## Existing Conditions at Marble Manor

### INCOME & EMPLOYMENT

**Median Income**
- **Marble Manor**: $10,455
- **Historic Westside**: $24,910
- **Las Vegas**: $59,707

81% of households are extremely low income

### LEVEL OF EDUCATION

<table>
<thead>
<tr>
<th>Education Level</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than high school</td>
<td>20%</td>
</tr>
<tr>
<td>High school diploma/GED</td>
<td>41%</td>
</tr>
<tr>
<td>Some college, no degree</td>
<td>29%</td>
</tr>
<tr>
<td>Associate's degree</td>
<td>7%</td>
</tr>
<tr>
<td>Bachelor's degree or higher</td>
<td>3%</td>
</tr>
</tbody>
</table>

**Percent with High School Diploma**
- **Marble Manor**: 78%
- **Historic Westside**: 70%
- **Las Vegas**: 85%

11% cite lack of high school diploma as employment barrier

### EMPLOYMENT STATUS

- Full-time: 28%
- Part-time: 14%
- Self-employed: 14%
- Retired: 13%
- Unemployed + currently looking: 6%
- Unemployed + unable to work: 1%
- Unemployed but not looking for another reason: 2%
- Attending school or training: 1%

48% of heads of household are employed

### EMPLOYMENT BARRIERS

- Affordable childcare is the #1 employment barrier.
- Despite the need, only 45% are aware of childcare/early learning programs and only 10% have used this service in the past year.
- Most needed non-health services are Budgeting (26%) and Class on how to start your own business (26%).

15% face challenges finding and keeping work

### Challenges in Finding and Keeping Work

- Affordable childcare: 41%
- Disability: 19%
- Medical/Health restrictions: 19%
- No job opportunities available in the area: 19%
- Transportation: 11%
- Do not have a high school diploma/GED: 11%
- Covid-19 pandemic: 7%
- Criminal record: 7%
- Discrimination: 7%
- Lack of job skills/training: 7%

23% said someone in household needs GED classes
### EARLY EDUCATION

**Childcare Arrangements**

- Babysitter in own home: 45%
- Parent in own home: 25%
- Kindergarten: 14%
- Public preschool: 8%
- Other professional childcare: 6%
- Strong Start Mobile Pre-K: 6%
- Paid childcare in a private home: 4%

**74 children less than 5 years old**

**46% have a child that participates in youth programs**

### YOUTH PROGRAMS

- The most popular programs are:
  - 22% Youth sports leagues
  - 16% Non-sport school-based after school activities
  - 16% Tutoring or academic support programs
- Most common barriers to participation are:
  - Concerns about safety (16%)
  - Programs cost too much (15%)
  - Hours/schedule (12%)
- Youth programming (24%) was among the top services needed at this time.

**Interest in Future Participation in Youth Programs**

- **64%** sports & recreation
- **43%** arts & music program
- **40%** summer camp
- **40%** college prep
- **32%** tutoring / support
- **30%** job training

### PARENT ENGAGEMENT

- **28%** of parents participate in PTA or other school activities

- 312 school-age children at Marble Manor.
- 49% of parents feel welcome at school, but the following would increase participation:
  - 13% More convenient times
  - 9% Culturally relevant programs
  - 5% Transportation
  - 5% Childcare

**What would make you feel more welcome at your child’s school?**

- **49%**
  - Childcare
  - Transportation
  - Culturally relevant programs
  - Other
  - More convenient times
  - Nothing- I feel welcome

**72% of households have children**
Existing Conditions at Marble Manor

HEALTH & SPECIAL NEEDS

88% face no challenges accessing quality affordable health care

HEALTH CONCERNS

- More than half of residents with children (54%) report that they have a child with asthma.

Health Conditions

<table>
<thead>
<tr>
<th>Condition</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Extreme stress or anxiety</td>
<td>38%</td>
</tr>
<tr>
<td>High blood pressure</td>
<td>37%</td>
</tr>
<tr>
<td>Depression</td>
<td>28%</td>
</tr>
<tr>
<td>Asthma</td>
<td>25%</td>
</tr>
<tr>
<td>Weight problem</td>
<td>20%</td>
</tr>
<tr>
<td>Diabetes</td>
<td>13%</td>
</tr>
</tbody>
</table>

27% go to a hospital or urgent care most often when sick or in need of health advice

56% rate their health as excellent or good

97% of heads of households have health insurance

80% rate their healthcare services as Good or Excellent

SPECIAL NEEDS

- 40% have a household member with a special need
- 37% need special features in a new unit:
  - 25% physical accessibility
  - 13% hearing accessibility
  - 8% visual accessibility

Services for residents with disabilities

- None - no services needed: 29%
- Mental health supports: 25%
- Assistance with errands: 24%
- Homemaker services: 23%
- Accessible housing unit: 20%
- Better transportation options: 20%
- ADA compliant infrastructure: 17%
- Access to treatments/medication: 17%
- In-home health assistance: 17%
- More opportunities to socialize: 14%
- Help with financial/legal business: 13%

CHALLENGES

- Dental services is the greatest unmet health need (30%).
- Among those who face challenges, cost (51%) was the #1 issue

FOOD

- Grocery store/Supermarket (83%) and Farmers market (79%) were identified as the most needed amenities in the neighborhood.
- Residents travel to Smith’s (37%) or Walmart (31%) most frequently to do their grocery shopping.
- Food distribution was the #1 service used in the last year (26%)
- Cost (21%) and the low quality of fruits/veggies in local stores (18%) are a barrier to healthy eating

82% report annual medical check-ups

94% report their children receive annual medical check-up

July 19, 2022
PUBLIC SAFETY

Existing Conditions at Marble Manor

NEIGHBORHOOD SAFETY

Crime Rates Per 1000 Residents

- City - Violent Crimes
- Historic Westside - Violent Crimes
- City - Property Crimes
- Historic Westside - Property Crimes

Source of UCR Part I Crime Count: Las Vegas Metro Police Department
Source of Population Count: Clark County GILIS July 2020 Population Estimate

How safe is the neighborhood?

- Very safe 23%
- Somewhat safe 10%
- Somewhat unsafe 21%
- Very unsafe 44%
- Don’t know 2%

40% say that crime occurs frequently in the neighborhood (1-2x week)

CHILD SAFETY

- Many residents with children perceive walking to and from school/bus (44%), traveling on the school bus (34%) or while at school (29%) as unsafe.

How likely are you to let your child play outside in the neighborhood?

- Very unlikely 38%
- Somewhat unlikely 13%
- Somewhat likely 25%
- Very likely 24%

51% are unlikely to let their child play outside in the neighborhood

PERCEPTION OF POLICE

- 62% report having been helped by the police
- 60% feel safe providing information to the police
- 50% feel that police treat people like them with respect

I see the police as a resource to call when I need assistance.

21% Strongly Agree 49% Agree 12% Disagree 14% Strongly Disagree

I would work with Las Vegas police to address neighborhood problems.

20% Strongly Agree 34% Agree 16% Disagree 25% Strongly Disagree

I have felt threatened by the police.

6% Strongly Agree 19% Agree 43% Disagree 19% Strongly Disagree

Top choices for improving health and safety

- Address barriers to economic opportunities 37%
- More community building events/activities 37%
- Improved sanitation and trash pick-up 36%
- Frequent or visible police patrols 34%
- Community Violence Intervention strategies 34%
- Quality lighting 30%
- Community-led Safety Programs 26%
- Youth advocacy activities 26%
- Self-defense training 24%
- Better access to mental health services 19%

44% feel unsafe in the neighborhood
 Existing Conditions at Marble Manor

**Housing & Relocation**

**Relocation**
If relocation is deemed necessary for redevelopment, **83% of residents prefer to move to a privately owned unit** with a Section 8 Voucher in one of the following locations:

- **11%** outside of Las Vegas
- **53%** elsewhere in Las Vegas
- **19%** Historic Westside

**Desired Physical Improvements**

- In-Unit Washer/Dryer: **80%**
- Balconies and/or front porches: **42%**
- Better outdoor lighting, fencing, and other safety measures: **34%**
- More recreational space: **29%**
- Attractive buildings with good design: **27%**
- More trees, bushes, grass, and flowers: **27%**

**Marble Manor Site**

- There are 235 units on the current site of Marble Manor.
- In the redevelopment of Marble Manor, each of these 235 units will be eligible for 1:1 replacement.
- For residents interested in returning, **37% will need a unit with special accommodations for physical, visual, and hearing needs**.

**Photos of Existing Housing**

- The repetitive, one-story buildings of Marble Manor are organized along wide and mostly unlined streets with little landscaping in the pedestrian realm.
- Due to the region’s hot and dry climate, shading must be provided throughout the neighborhood.
- Parking for vehicles is located on small driveways in front yards and trash collection occurs along the streets and not hidden behind buildings or along alleys.

**60%** of residents would like to return to Marble Manor once the site has been redeveloped.

**14%** need more information before stating a preference.

Every family at Marble Manor who currently lives there will have first right to return to the new housing once it is built.
WHAT IS KEEPING YOU FROM BEING PHYSICALLY ACTIVE?

Top 3 Responses:
- Too tired: 21%
- Health conditions: 18%
- Physical disability: 16%

Other Answers:
- Neighborhood is not safe for me/my children: 15%
- Nowhere to walk or exercise in my neighborhood: 13%
- Poor quality of parks & playgrounds: 12%
- Too expensive to join a gym or enroll in a fitness program: 10%
- Poor quality of the gym and indoor recreation facilities: 9%
- No organized sports teams in my neighborhood: 8%

60% of residents said the neighborhood needs a gym

Top 3 Responses:
- Pool, Sprinkler, Splash Pads: 60%
- Picnic and BBQ Area: 48%
- Playground and Tot Lot: 40%
- Community Garden: 32%
- Exercise Trail with Equipment: 32%
- Ball Field/Court: 31%

DESIRED RECREATIONAL AMENITIES

NEIGHBORHOOD ASSETS
- The neighborhood boundary is severely deficient in adequate parks, open space, and recreation amenities
- The neighborhood is severely deficient in adequate parks, open space, and recreation amenities
  - Andre Agassi Boys & Girls Club of Southern Nevada
  - Fitzgerald Tot Lot Park
  - Ethel Pearson Park

JAMES GAY PARK IMPROVEMENTS

Improvements to James Gay Park, as a part of the Hundred Plan in Action include:
- Shipping container growing facilities
- Vertical, hydroponic growing facilities
- Co-op market to address food insecurity
- Workforce housing
- Job training, employment, & internships
- Education for K-12+ & community space

Conceptual Site Plan for James Gay Park
**Most Loved Aspects & Desired Improvements**

### NEIGHBORHOOD

#### MOST LIKED ASPECTS OF THE HISTORIC WESTSIDE

- Housing Affordability: 40%
- Public Transportation & Bus System: 25%
- Access to Neighborhood Amenities & Services: 24%
- Location & Proximity to Downtown Las Vegas: 22%
- Nearby to Family & Friends: 22%
- Schools: 22%

**COMMUNITY INSTITUTIONS**

- Former Moulin Rouge Site
- Wendell Williams Elementary
- Andre Agassi Boys & Girls Club
- Ruffin Family Clinic
- Acelero Learning Clark County
- Building Resilience Community Center
- Youth with a Mission
- Historic Westside School

**LOCAL GROCERY & RETAIL**

- Tenava Creek Brewery
- Chevron Gas Station
- Sinclair Gas Station
- 7-Eleven
- Bank of America
- MLK Plaza
- Bells Market & Gas

### NEIGHBORHOOD IMPROVEMENTS & NEEDED AMENITIES

#### Most Need Amenities

- Grocery Store: 83%
- Farmers Market: 79%
- Health Center or Medical Services: 73%
- Emotional/Mental Support Services: 71%
- Childcare Center: 67%

#### Desired Improvements

- More Parks & Recreational Facilities: 34%
- Better Quality Schools: 35%
- More Neighborhood Amenities & Services: 41%
- Better Street Lighting: 36%

**NEIGHBORHOOD AFFINITY**

- 57% of people say that they feel included in neighborhood activities
- 55% of people in Marble Manor are willing to help their neighbors
- 46% of people say that they belong in this neighborhood

**More neighborhood conveniences, amenities, and services is the most desired neighborhood improvement**

**Other desired improvements include more youth programs and activities, improved safety, and additional job opportunities**

### HUNDRED PLAN IN ACTION

The Hundred Plan in Action is addressing several neighborhood deficiencies through the following completed and planned projects:

1. Cox Innovation Center at the Strong Future Technology Training Center
2. Strong Start Mobile Pre-K Academy
3. Employ NV Career Hub
4. CSN Westside Education & Training Center (in planning)
5. West Las Vegas Holistic Wellness Center (in planning)

### HISTORICALLY SIGNIFICANT

- Former Moulin Rouge Site

### COMMUNITY INSTITUTIONS

- Andre Agassi Boys & Girls Club
- Ruffin Family Clinic
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- Historic Westside School

### COMMUNITY SCHOOLS

- Wendell Williams Elementary
Reliability, Access, and Getting Around the Neighborhood

TRANSPORTATION

HOW OFTEN DO YOU AND YOUR HOUSEHOLD USE EACH MODE OF TRANSPORTATION?

WALKING AROUND

18% of people say that transportation is a barrier to accessing services

DRIVING YOUR CAR

23% of people say they need transportation assistance

RIDING PUBLIC TRANSIT

14% of people would like more public transit and mobility options

WALKING AROUND

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percentage</th>
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</thead>
<tbody>
<tr>
<td>All the Time</td>
<td>15%</td>
</tr>
<tr>
<td>Often</td>
<td>14%</td>
</tr>
<tr>
<td>Sometimes</td>
<td>33%</td>
</tr>
<tr>
<td>Rarely</td>
<td>10%</td>
</tr>
<tr>
<td>Never</td>
<td>29%</td>
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DRIVING YOUR CAR

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>All the Time</td>
<td>52%</td>
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<tr>
<td>Often</td>
<td>4%</td>
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<tr>
<td>Sometimes</td>
<td>9%</td>
</tr>
<tr>
<td>Rarely</td>
<td>2%</td>
</tr>
<tr>
<td>Never</td>
<td>33%</td>
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</table>

RIDING PUBLIC TRANSIT

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>All the Time</td>
<td>17%</td>
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<tr>
<td>Often</td>
<td>6%</td>
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<tr>
<td>Sometimes</td>
<td>19%</td>
</tr>
<tr>
<td>Rarely</td>
<td>15%</td>
</tr>
<tr>
<td>Never</td>
<td>43%</td>
</tr>
</tbody>
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MARBLE MANOR WALK SCORE

Marble Manor is considered Somewhat Walkable and Bikeable, with Some Access to Transit

HUNDRED PLAN INFRASTRUCTURE PHASING

» The City of Las Vegas has a 5-year, $81 million Infrastructure Investment Plan, including walkable street improvements to several streets in the Westside neighborhood