COWLITZ COUNTY

Population: 102,138
Area: 1,167 miles²
Households: 39,683
Median Family Income: $59,100
Low-income Renter Households: 8,935
Subsidized Housing Units: 1,256

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

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

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

<table>
<thead>
<tr>
<th>4 people / 3 bedrooms</th>
<th>1 person / 1 bedroom</th>
</tr>
</thead>
<tbody>
<tr>
<td>Fair Market Rent: $1,017</td>
<td>Fair Market Rent: $601</td>
</tr>
</tbody>
</table>

| $40,680, (68.8% of MFI) | $24,040, (58.1% of MFI) |

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

Maximum Affordable Home Value: $233,176

% of owner-occupied homes that are affordable: 64.1%

Affordable Housing Advisory Board – 2015 Housing Needs Assessment
2015 Washington State Housing Needs Assessment
www.commerce.wa.gov/housingneeds
### Cost Burden

**Cost-Burdened Renter Households**

![Bar Chart: Cost-Burdened Renter Households](Image)

**Cost-Burdened Homeowner Households**

![Bar Chart: Cost-Burdened Homeowner Households](Image)

### Subsidized Housing Inventory

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

- **Subsidized unit**
- **Expiring Section 8 or Section 515 unit**

**Subsidized Inventory Characteristics**

- Sites: 34
- Units: 1,256
- Section 8/Section 515 units set to expire by 2017: 350

### 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>Units per 100 Households</th>
</tr>
</thead>
<tbody>
<tr>
<td>0% - 30%</td>
<td>3,105</td>
<td>832</td>
<td>27</td>
</tr>
<tr>
<td>30% - 50%</td>
<td>2,580</td>
<td>507</td>
<td>20</td>
</tr>
<tr>
<td>50% - 80%</td>
<td>3,250</td>
<td>43</td>
<td>1</td>
</tr>
<tr>
<td>80% - 100%</td>
<td>1,155</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

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