' (non-family) on their plates:

✓ **Assisted living facilities**

✓ **Life care facilities**

✓ **Group homes/care facilities**

✓ **Personal care boarding homes**

✓ **Hospitals**

✓ **Halfway houses**

✓ **Boarding houses**



**ASSISTED
LIVING
FACILITIES**



Reaching win-wins

- Public Input/Public Participation
 - Where are the trends in “family,” “non-family” and “group quarters” living going?
 - Engaging the correct stakeholders?
 - Zoning Officials, Local Leaders, Politicians
 - Are you asking or telling?
 - Day meetings? Childcare
- The importance of Comprehensive Planning
 - Examine reuse of existing sites
 - Soon the large shopping mall will be no more
 - Lay the groundwork
- The impact of NIMBY
 - Are we accounting for changing populations?
 - Will we miss out?

Establishing Framework for Developing Trends

Township of Upper St. Clair - Parks and Recreation Plan

RELEVANT TRENDS AND BEST MANAGEMENT PRACTICES

“Programmatic Trends Affecting Service Ideas and trends occurring throughout the nation can influence the delivery of local recreation services and facilities. The following observations represent such patterns over the course of the past 5 years that emerge from other top recreation providers relevant to Upper St. Clair. It is important to stay on top of current trends impacting parks, open space, and recreation and, as these patterns shift or change, to understand the reasons why.”

Establishing Framework for Developing Trends

Adults – The Baby Boomers and Planning for the Demographic Shift
Baby Boomers, individuals born between 1946 and 1964, are a generation that consists of nearly 76 million Americans. Five years ago, this population began their transition out of the workforce and are looking for increased opportunities in fitness, sports, outdoors, arts and cultural events, and other activities. With their varied experiences and expectations, this audience presents to influential shifts in what recreation and leisure programming means for mature adults. Boomers are second only to Gen Y/Millennials (born between 1980 and 1999) in participation in fitness and outdoor sports.

Tapestry Senior Living

Moon Township, PA

- Tapestry Senior Living converting former Embassy Suites in Moon Twp to senior housing facility to include assisted living, memory care, rehab services, adult daycare & childrens daycare
- Moon Twp in collaboration with Tapestry will be turning the ballroom of the former hotel into a senior center
 - Collaboration with Moon Twp Recreation Department and large development to encourage recreational activities for an aging population
 - Moon Township increasing senior recreational offerings

Welcome to Tapestry Senior Living
at Moon Township



Wolf Creek Lodge

Grass Valley, CA

- Senior cohousing community
 - Cohousing?
 - value of independent living with benefit of community interaction
- Green-Built privately owned homes
- Common Facilities
- Walk to shops and services
- 7.9 acres of forested creek frontage



Wolf Creek Lodge

a cohousing community
for active adults

*Imagine living in a community
as vibrant as you!*

[Home](#) [Our Lodge](#) [Our Members](#) [About Cohousing](#) [Homes Available](#) [Photo Gallery](#) [Blog](#) [Member Area](#)

Member Log In

To blog about Wolf Creek Lodge please visit us on Facebook:



Visiting Wolf Creek Lodge

We invite you to visit Wolf Creek Lodge so you can see and experience our community firsthand. We hold regular open houses

Authentic Community Living



SquareOne Villages

Eugene, OR

- 501c3, self managed communities of cost effective tiny homes for those in need of housing
- Simple compact alternatives to traditionally larger single family homes
- Engages multitude of local partnerships
- Each resident has a voice in the development of the community



It began with a safe place to be.



The Pointe Center for Arts and Education

Dallas TX

- 20,00 sq. ft. senior living center located on the campus of C.C .Young
- Provides free standing facility for arts and education
- SeniorNET teaches computer training classes in computer lab
- Art classes, fitness classes, etc.
- Collaboration between, community, education, and senior facility providers







1020

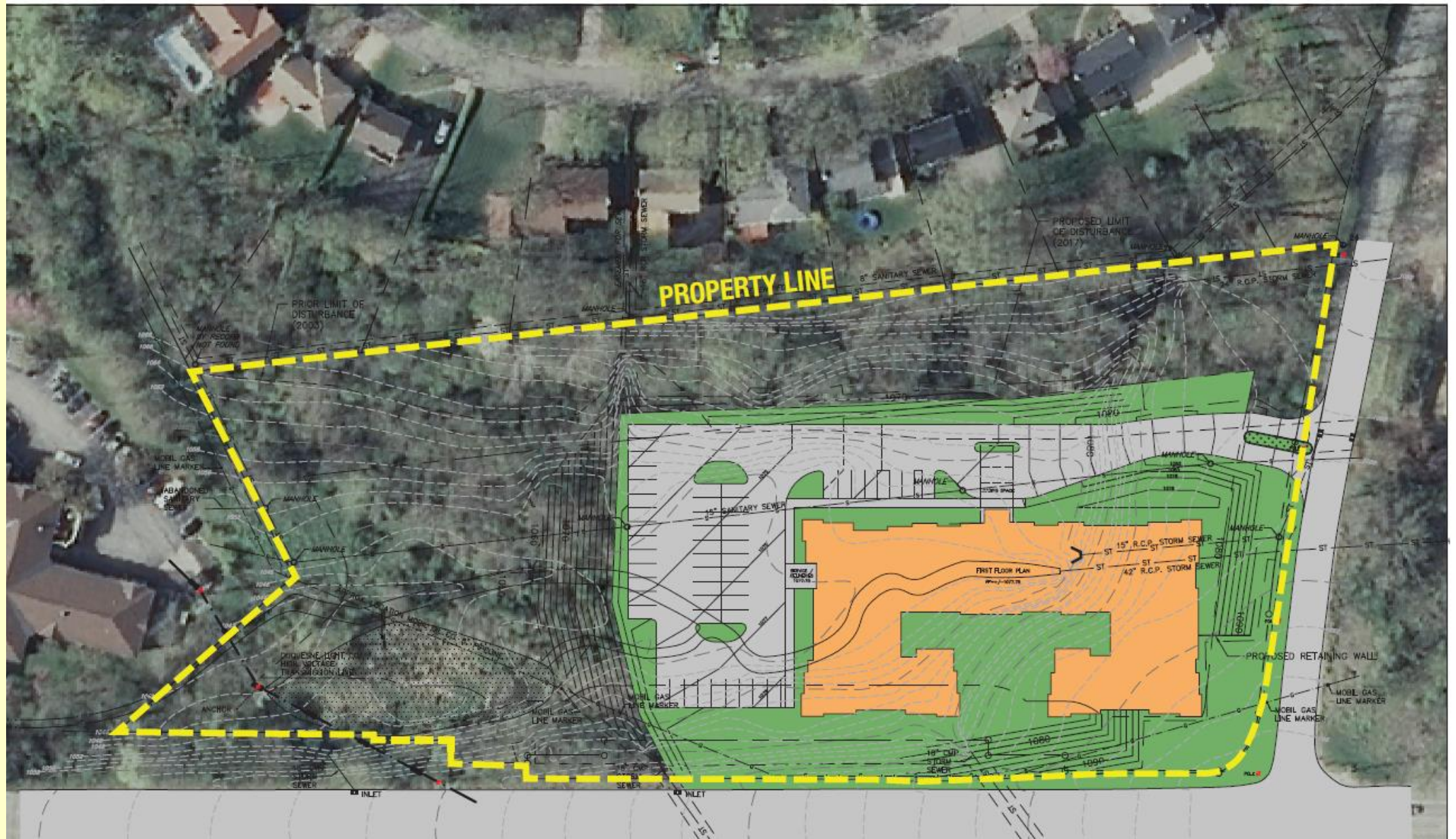
ICE VISIONS
Custom Ice Sculptures
Ice Bars
Ice Displays
Premium Carving Artists
(314) 821-1204

VALET PARKING
Complimentary









Sounds Great - Now What?

- Start Small
 - Thinking about your community, what makes sense for you?
 - Access to transportation, walkability, activity, opportunity to connect with others, etc.
- Public Education is Key
- Your Comprehensive Plan is your road map
 - Is a Zoning Update Warranted?

Example Definitions

Non-Family Facility, Type 1 – A living arrangement that may or may not be restricted by identified age(s) of residents who are primarily non-family members, whereas said arrangement, as licensed in accordance with by the Commonwealth of Pennsylvania Department of Health, provides dwelling units for residents of varying abilities of mobility and/or disability and provides on-site supervision and assistance available to said residents on an occasional, as-needed basis and that may includes certain design features and/or therapy-centered programming associated with resident needs that are not customary in the construction of conventional dwelling units, such as but not limited to emergency call systems, common dining facilities, common laundry facilities, minimal housekeeping services, cognitive support services and/or memory care, common leisure and recreational facilities, transportation services and similar supporting services for residents.

Example Definitions

Non-Family Facility, Type 2 – A living arrangement that may or may not be restricted by identified age(s) of residents who are primarily non-family members, whereas said arrangement, as licensed in accordance with by the Commonwealth of Pennsylvania Department of Health, provides dwelling units for residents of independent mobility and not in need of supervision but provides on-site supervision and assistance available to said residents on an occasional, as-needed basis and that may include certain design features and/or therapy-centered programming associated with resident needs that are not customary in the construction of conventional dwelling units, such as but not limited to emergency call systems, common dining facilities, common laundry facilities, minimal housekeeping services, cognitive support services and/or memory care, common leisure and recreational facilities, transportation services and similar supporting services for residents.

Example Definitions

Hospital – A business or institution, licensed as such by the Commonwealth of Pennsylvania, having an organized medical staff and providing equipment and services primarily for inpatient care to persons who require definitive diagnosis or treatment, or both, for mental or physical injury, illness, pregnancy, or other disability. A hospital may also involve medical research and training for health care professionals.

Example Definitions

Cognitive Support Services – Diagnosis, assessment and/or treatment of certain cognitive (thinking) and behavior difficulties such as those that can result from brain injury and/or dementia. Behavioral therapy can take many forms, but usually involves counseling or therapy for an individual with brain injury and his/her family.

Example Definitions

Memory Care – A distinct form of long-term skilled nursing that specifically caters to patients with Alzheimer’s disease, dementia and other types of memory problems. Also called special care units (SCUs), memory care units usually provide 24-hour supervised care within a separate wing or floor of a residential facility.

Example Definitions

Personal-Care Boarding Homes – Unless otherwise defined in Pennsylvania Code Chapter 2600 Personal Care Homes, as amended, a premise in which food, shelter and personal assistance or supervision are provided for a period exceeding twenty-four (24) hours, for four or more adults who are not relatives of the operator, who do not require the services in or of a licensed long-term care facility, but who do require assistance or supervision in activities of daily living or instrumental activities of daily living. The term includes a premise that has held or presently holds itself out as a personal care home and provides food and shelter to four or more adults who need personal care services, but who are not receiving the services.

Example Definitions

- **Nursing Home** – A business or an institution, licensed by the Commonwealth of Pennsylvania, for the care of human patients requiring skilled or intermediate nursing care as defined in Chapter 201 Section 201.3 of the Pennsylvania Code Applicability, Definitions, Ownership, and General Operation of Long-Term Care Nursing Facilities but not including facilities for major surgery or care and treatment of drug or alcohol addiction.

[for reference only (PA Code Section 201.3) Skilled or Intermediate Nursing Care - Professionally supervised nursing care and related medical and other health services provided for a period exceeding 24 hours to an individual not in need of hospitalization, but whose needs are above the level of room and board and can only be met in a long-term care nursing facility on an inpatient basis because of age, illness, disease, injury, convalescence or physical or mental infirmity. The term includes the provision of inpatient services that are needed on a daily basis by the resident, ordered by and provided under the direction of a physician, and which require the skills of professional personnel, such as, registered nurses, licensed practical nurses, physical therapists, occupational therapists, speech pathologists or audiologists.]

District Compatibilities

- **CHAPTER 2800. ASSISTED LIVING RESIDENCES**

Pennsylvania's Personal Care Home Regulations are clearly defined in [55 PA Code Chapter 2600](#).