PIERCE COUNTY

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?

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

4 people / 3 bedrooms
Fair Market Rent: $1,354

1 person / 1 bedroom
Fair Market Rent: $745

Maximum Affordable Home Value: $275,497

Population: 798,528
Area: 1,688 miles²
Households: 299,334
Median Family Income: $71,700
Low-income Renter Households: 62,255
Subsidized Housing Units: 10,203

$54,160, (75.5% of MFI)

$29,800, (59.4% of MFI)

58.0%

% of owner-occupied homes that are affordable
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: 168
Units: 10,203
Section 8/Section 515 units set to expire by 2017: 532

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>20,230</td>
<td>8,069</td>
<td>100.0%</td>
</tr>
<tr>
<td>30% - 50%</td>
<td>17,460</td>
<td>5,539</td>
<td>68.6%</td>
</tr>
<tr>
<td>50% - 80%</td>
<td>24,565</td>
<td>364</td>
<td>4.5%</td>
</tr>
<tr>
<td>80% - 100%</td>
<td>13,970</td>
<td>0</td>
<td>0.0%</td>
</tr>
</tbody>
</table>

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

Affordable Housing Advisory Board – 2015 Housing Needs Assessment

www.commerce.wa.gov/housingneeds