SKAGIT COUNTY

Affordable Housing Gap

Affordable and Available Housing
Units for Every 100 Households

<table>
<thead>
<tr>
<th>0% - 30%</th>
<th>0% - 50%</th>
</tr>
</thead>
<tbody>
<tr>
<td>15</td>
<td>26</td>
</tr>
</tbody>
</table>

GAP

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

<table>
<thead>
<tr>
<th>0% - 30%</th>
<th>0% - 50%</th>
</tr>
</thead>
<tbody>
<tr>
<td>14</td>
<td>28</td>
</tr>
</tbody>
</table>

GAP

Housing Market

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

- **4 people / 3 bedrooms**
  - Fair Market Rent: $1,259
  - Required income: $50,360, (76.4% of MFI)

- **1 person / 1 bedroom**
  - Fair Market Rent: $742
  - Required income: $29,680, (64.3% of MFI)

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

- Maximum Affordable Home Value: $261,864
  - % of owner-occupied homes that are affordable: 47.3%
**Cost Burden**

**Cost-Burdened Renter Households**

![Graph showing cost-burdened renter households by percent of median family income]

**Cost-Burdened Homeowner Households**

![Graph showing cost-burdened homeowner households by percent of median family income]

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**Subsidized Housing Inventory**

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

- Subsidized unit
- Expiring Section 8 or Section 515 unit

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**Subsidized Inventory Characteristics**

- **Sites**: 58
- **Units**: 2,261
- **Section 8/Section 515 units set to expire by 2017**: 685

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**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>2,785</td>
<td>1,878</td>
<td>67</td>
</tr>
<tr>
<td>30% - 50%</td>
<td>2,740</td>
<td>1,334</td>
<td>49</td>
</tr>
<tr>
<td>50% - 80%</td>
<td>2,900</td>
<td>161</td>
<td>6</td>
</tr>
<tr>
<td>80% - 100%</td>
<td>1,585</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

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

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*Source: Affordable Housing Advisory Board – 2015 Housing Needs Assessment*