**Adams County**

- **Population:** 18,575
- **Area:** 1,930 miles²
- **Households:** 5,722
- **Median Family Income:** $46,100
- **Low-income Renter Households:** 1,335
- **Subsidized Housing Units:** 441

### Affordable Housing Gap

**Affordable and Available Housing Units for Every 100 Households**

<table>
<thead>
<tr>
<th>Percent of Median Family Income</th>
<th>Units per 100 Households</th>
<th>GAP</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>22</td>
<td></td>
</tr>
<tr>
<td>0% - 50%</td>
<td>44</td>
<td></td>
</tr>
</tbody>
</table>

**Forecasted Affordable and Available Housing Units for Every 100 Households in 2019**

<table>
<thead>
<tr>
<th>Percent of Median Family Income</th>
<th>Units per 100 Households</th>
<th>GAP</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>24</td>
<td></td>
</tr>
<tr>
<td>0% - 50%</td>
<td>49</td>
<td></td>
</tr>
</tbody>
</table>

### Housing Market

**How Much of the Median Family Income (MFI) Must a Household Earn to Afford Rent?**

- **4 people / 3 bedrooms**
  - Fair Market Rent: $789
  - Required Income: $31,560, (68.5% of MFI)

- **1 person / 1 bedroom**
  - Fair Market Rent: $459
  - Required Income: $18,360, (56.9% of MFI)

**How Much of the Housing Stock Can the Median Family Income Afford to Buy?**

- **Maximum Affordable Home Value:** $179,221
  - Percentage of Owner-occupied Homes that are Affordable: 77.0%

Affordable Housing Advisory Board – 2015 Housing Needs Assessment

www.commerce.wa.gov/housingneeds
Cost Burden

Cost-Burdened Renter Households

Cost-Burdened Homeowner Households

Subsidized Housing Inventory

Subsidized Housing Units, Including Those That Are Scheduled to Expire by 2017

Subsidized Inventory Characteristics

Sites: 15
Units: 441
Section 8/Section 515 units set to expire by 2017: 163

Are There Enough Subsidized Units for Eligible Renter Households at Different Income Thresholds?

<table>
<thead>
<tr>
<th>% of Median Family Income</th>
<th>Renter Households</th>
<th>Subsidized Units for Which They Are Eligible* #</th>
<th>Subsidized Units for Which They Are Eligible* %</th>
<th>Units per 100 Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>500</td>
<td>411</td>
<td>100.0%</td>
<td>82</td>
</tr>
<tr>
<td>30% - 50%</td>
<td>355</td>
<td>104</td>
<td>25.3%</td>
<td>29</td>
</tr>
<tr>
<td>50% - 80%</td>
<td>480</td>
<td>24</td>
<td>5.8%</td>
<td>5</td>
</tr>
<tr>
<td>80% - 100%</td>
<td>295</td>
<td>0</td>
<td>0.0%</td>
<td>0</td>
</tr>
</tbody>
</table>

* Income eligibility was not available for all units in the inventory