Lead Safe Blocks Project

A Primary Prevention Model
The Objective: Primary Prevention in 48206

The 48206 Lead Safe Blocks Project further tested a model to address lead-based paint hazards before children become lead-poisoned.
48206 -- A Primary Prevention Model

1. **The Challenge**

2. **Outreach** throughout 48206 (WSU)

3. **Case Management** of all qualified households
   - EBL CM - CLEARCorps (CCD)
   - Primary Prevention CM – Center for Urban Studies at WSU

4. **Relocation** as appropriate and desired (Relocation Intervention Model, CCD)
The Challenge – Lead in Housing

48206 -- Zip with the highest percent of children with EBLLs in 2016

- 301 EBLLs in 2016 (22%) - MDHHS
- 116 EBLLs in 2017 (19.2%) - MDHHS
- 145 EBLLs in 2018 (23%) - MDHHS
  - Many of these were multiple EBLLs
The Challenge -- why ZIP 48206?

Primary Contributing Factors

• 94.4% of all housing stock was built before 1980
• 52.4% of structures are rental properties
• 7.4% of the population is under the age of 5 (under 6 not available)
• Contribution of lead-contaminated house dust, deteriorating lead paint, or disturbed lead paint from demolitions give rise to lead poisoning in children.

Source: 2013-2017 American Community Survey 5-Year Estimates
Outreach

• Inventory* of housing. Through our knocking and visits of households the Center has identified the housing types and unit dispositions.

• Doors were knocked to offer residents a Home Safety Assessment (HSA)

• The HSA consisted of an observation of the home, an interview with a resident, safety assessment, safety product installation, safety and lead education information, and four instant lead swabs to assess the presence of lead in the home for household that qualified.

• Requirements to qualify:
  • Pregnant women
  • children under 6

* CUS used the County Assessor Parcel Data to define Housing Type so individual units are defined by lots that tracked by assessor for ownership and taxation purposes
Larger map is 5% of whole area
Home Safety Assessments in ZIP Code 48206
<table>
<thead>
<tr>
<th>Item</th>
<th>Number Distributed</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Lead Safe Blocks: 48206 Project</strong></td>
<td></td>
</tr>
<tr>
<td><strong>Home Safety Assessments: Safety Product Installation</strong></td>
<td></td>
</tr>
<tr>
<td>Item</td>
<td>Number Distributed</td>
</tr>
<tr>
<td><strong>Alarms</strong></td>
<td></td>
</tr>
<tr>
<td>Door Wedge Alarm</td>
<td>39</td>
</tr>
<tr>
<td>2 Pack Window/Door Alarms</td>
<td>150</td>
</tr>
<tr>
<td>Security Bar</td>
<td>1</td>
</tr>
<tr>
<td><strong>Basic Security Items</strong></td>
<td></td>
</tr>
<tr>
<td>Deadbolt Installed</td>
<td>131</td>
</tr>
<tr>
<td>Pack of Light Bulbs</td>
<td>187</td>
</tr>
<tr>
<td>Door Viewer</td>
<td>2</td>
</tr>
<tr>
<td>Car Club</td>
<td>21</td>
</tr>
<tr>
<td><strong>Fire Safety Equipment</strong></td>
<td></td>
</tr>
<tr>
<td>Carbon Monoxide Detector</td>
<td>234</td>
</tr>
<tr>
<td>Smoke Alarms</td>
<td>248</td>
</tr>
<tr>
<td>Fire Extinguisher</td>
<td>23</td>
</tr>
</tbody>
</table>
Lead Swab Detected Presence of Lead in Eligible Households, ZIP Code 48206

Lead Swab Test
- Yes
- No
Percent of Cases Where Lead Swab Was Positive

80.3 Percent Had at Least One Positive Swab

Based on the 122 cases where lead swabs were used.
The Center has referred 16 cases to CLEARCorps for BSEED **Code Enforcement** of rental properties where lead has been identified in the household unit. Clearcorps referred three of these cases to Terry Martin.
Additional Outreach Activities – Lead Service Line (LSL) Referrals

• Detroit Water & Sewerage Department has grant funds to replace lead service lines. In total, The Center has completed application and referral process 68 households for Lead Service Line Replacement.

• Clear Corps has completed 16 LSL Replacement Referrals made to DWSD
### Additional Outreach Activities – 48206 Demolitions Notifications

<table>
<thead>
<tr>
<th>Category</th>
<th>Count</th>
</tr>
</thead>
<tbody>
<tr>
<td># of Demolitions</td>
<td>40</td>
</tr>
<tr>
<td># of households that fell into the .5 mile proximity to the unit to be demolished</td>
<td>1847*</td>
</tr>
<tr>
<td># of households that residents answered the door</td>
<td>98</td>
</tr>
<tr>
<td># of households with Children Under 6</td>
<td>16</td>
</tr>
<tr>
<td># of households with a Pregnant Women</td>
<td>1</td>
</tr>
<tr>
<td># of Residents who Received Education Only</td>
<td>53**</td>
</tr>
<tr>
<td># of Residents who Declined Cleaning Kits</td>
<td>11</td>
</tr>
<tr>
<td># of Residents who Received Cleaning Kits and Education</td>
<td>5</td>
</tr>
</tbody>
</table>

*There are duplicate notification addresses because a household may fall into the .5 proximity to the demolition unit more than once.

** All household units that that did not answer the door still received lead education leaflet materials.
Additional Outreach Activities – Cleaning Kits

The Center has provided 73 Cleaning kits through case management and demolition notifications

• 68 during case managements
• 5 during demo notifications
Case Management
Case Management Meetings

- To educate the family and offer to help to sign the family up for abatement, CLEARCorps met with 39 households (for a child with an EBLL), while Center staff met 68 families where lead was identified. One-on-one meetings included:
  - Lead Poisoning Prevention Education
  - Healthy Homes Resources
  - Information and application assistance for Lead Safe Home Program
  - Lead-Specific Cleaning Kit

There were 50 children with an elevated lead levels within the 39 household units
LSB staff have met with 107 families. Of these **68 families** were referred to State for Lead Abatement. This included completing the lead abatement application. Many were also provided with lead education and cleaning kits.

52 cases were submitted by WSU (mostly Primary Prevention)
- Application was approved by LSHP* = 2 approved (16 denied or closed)
- Application was referred to CDU**/HRD*** = 34 referred
- 16 cases were submitted by ClearCorps Detroit (Mostly EBLLs)
  - Application was approved by LSHP = 6 approved (4 denied or closed)
  - Application was referred to CDU/HRD = 6 referred

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*LSHP- MDHHS Lead Safe Home Program
**CDU- MDHHS Community Development
***HRD- Housing Revitalization Department, Detroit
Relocation
The Need for Healthy Homes Relocation

• Lead Abatement Programs are not able to complete needed abatements.
• Rental Property Owners are often unresponsive to lead laws and enforcement.
• Low-Income rents do not cover needed repairs.
• Tenants unable to move financially
• Tenants do not believe next house will be any better.

Section 8 Rental with five children with EBL’s in the household unit
Relocation Intervention Process

1. Intensive Case Management  
   i. Pull Rental History Report
2. Identify Healthy Rental Units
3. Assistance with Application
4. Navigating Rental Search
5. Funding to cover move –  
   First Month’s Rent + Security Deposit.
Relocation Intervention Model

Minimum qualifying Healthy Home Standards

- No exposed exterior paint (e.g. wrapped trim)
- All replacement windows and doors
- All interior paint must be intact
- No visible dust or debris
- Not adjacent to vacant house
- All systems intact (heat, water, roof)
- Not in foreclosure
Relocation

• CLEARCorps relocated 12 families across 48214 and 48206 covering 24 EBLLs
• In 48206 CLEARCorps relocated 3 families
• Barriers include:
  • Affordable income
  • Prior evictions
  • Criminal Convictions
  • First month’s rent (CLEARCorps)
  • Security deposit (CLEARCorps)
• Average Cost per relocation is $4,000 (with cash assistance averaging $1,700. Program cap is $2,000.)
Thank you.

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