



# Community Profiles Map Series for Houston County

Maps for HTC 2017, RFP 2016

# Community Profiles –Maps for HTC 2017 and RFP 2016

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# 1) Total Low and Moderate Wage Jobs within 5 Miles (by region)

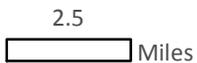
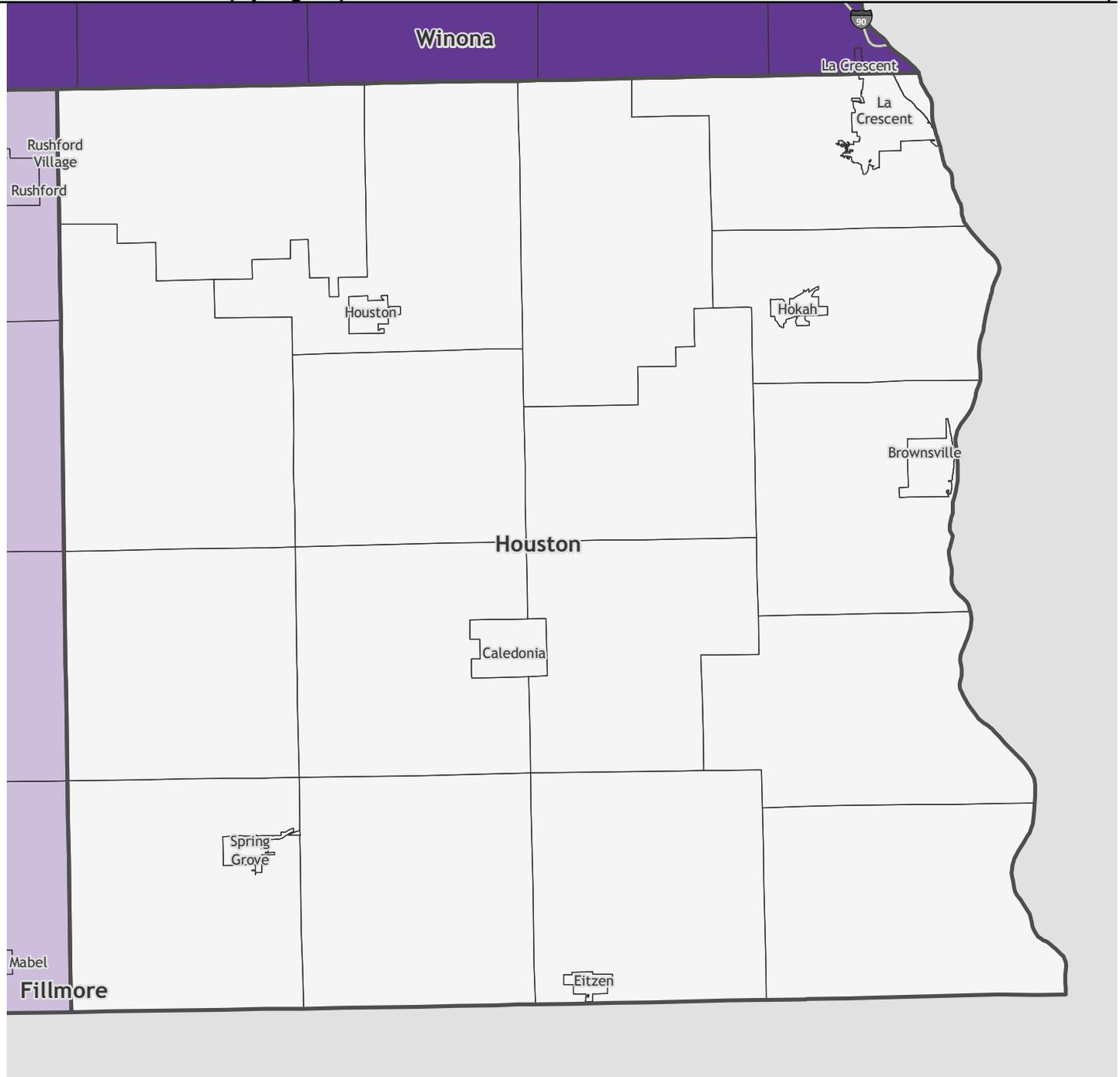
## Greater Minnesota

- 1,860-2,913
- >18,621

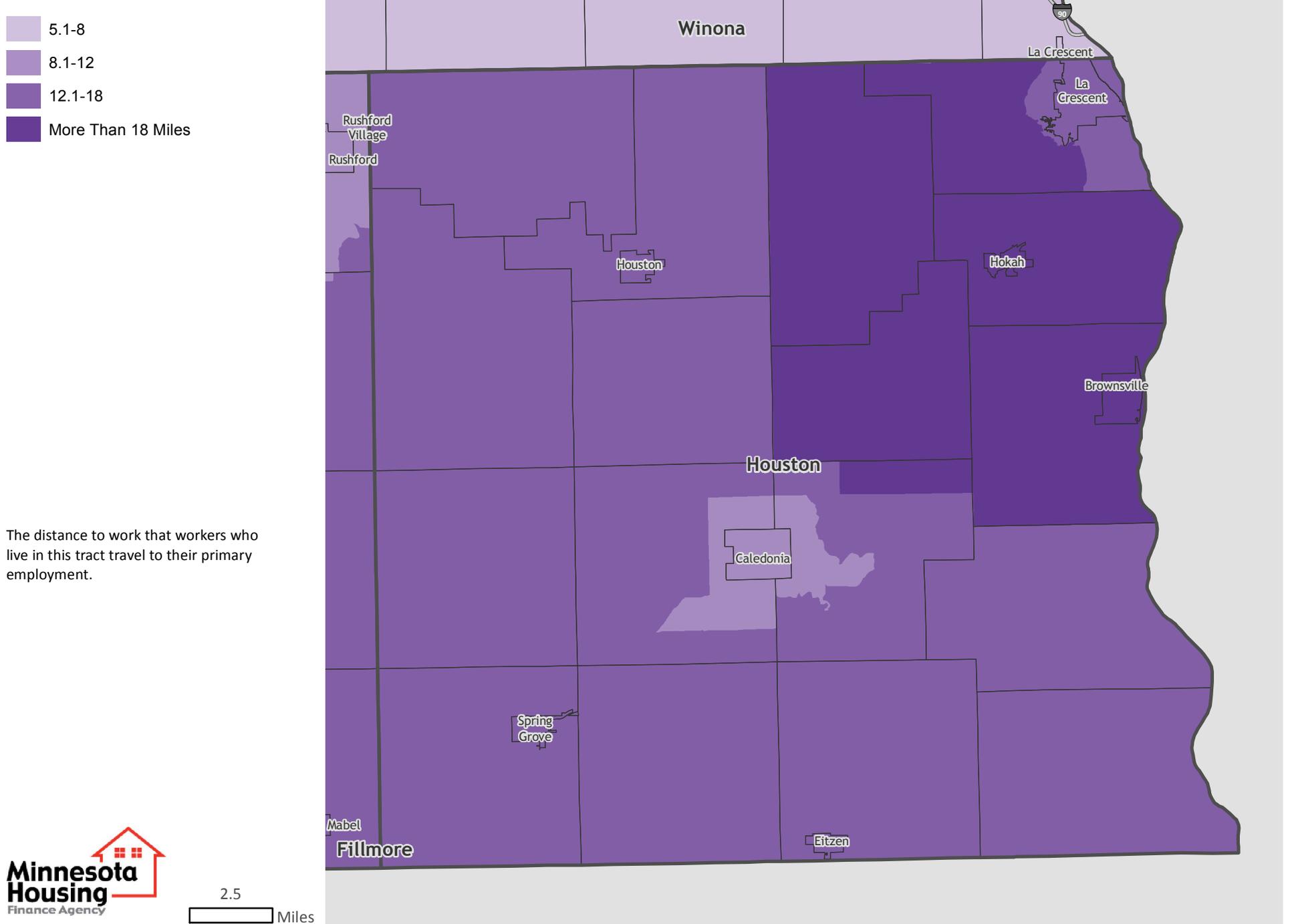
## NonTwin Cities MSA

- < 3,825

Low and Moderate Wage jobs are defined as those with monthly incomes <\$3,333 (about \$40,000 annually). Jobs are summarized with the census tract and within 5 miles of the census tract boundary.



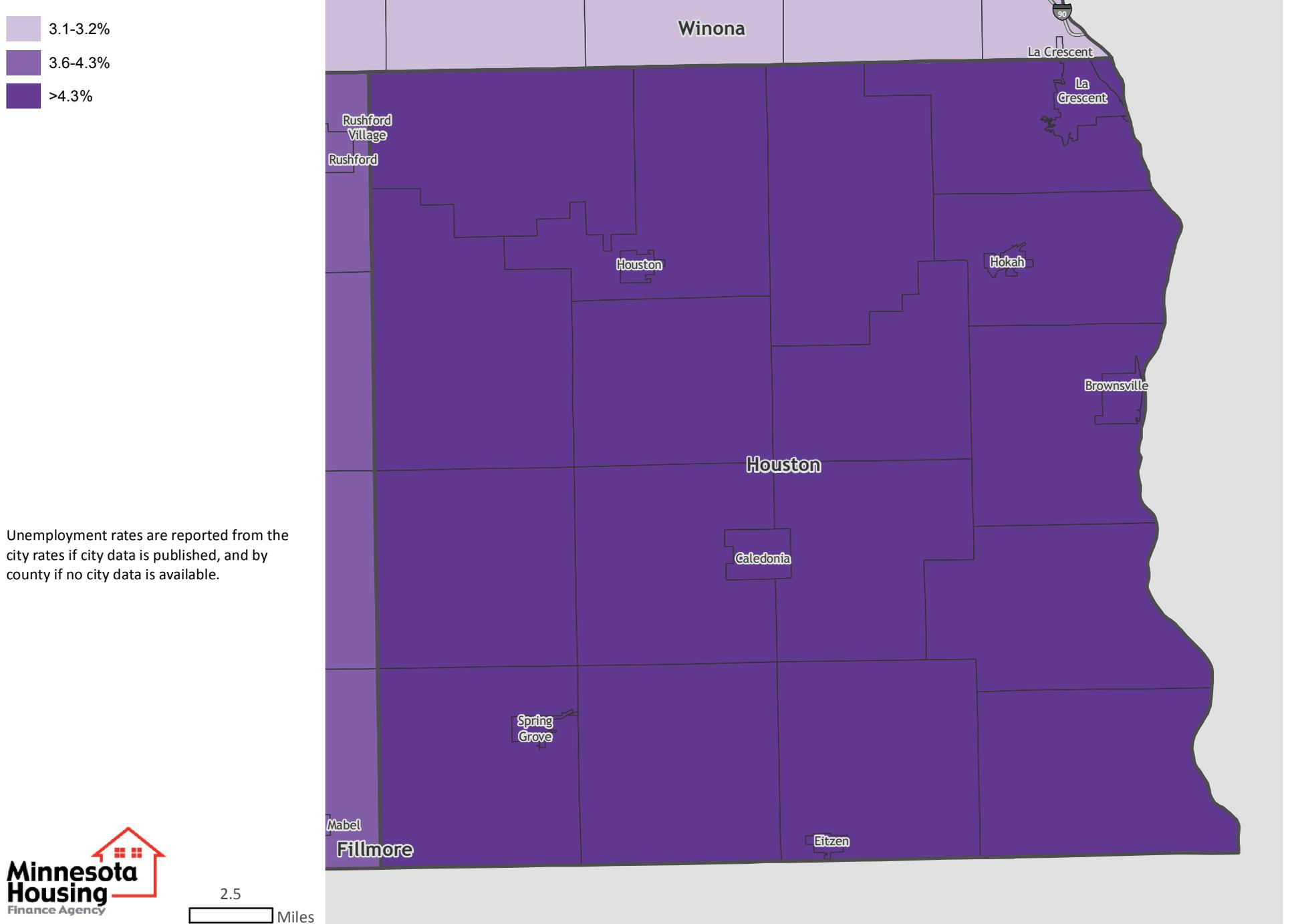
## 2) Median Distance to Work (in miles)



The distance to work that workers who live in this tract travel to their primary employment.

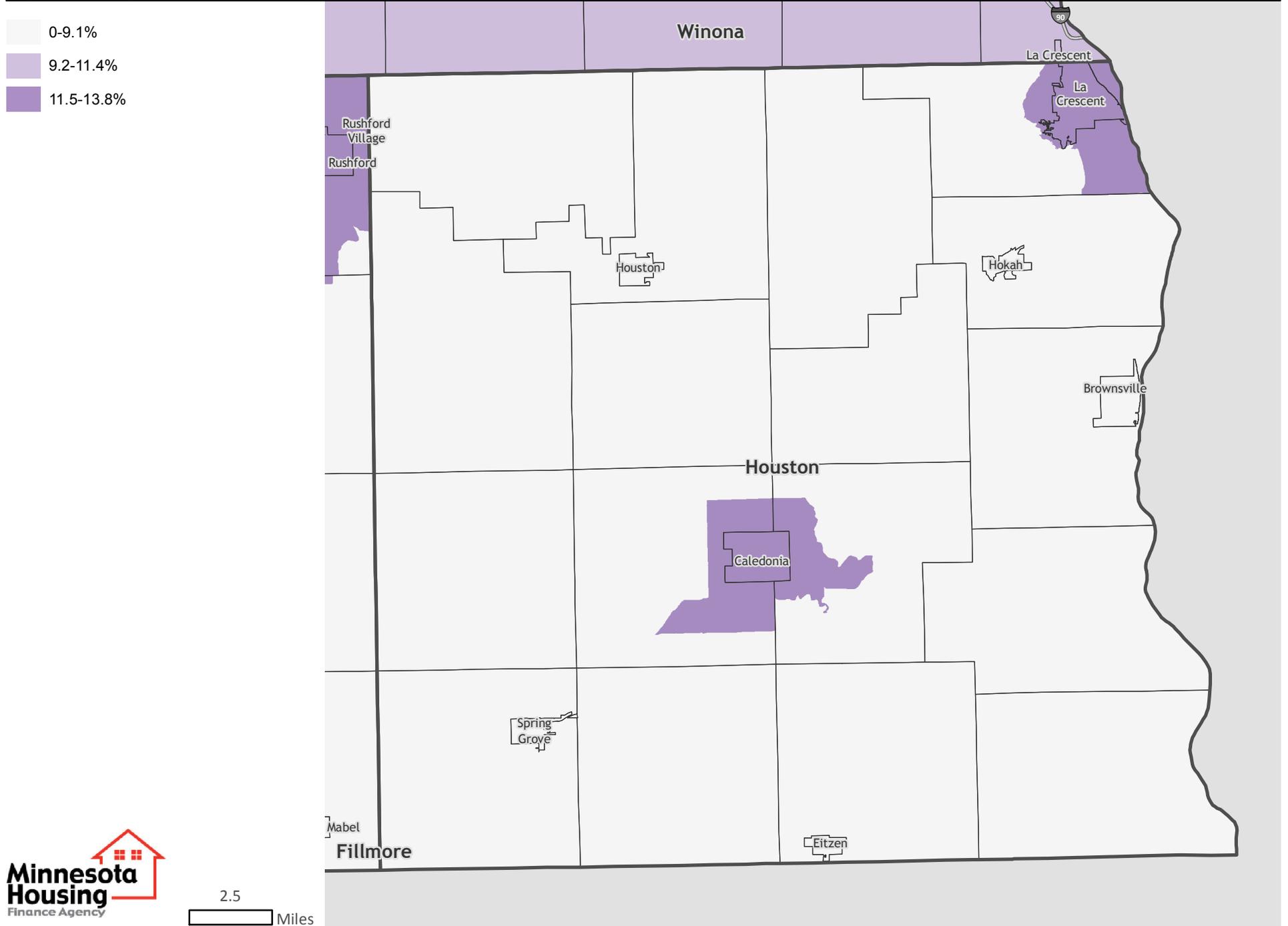


### 3) Unemployment Rate (February 2015)



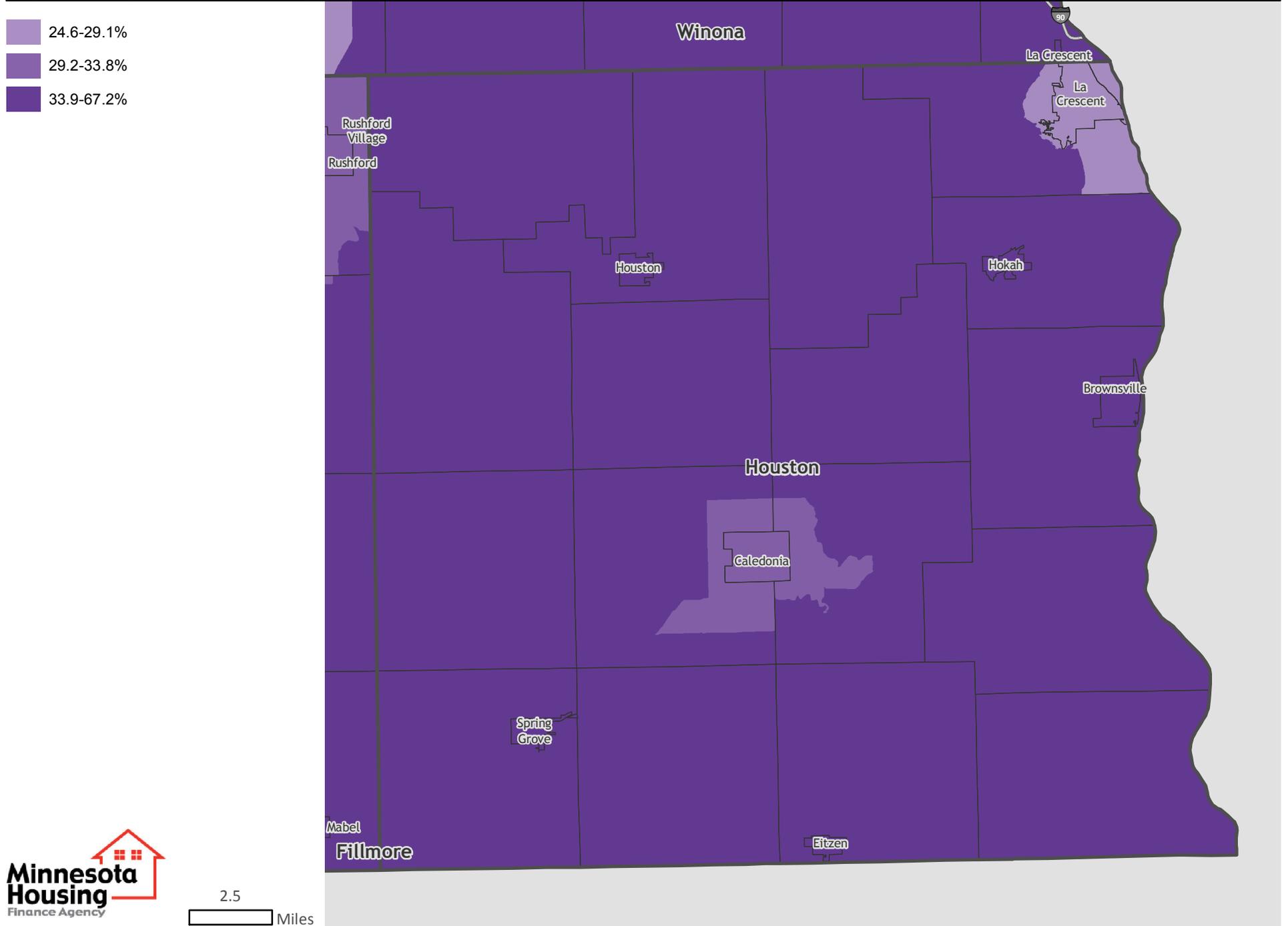
#### 4a) Percentage of Population Age 25-34

Houston County



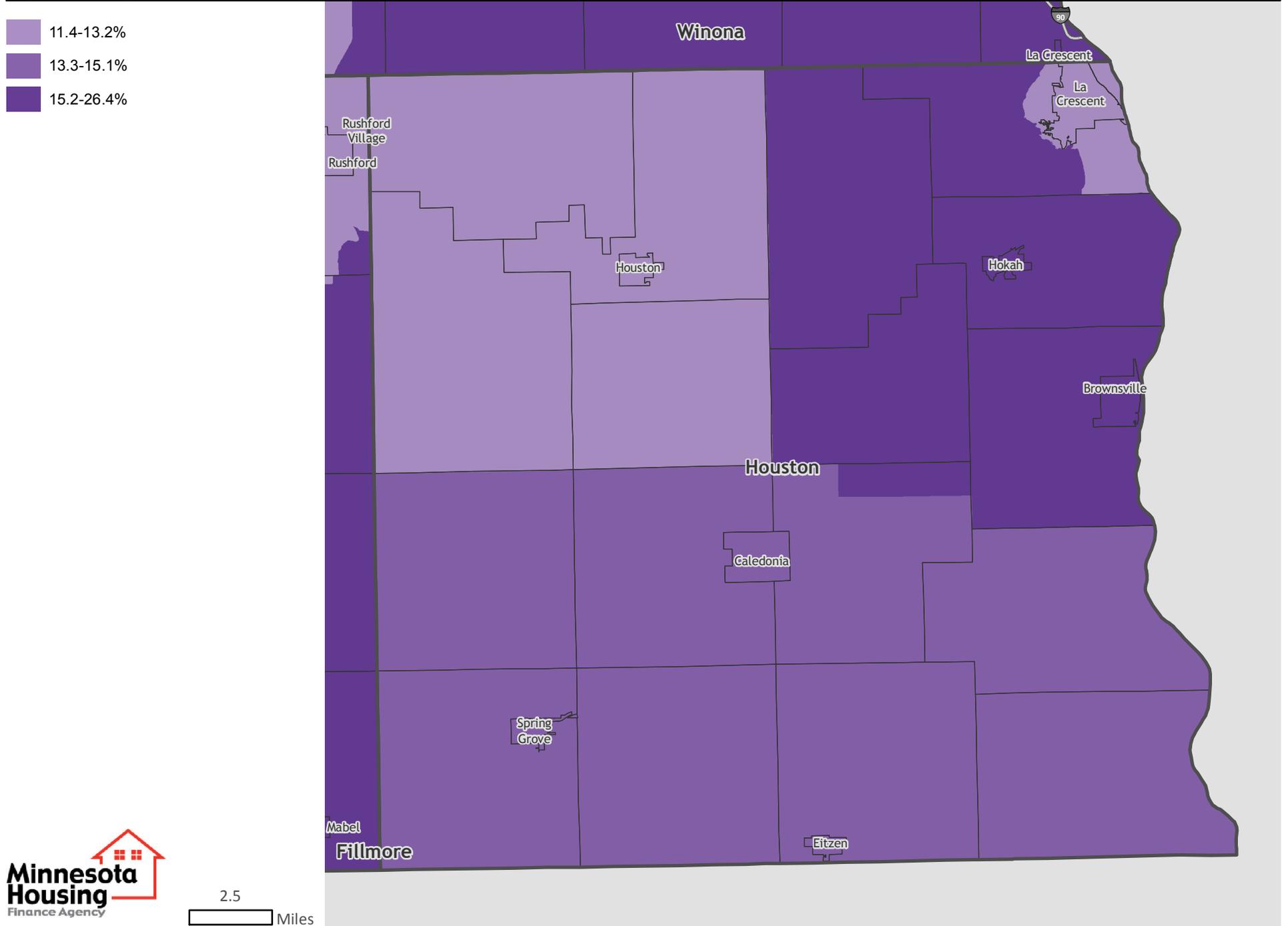
#### 4b) Percentage of Population Age 55+

Houston County



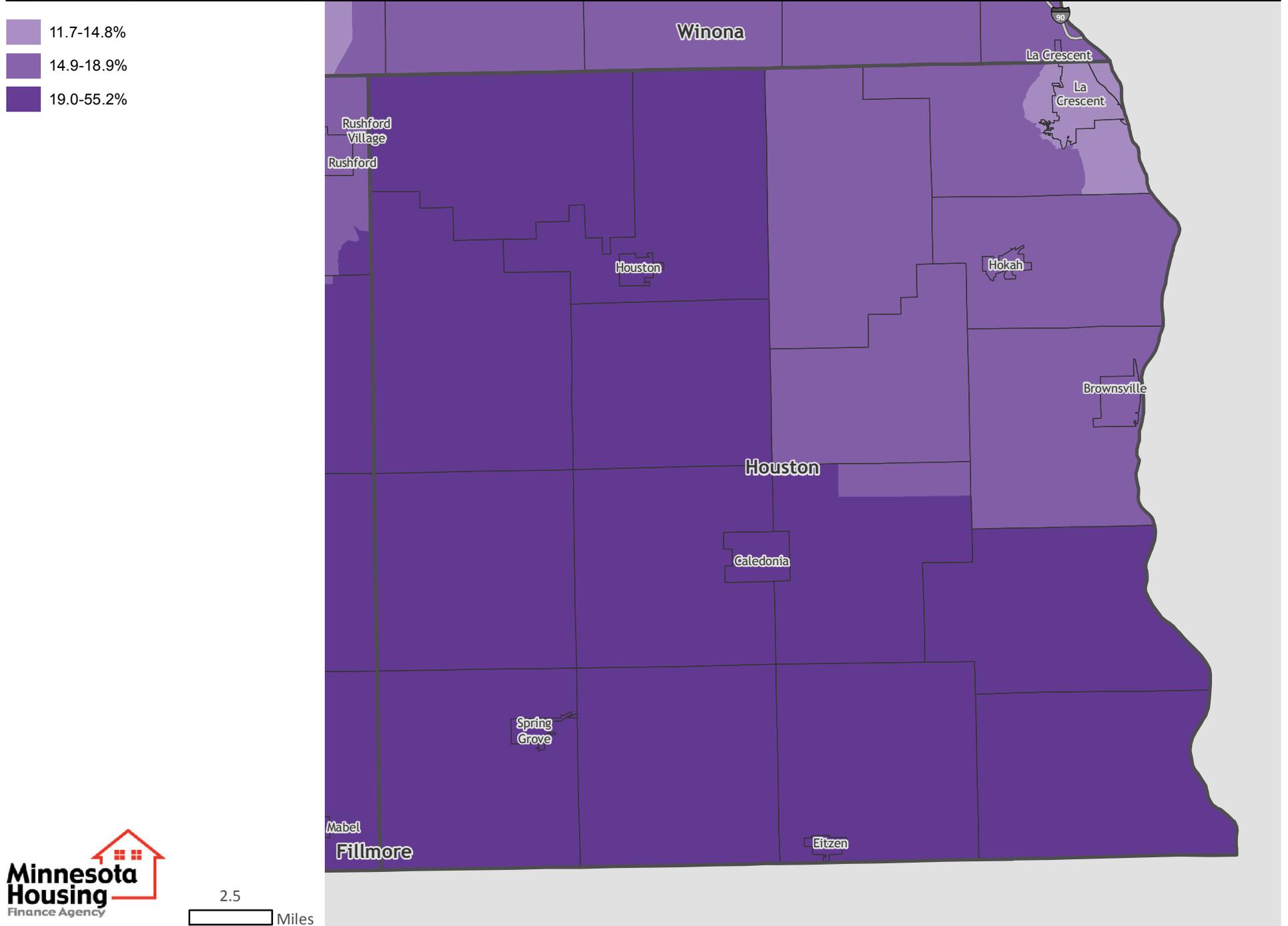
### 4c) Percentage of Population Age 55-64

Houston County



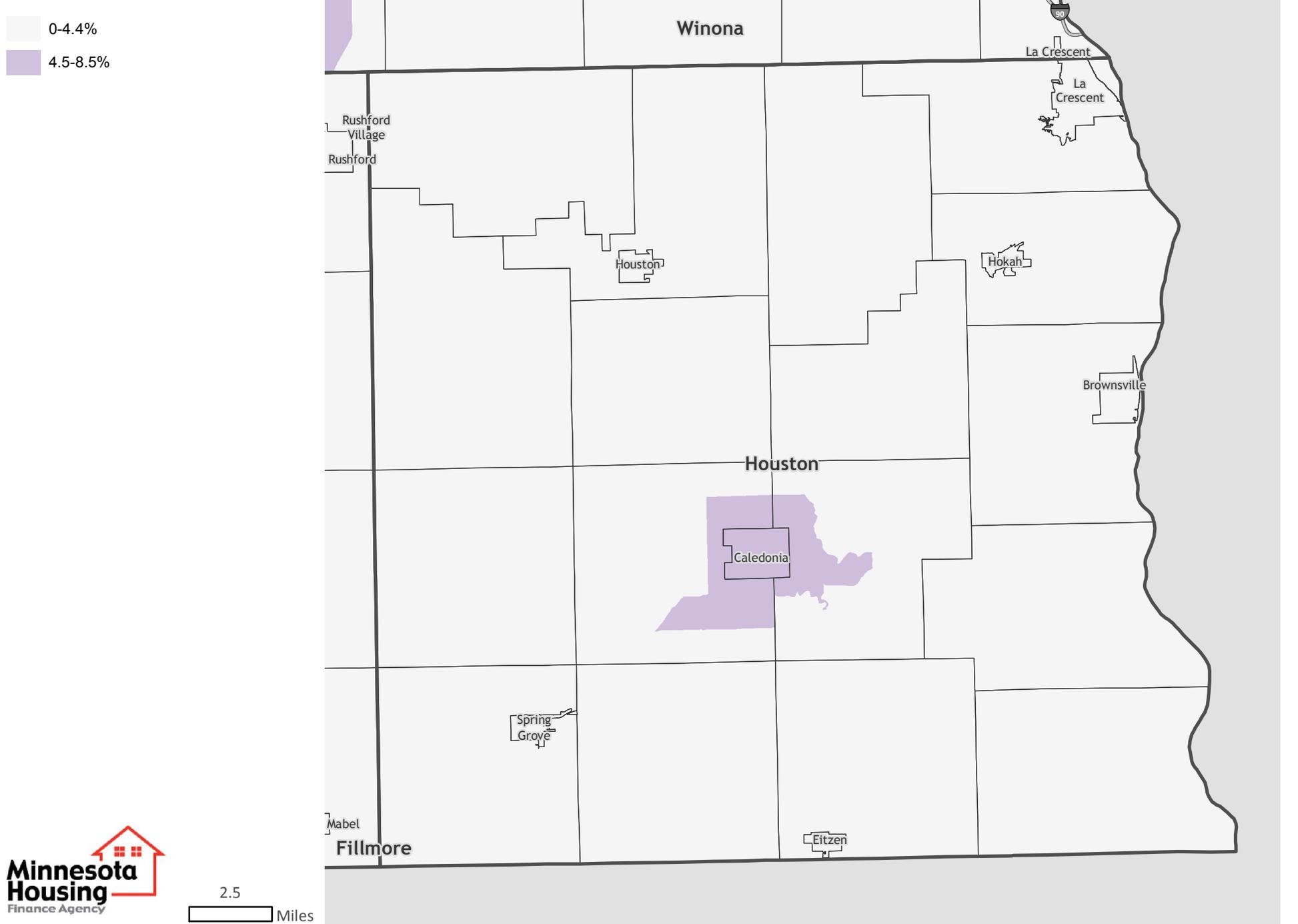
#### 4d) Percentage of Population Age 65+

Houston County



### 5) Percentage of Population from Community of Color

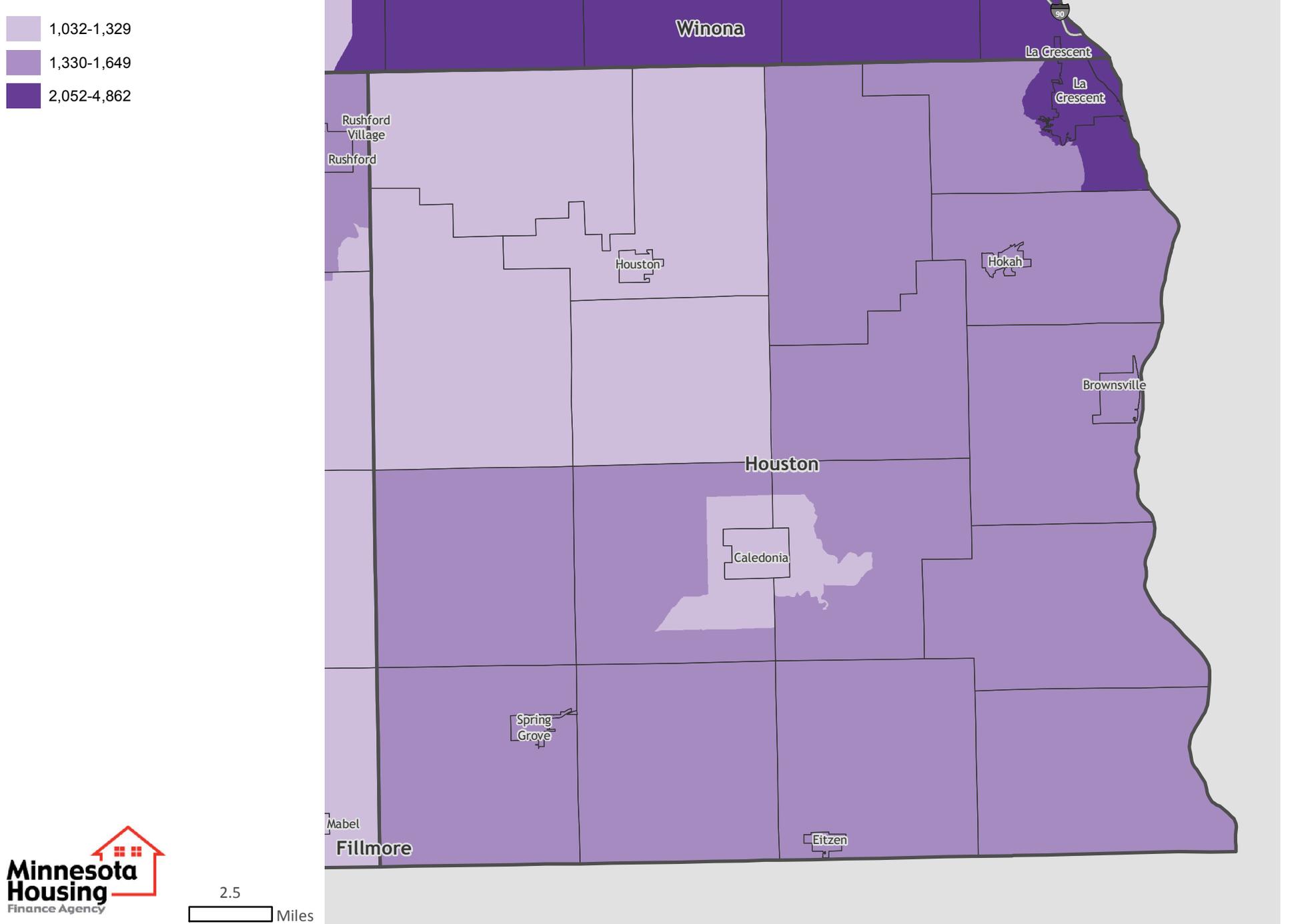
Houston County



2.5 Miles

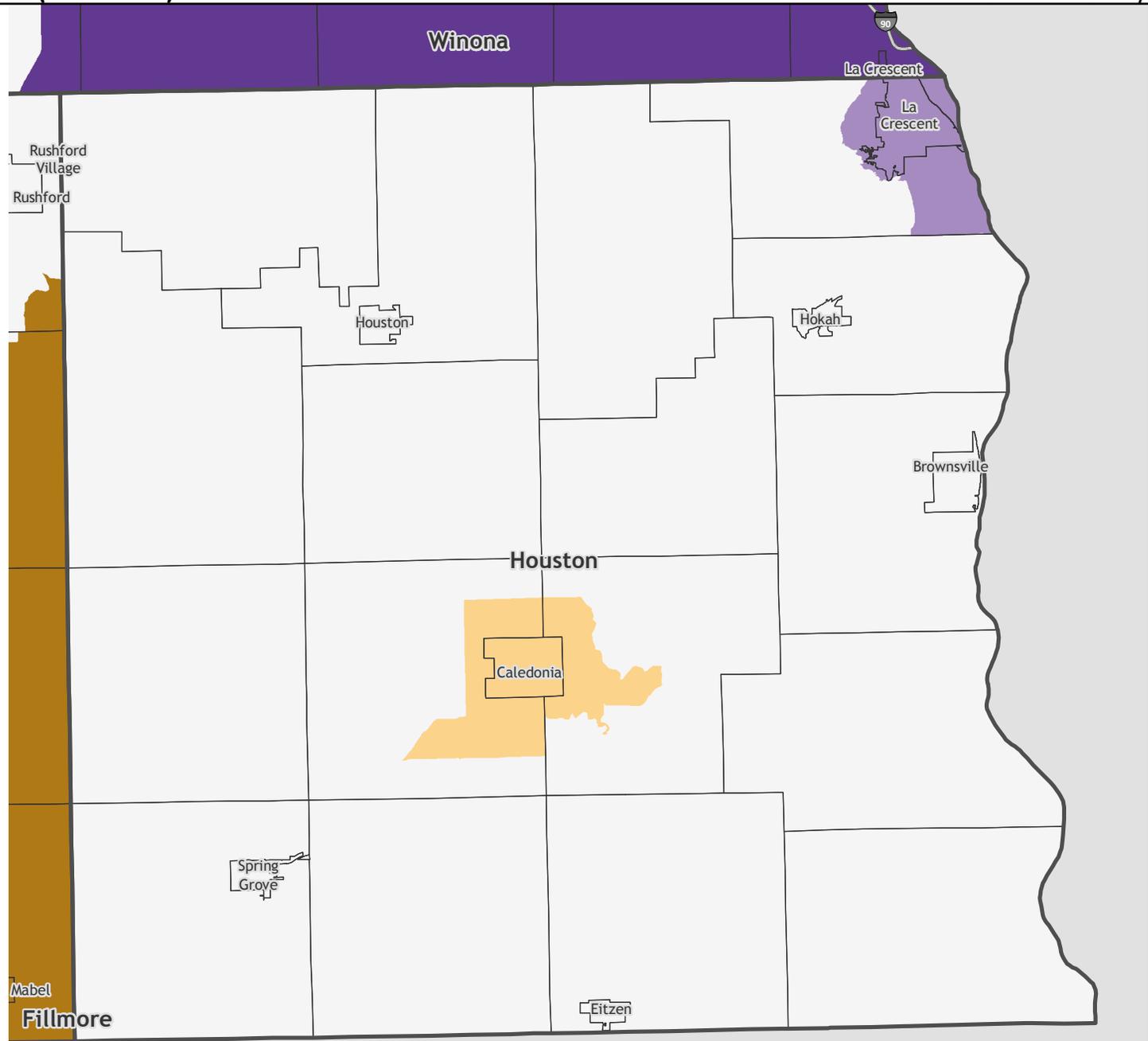
6a) Total Households

Houston County



### 6b) Absolute Change in Households (2000-2013)

- Loss of 42+ Households
- Loss 0-42 Households
- Gain of 1-108 Households
- Gain 110-2757 Households
- Gain 276+ Households

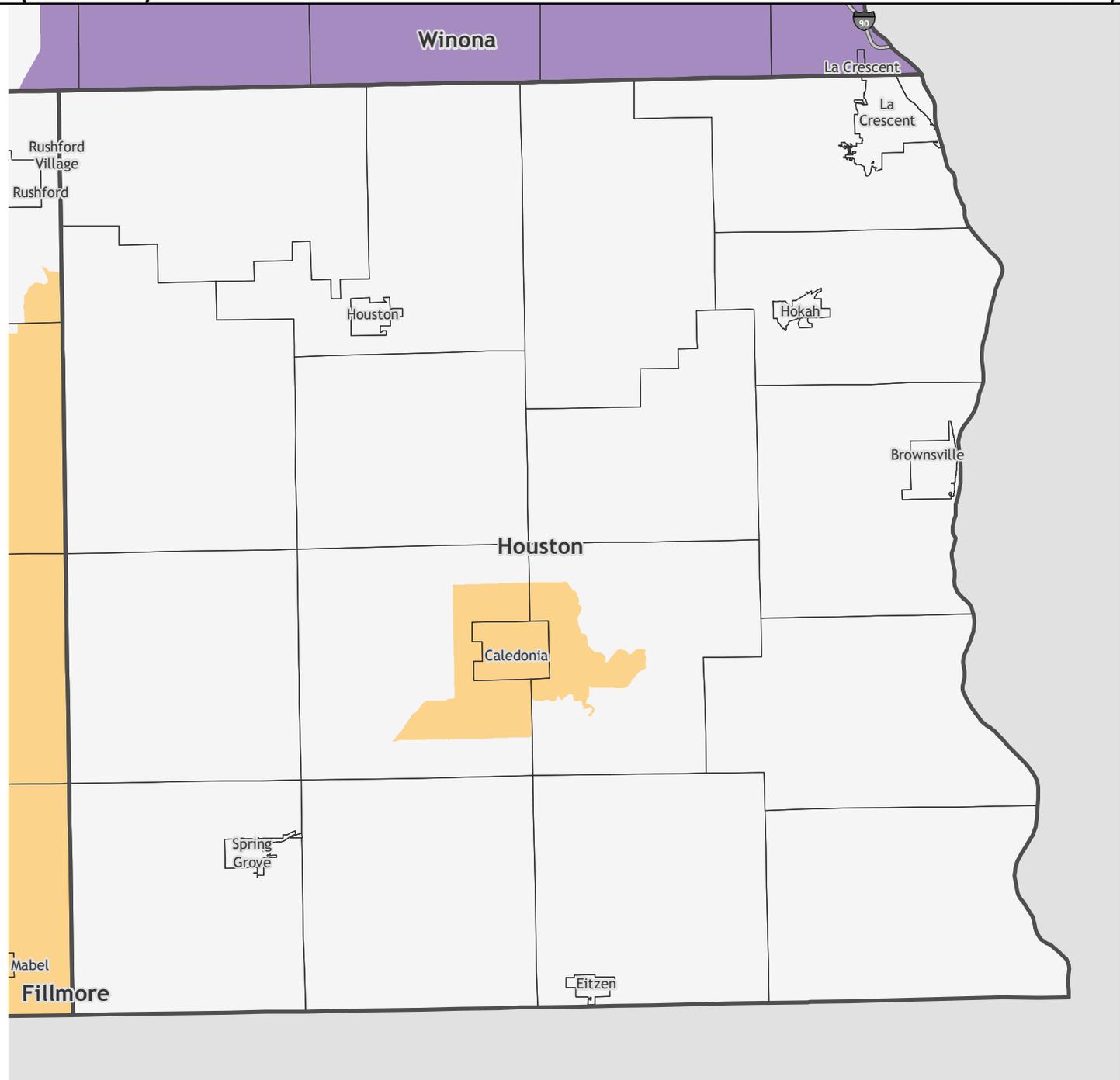


2.5 Miles

### 6c) Percent Change in Households (2000-2013)

Houston County

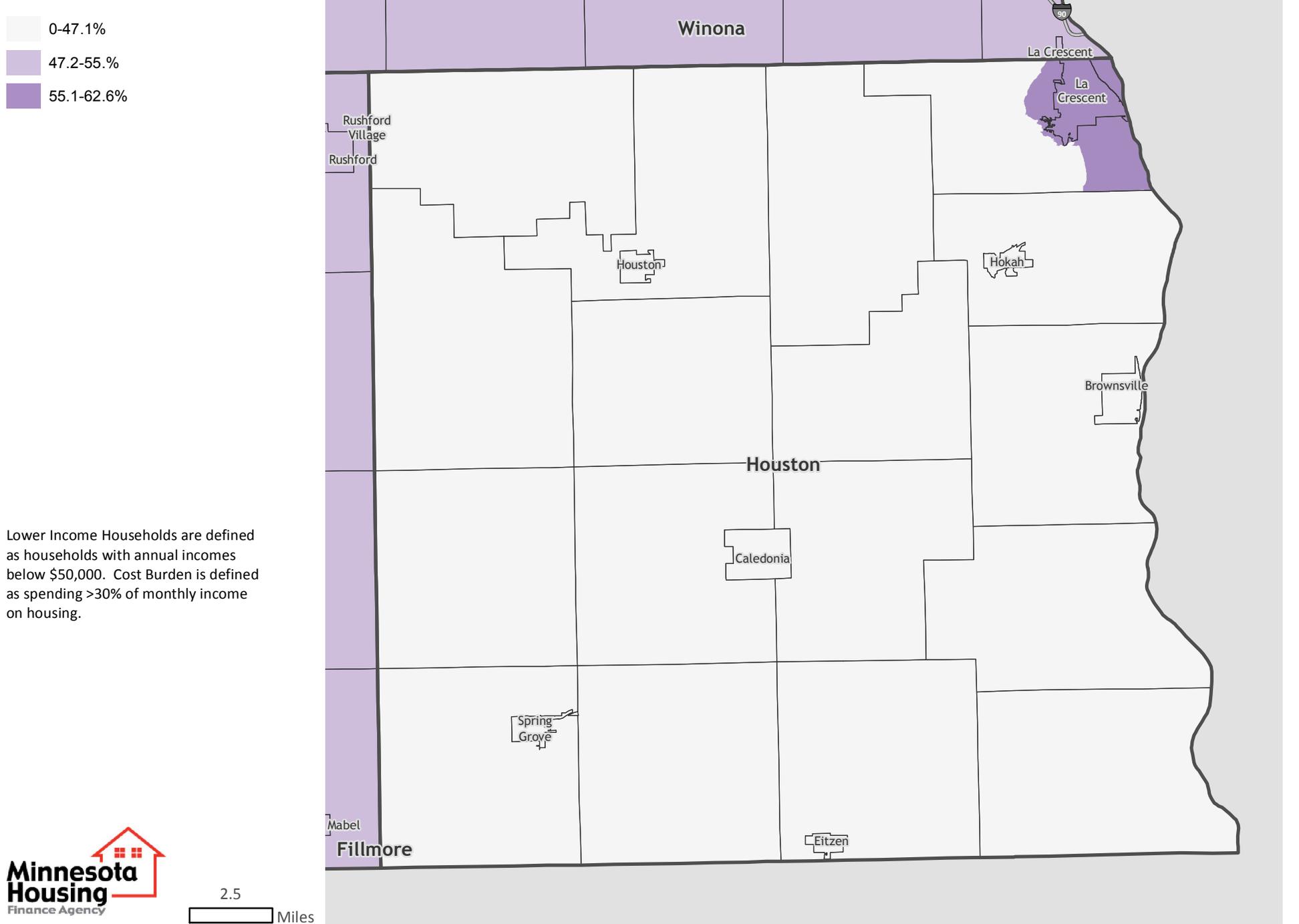
- Loss of 0-3.3%
- Gain of 0-7.8
- Gain of 7.9-18.8%



2.5 Miles

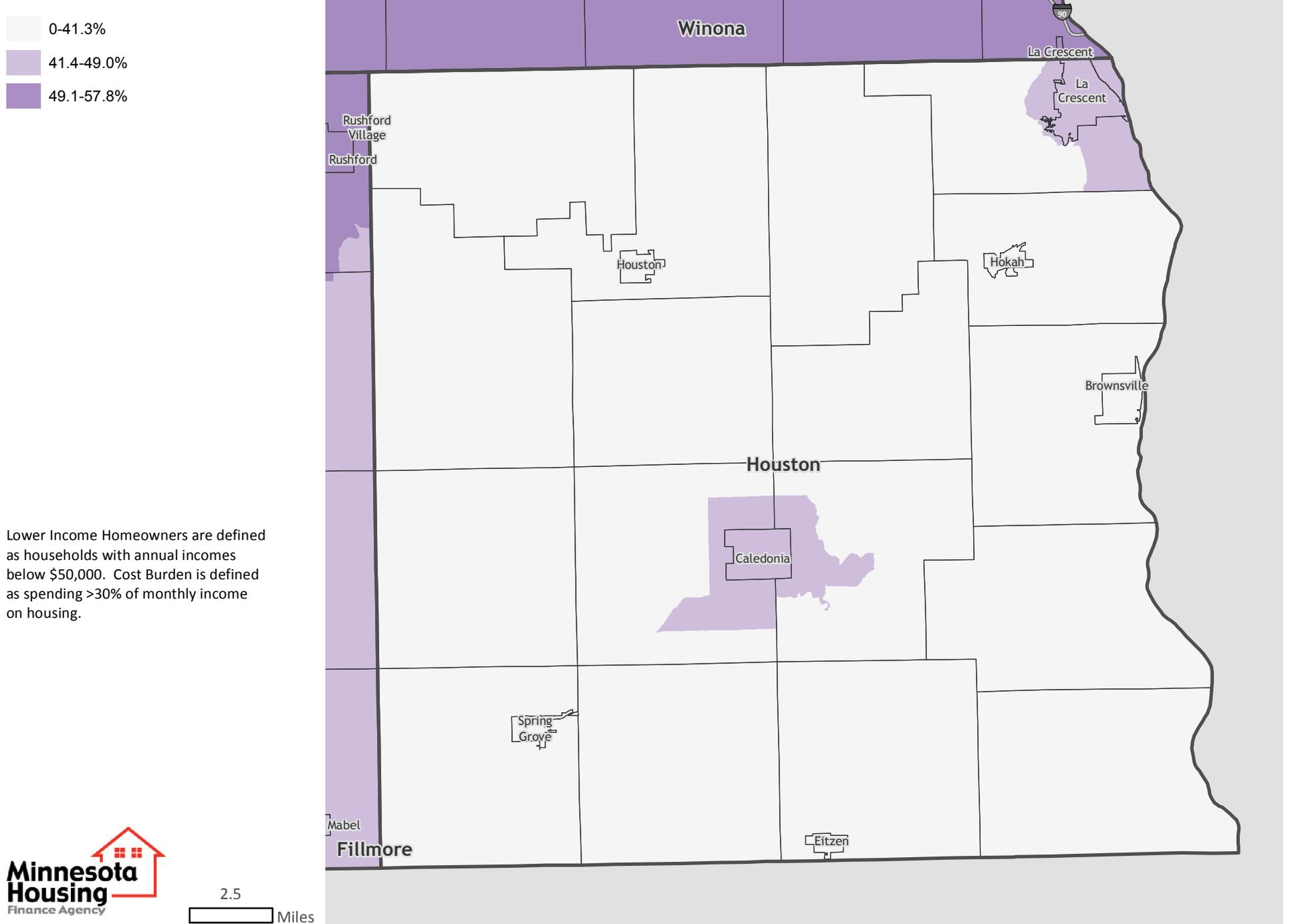
# 7a) Percentage of All Lower Income Households Cost Burdened

Houston County



## 7b) Percentage of Lower Income Homeowners Cost Burdened

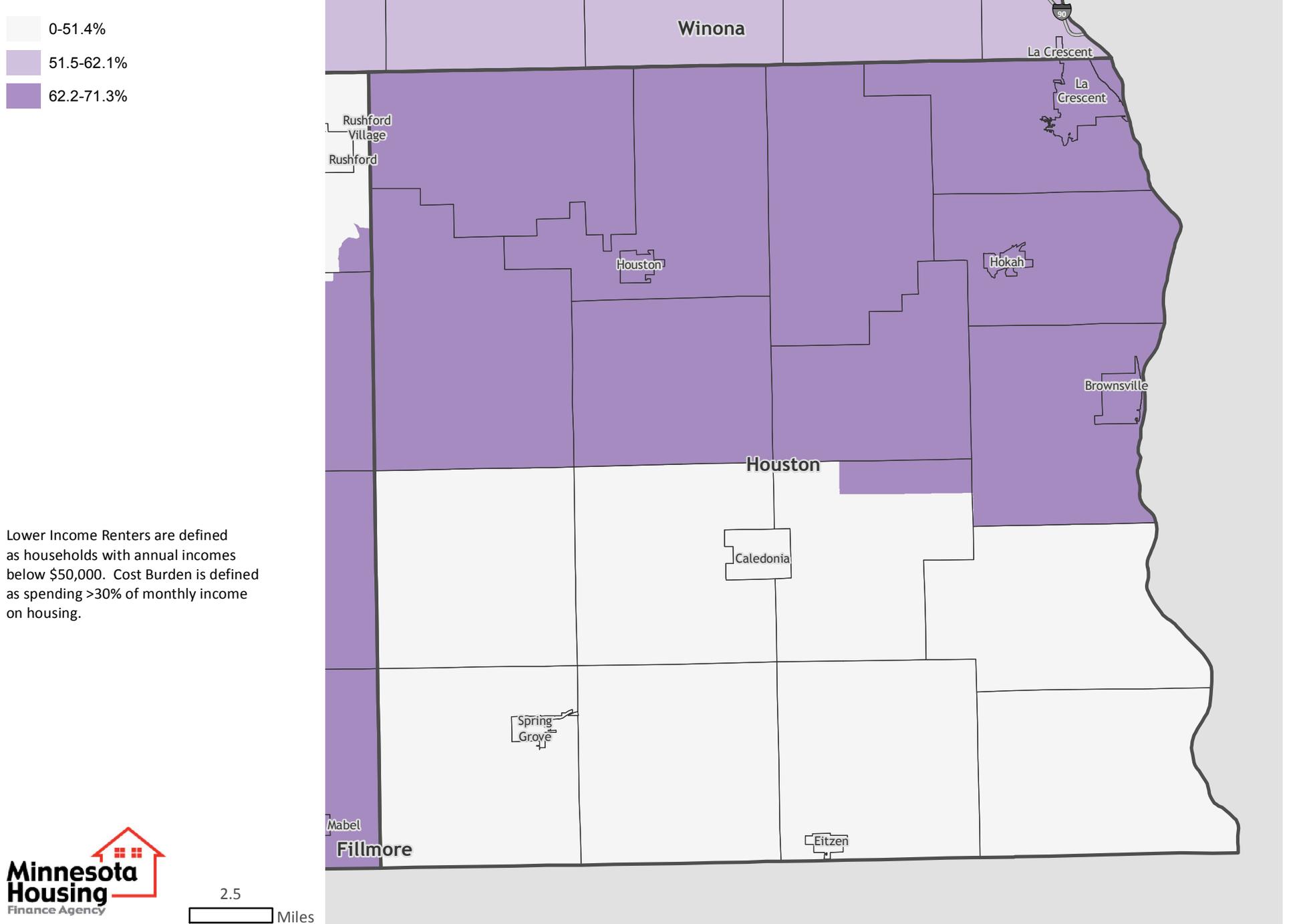
Houston County



Lower Income Homeowners are defined as households with annual incomes below \$50,000. Cost Burden is defined as spending >30% of monthly income on housing.



### 7c) Percentage of Lower Income Renters Cost Burdened



Lower Income Renters are defined as households with annual incomes below \$50,000. Cost Burden is defined as spending >30% of monthly income on housing.

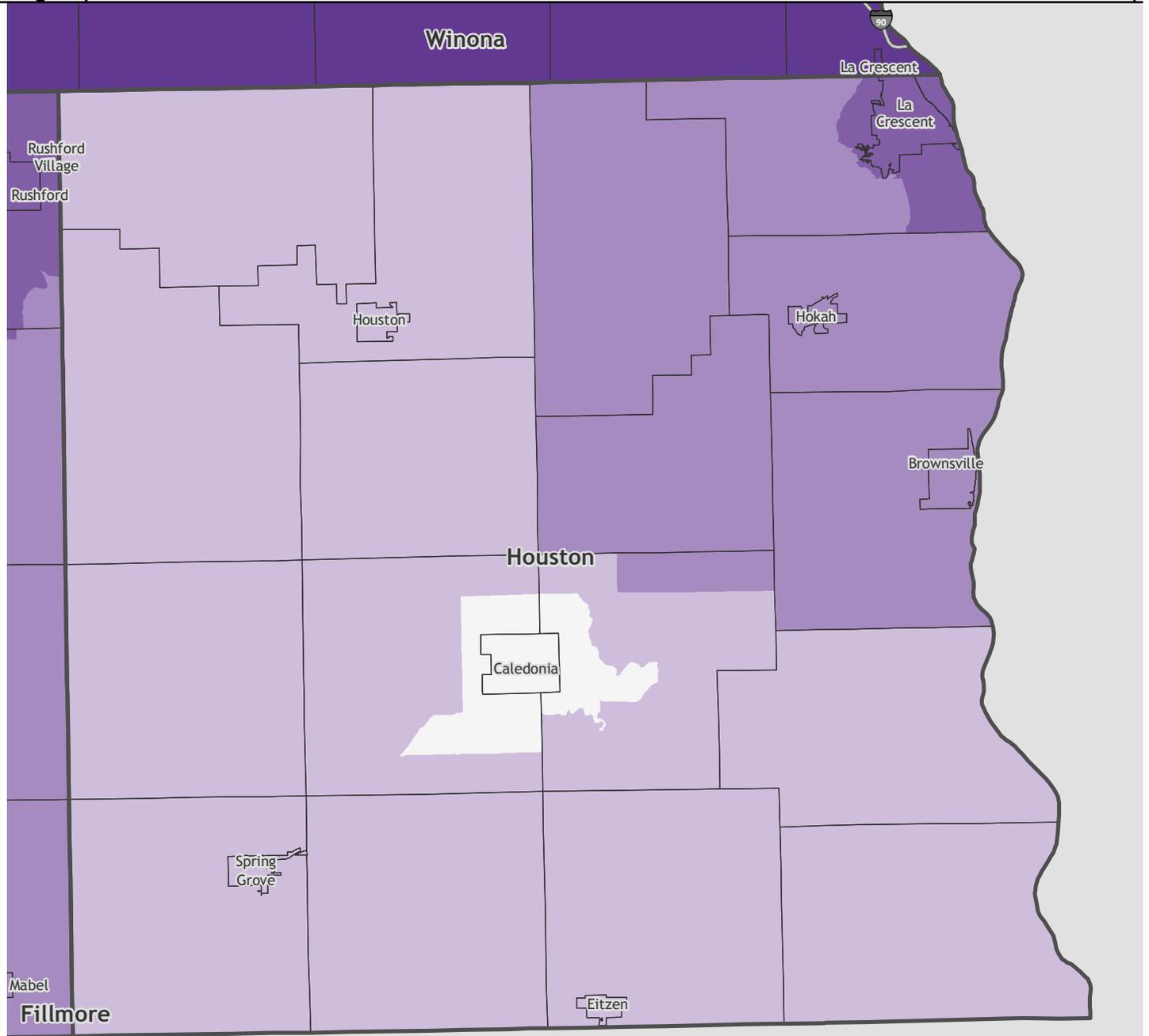


## 8) Median Household Income (by region)

### Greater Minnesota



### NonTwin Cities MSA



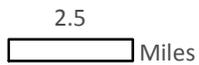
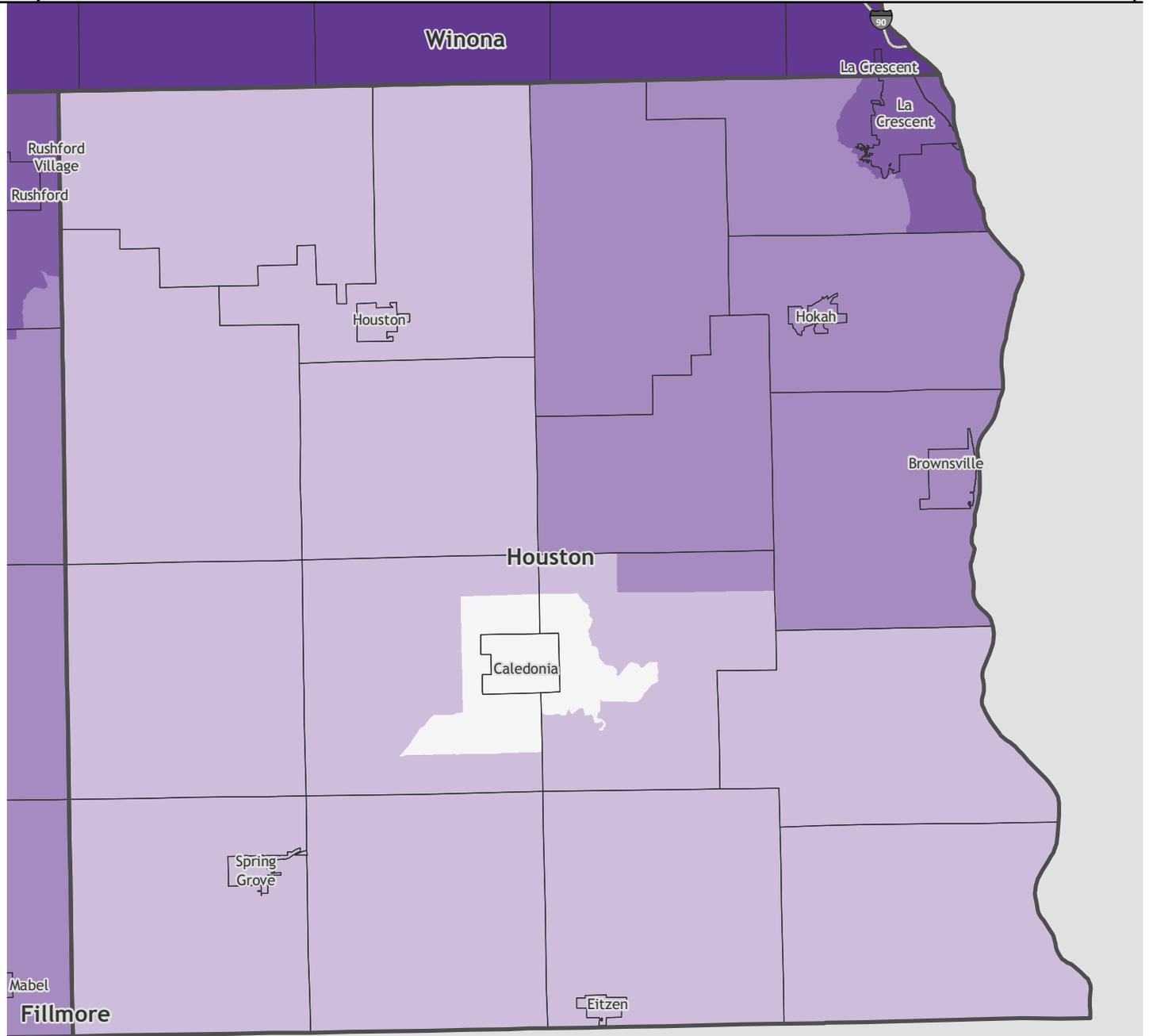
2.5 Miles

## 9) Median Family Income (by region)

### Greater Minnesota

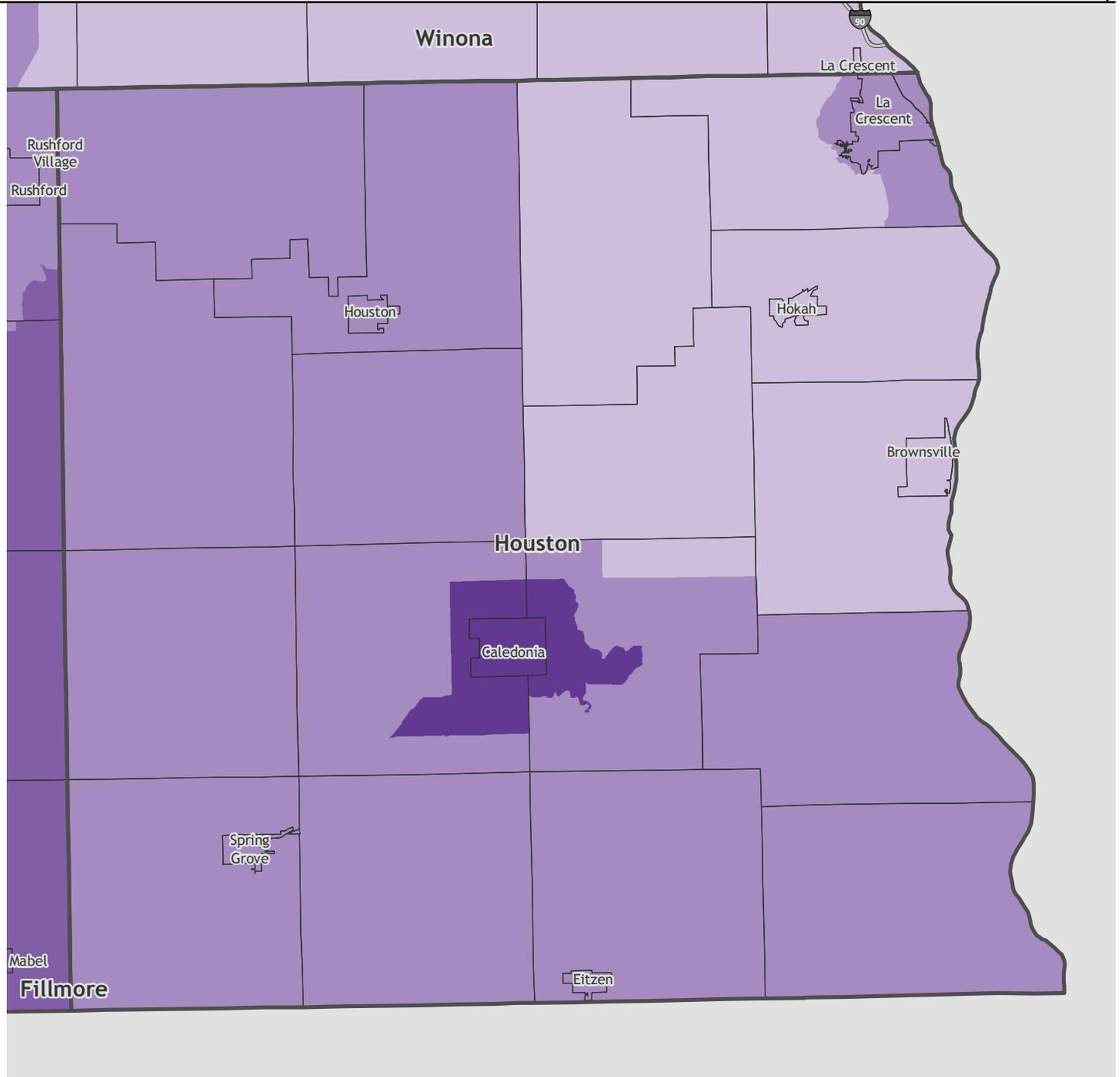


### NonTwin Cities MSA

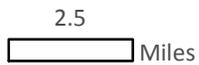


# 10) Poverty Rate

- 4.8-7.8%
- 7.9-11.4%
- 11.5-17.8%
- 17.9-100%

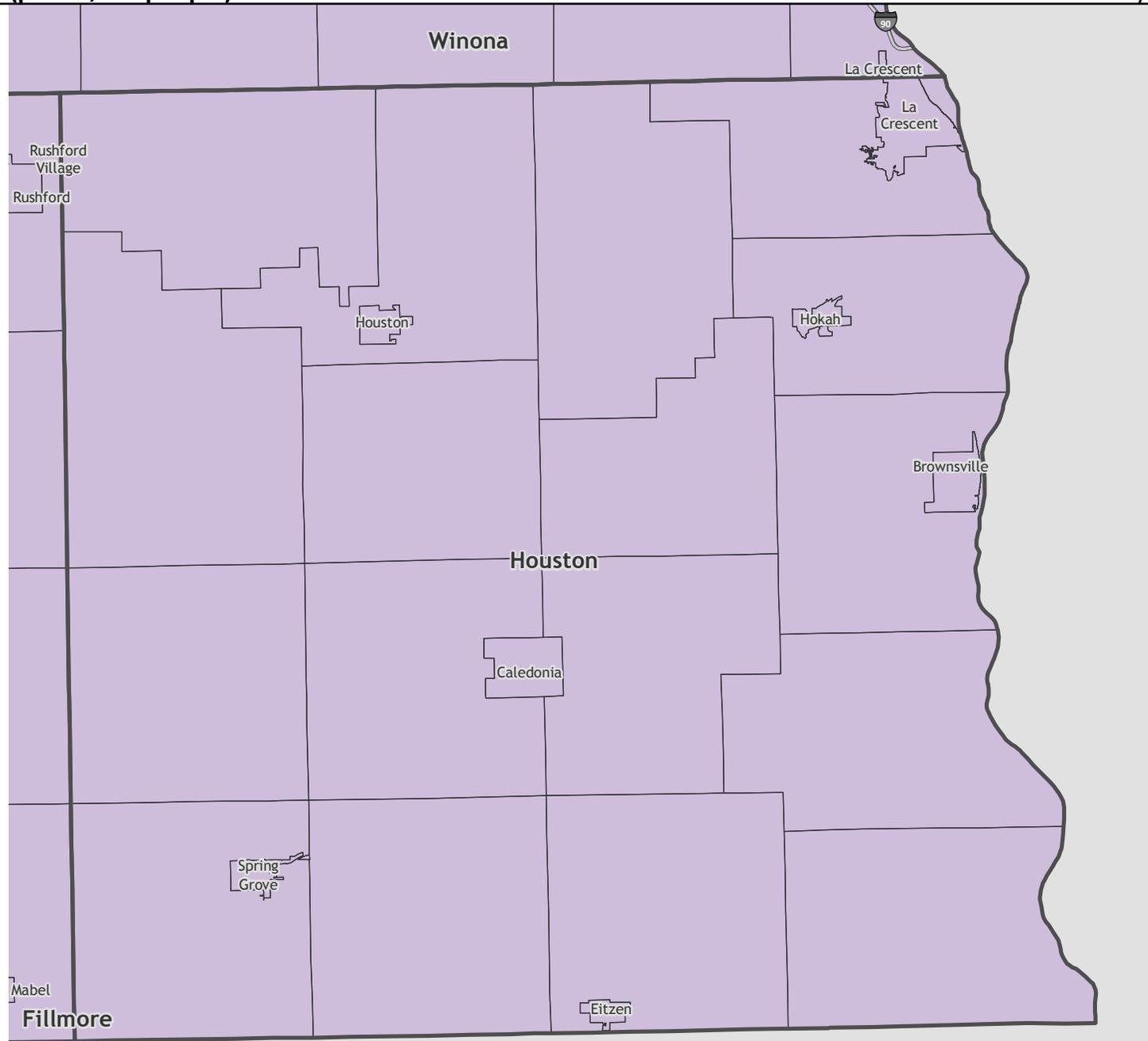


Percentage of the population below poverty thresholds as published by the American Community Survey.



# 11) Homelessness Rate by region (per 10,000 people)

9-10



Homelessness rate per 10,000 people available by region. Includes sheltered counts and unsheltered counts when available. Survey completed October 2012.



2.5 Miles

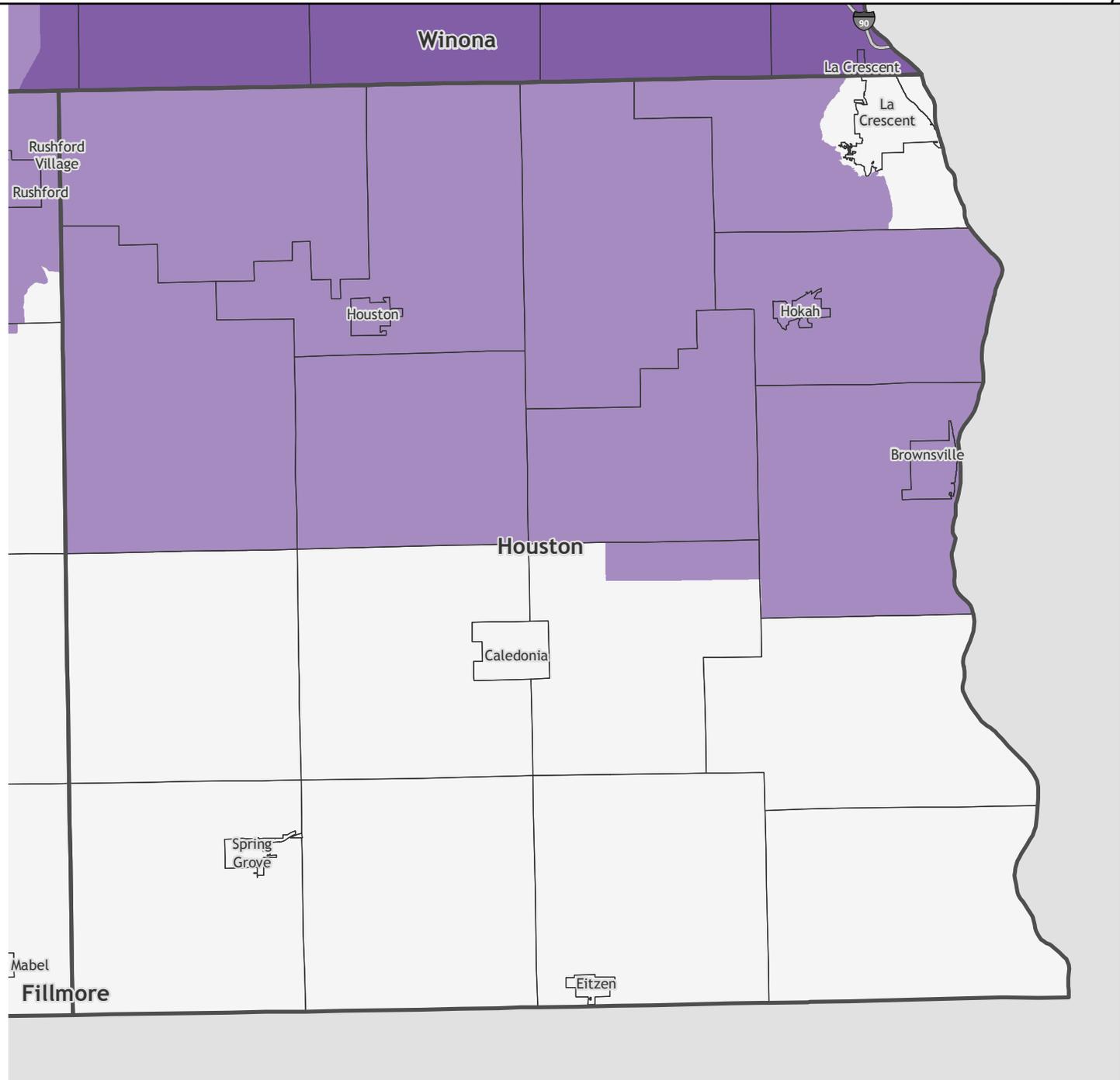
## 12) Median Rent (by region)

### Greater Minnesota

- \$0-\$543
- \$601-\$669
- \$669-\$745

### NonTwin Cities MSA

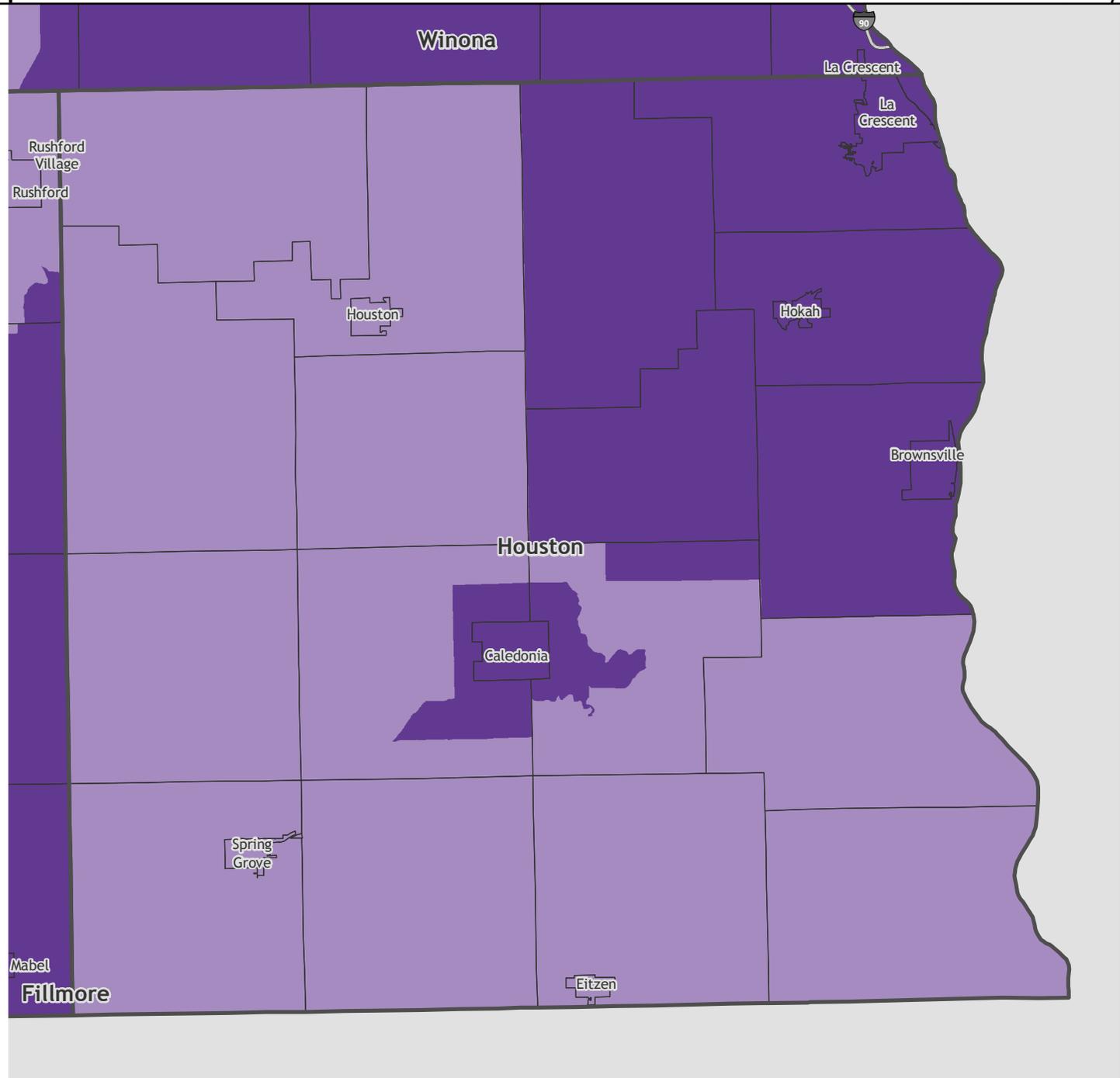
- \$0-\$596
- \$684-\$771



2.5 Miles

### 13) Affordable Rental Housing Gap

- 34-71 more affordable units than lower income renters
- 72-350 more affordable units than lower income renters

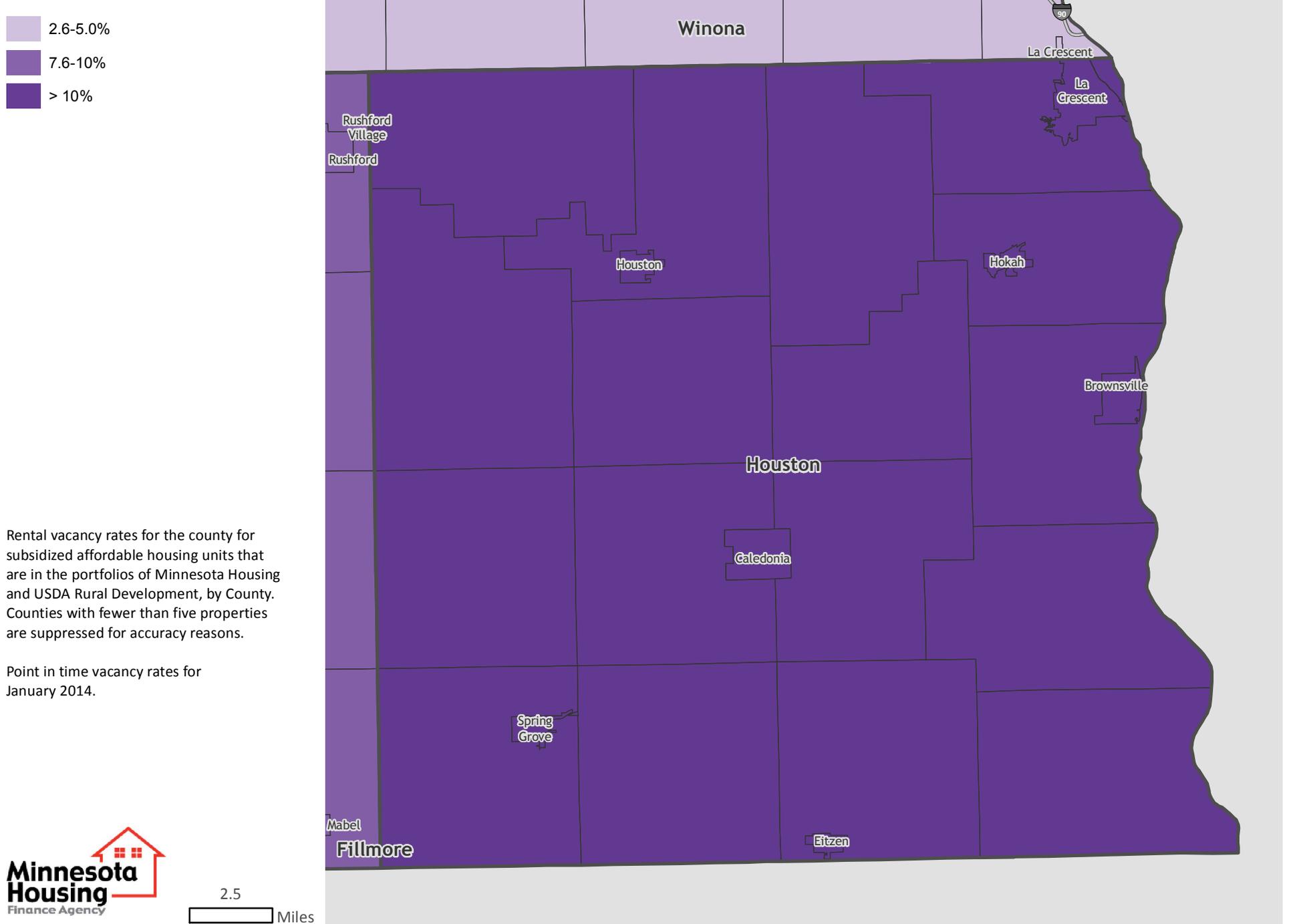


Estimate of the difference between total rental housing units affordable to households with incomes <80% AMI and households with those incomes who live in the tract.



2.5 Miles

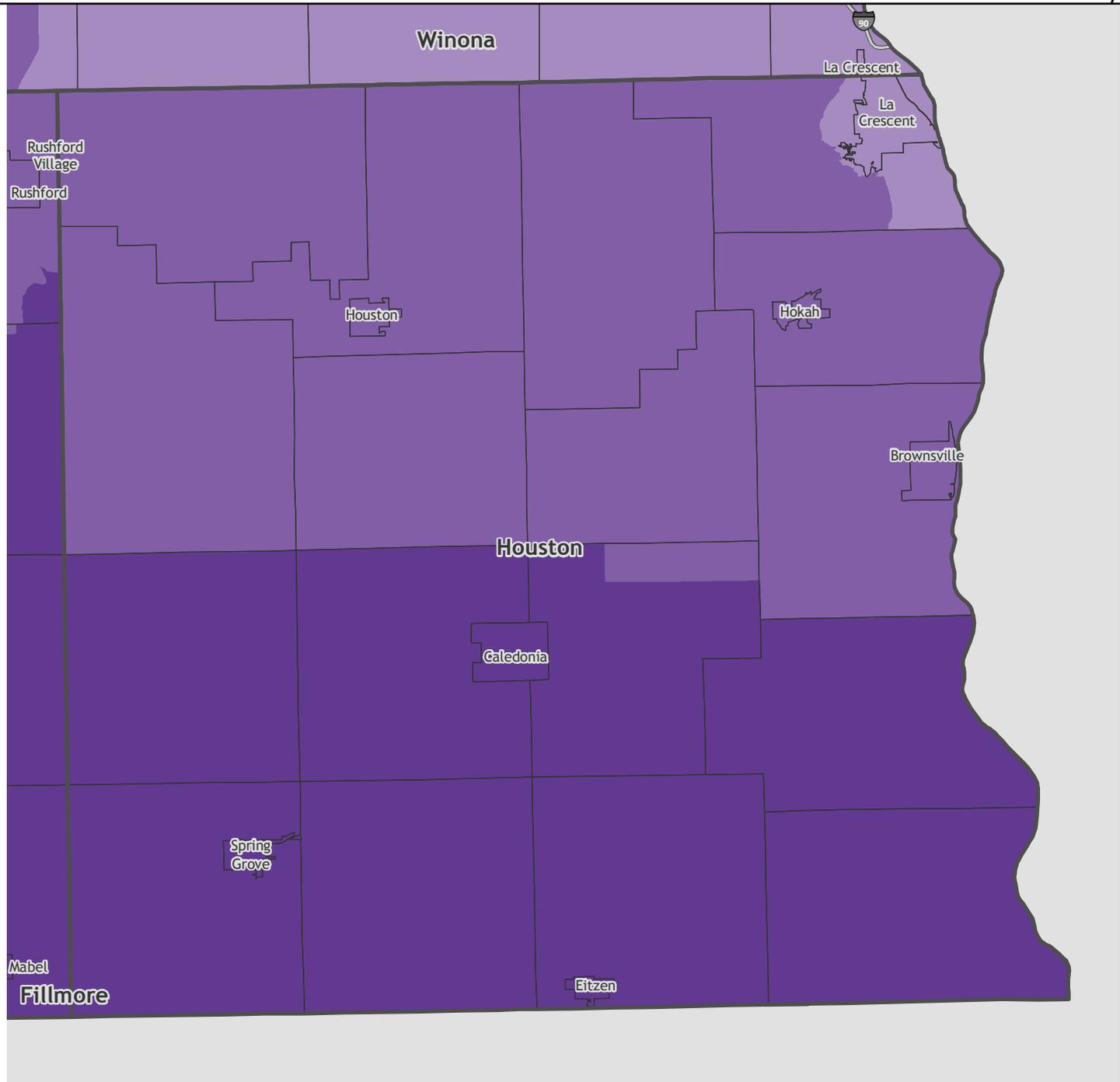
# 14) Rental Vacancy Rate for Subsidized Affordable Housing Developments (by County)



# 15a) Percentage of Rented Units Built Before 1950

Houston County

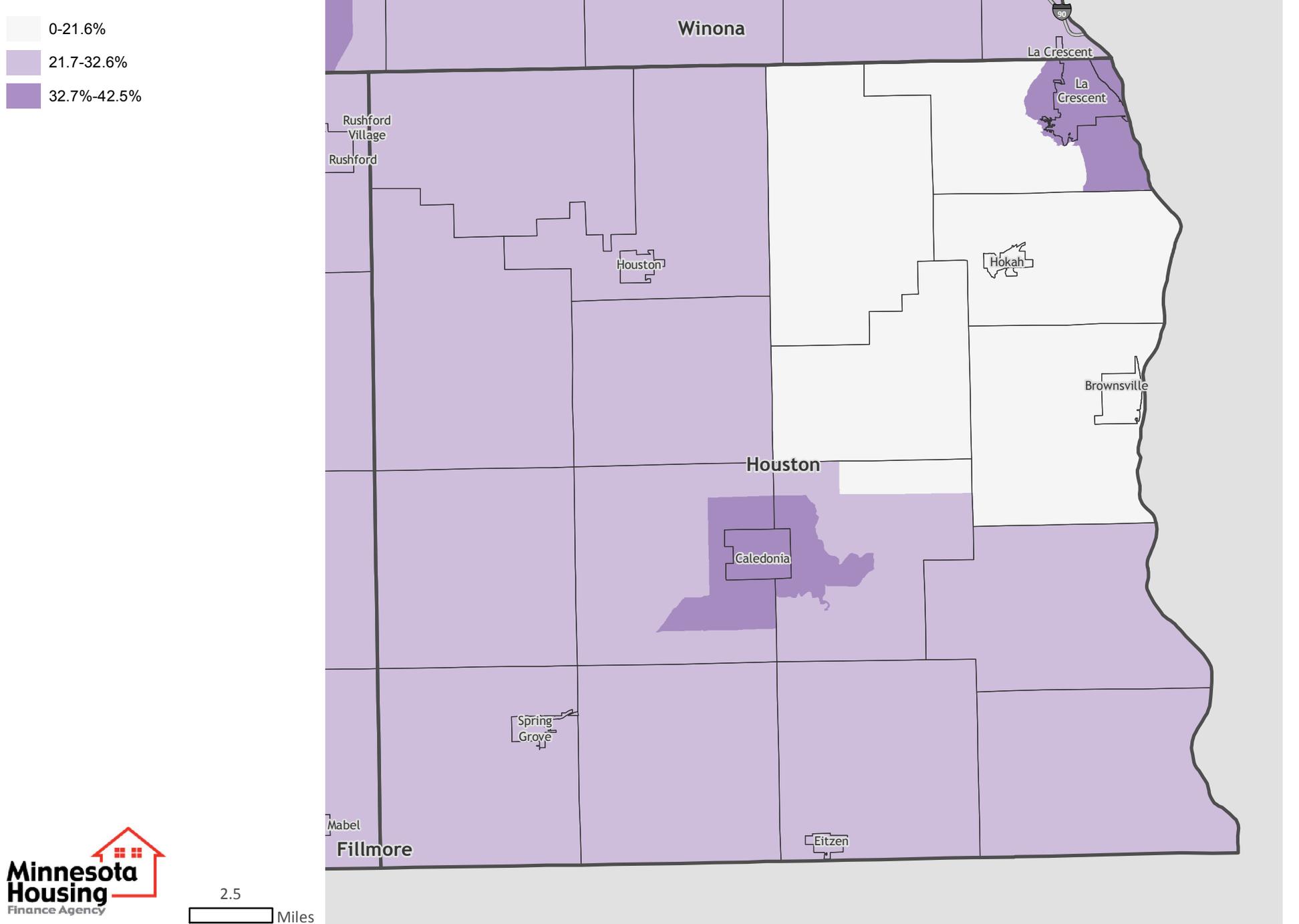
- 11.9-23.9%
- 24.0-40.7%
- 40.8-100%



2.5 Miles

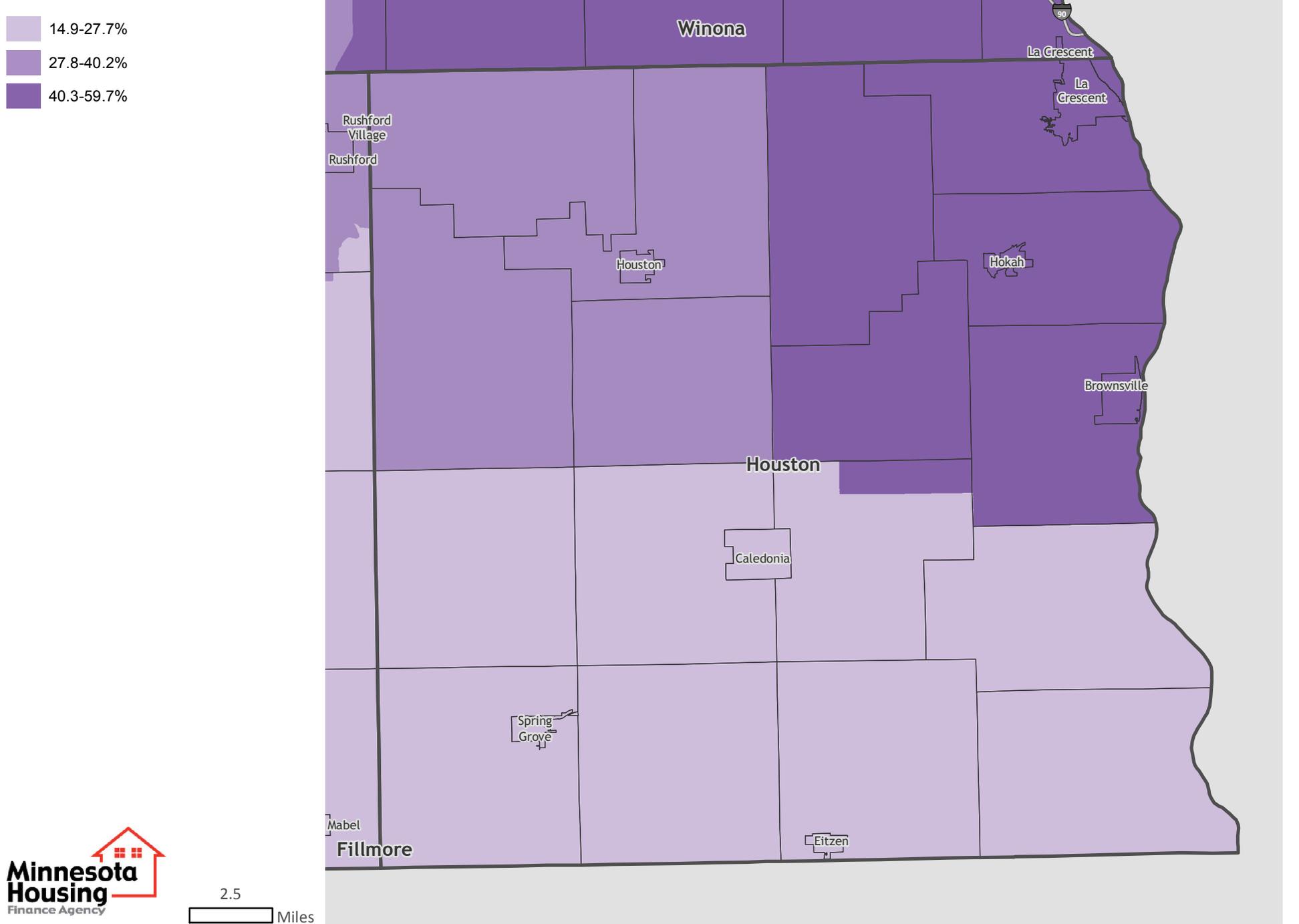
# 15b) Percentage of Rented Units Built 1950-1979

Houston County



# 15c) Percentage of Rented Units Built 1980 and Later

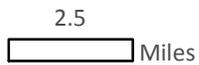
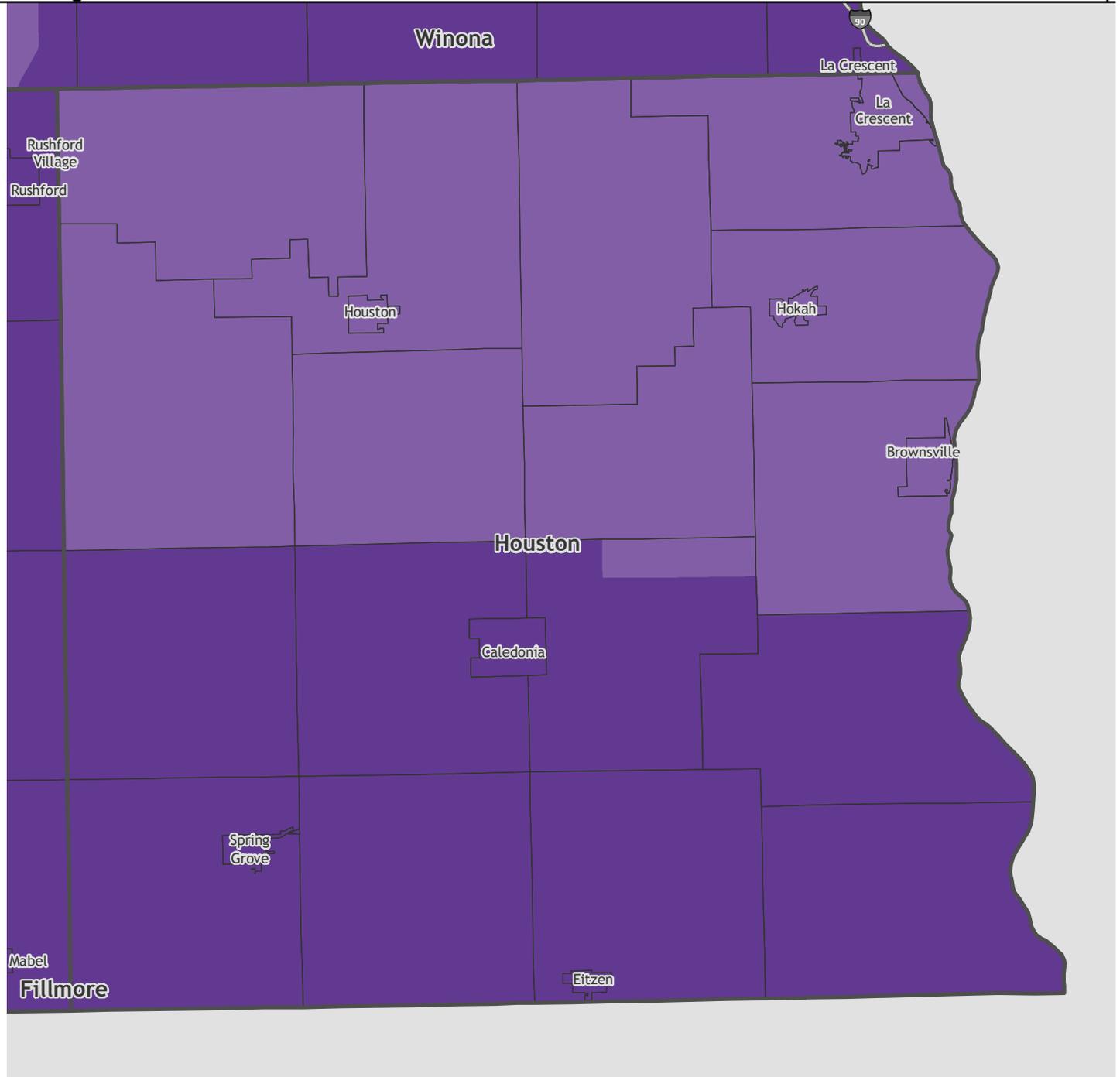
Houston County



2.5 Miles

# 16a) Total Rental Units in 1 Unit Buildings

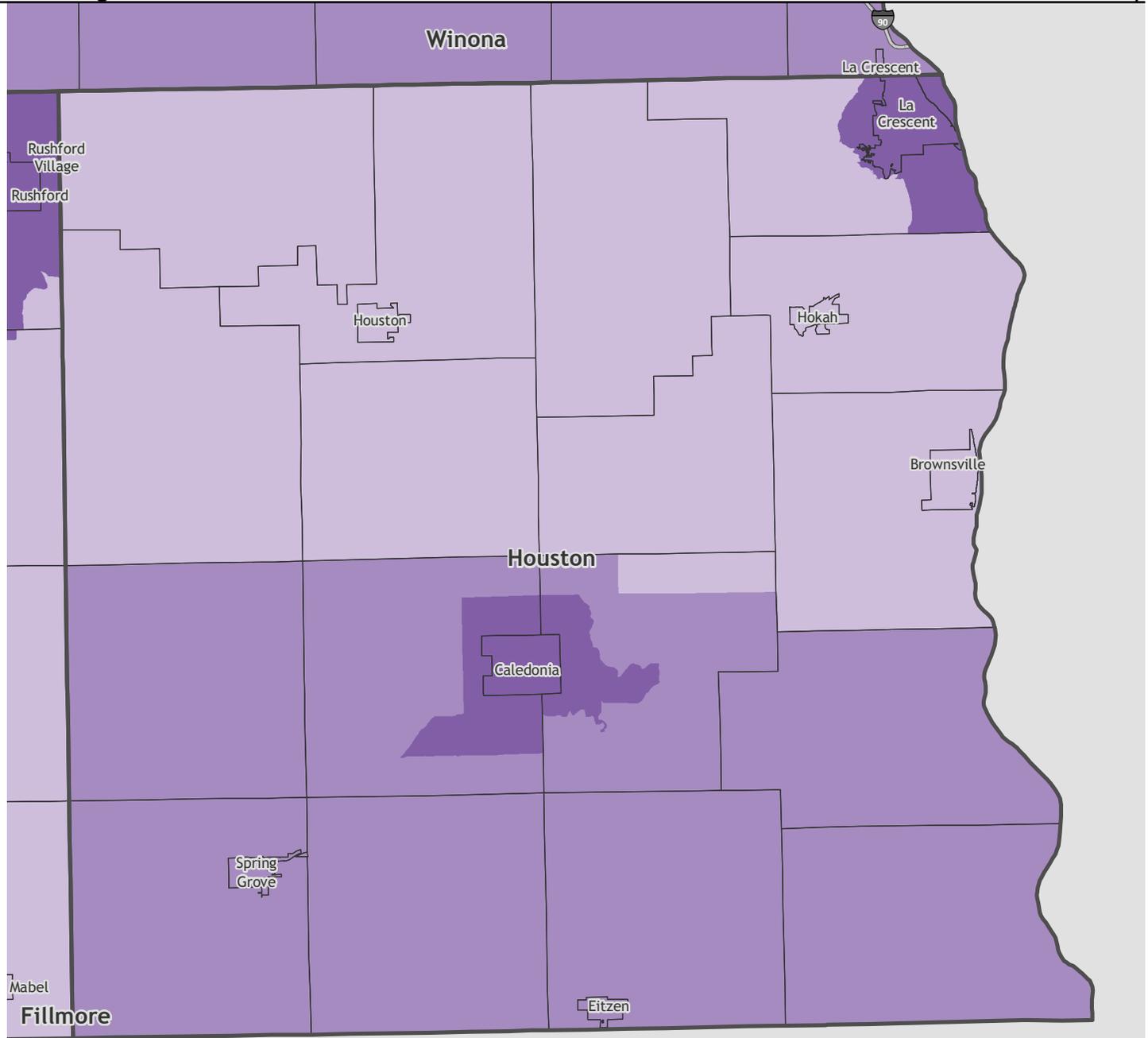
Houston County



# 16b) Total Rental Units in 2-9 Unit Buildings

Houston County

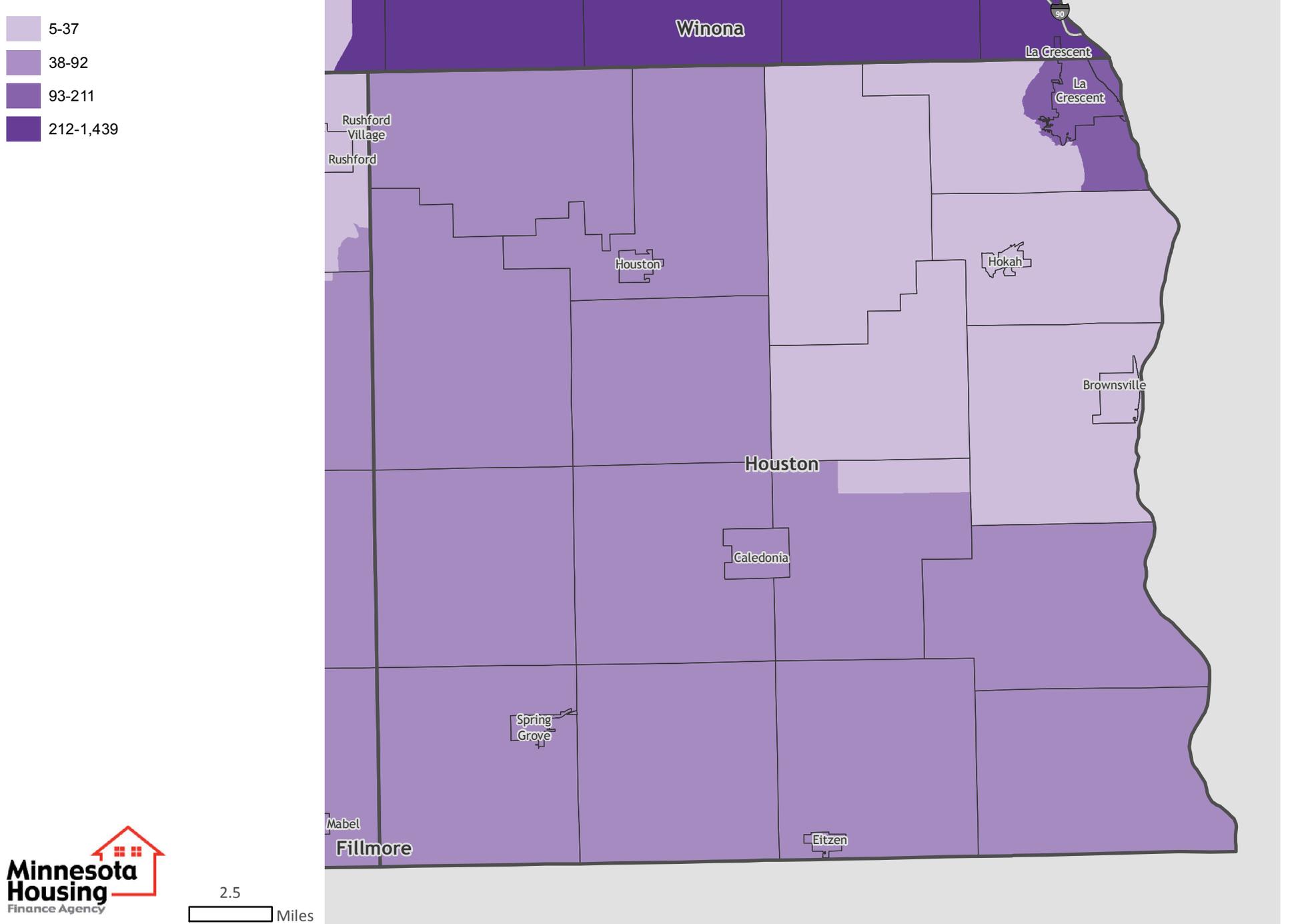
- 22-57
- 58-106
- 107-199



2.5 Miles

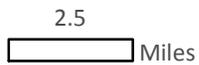
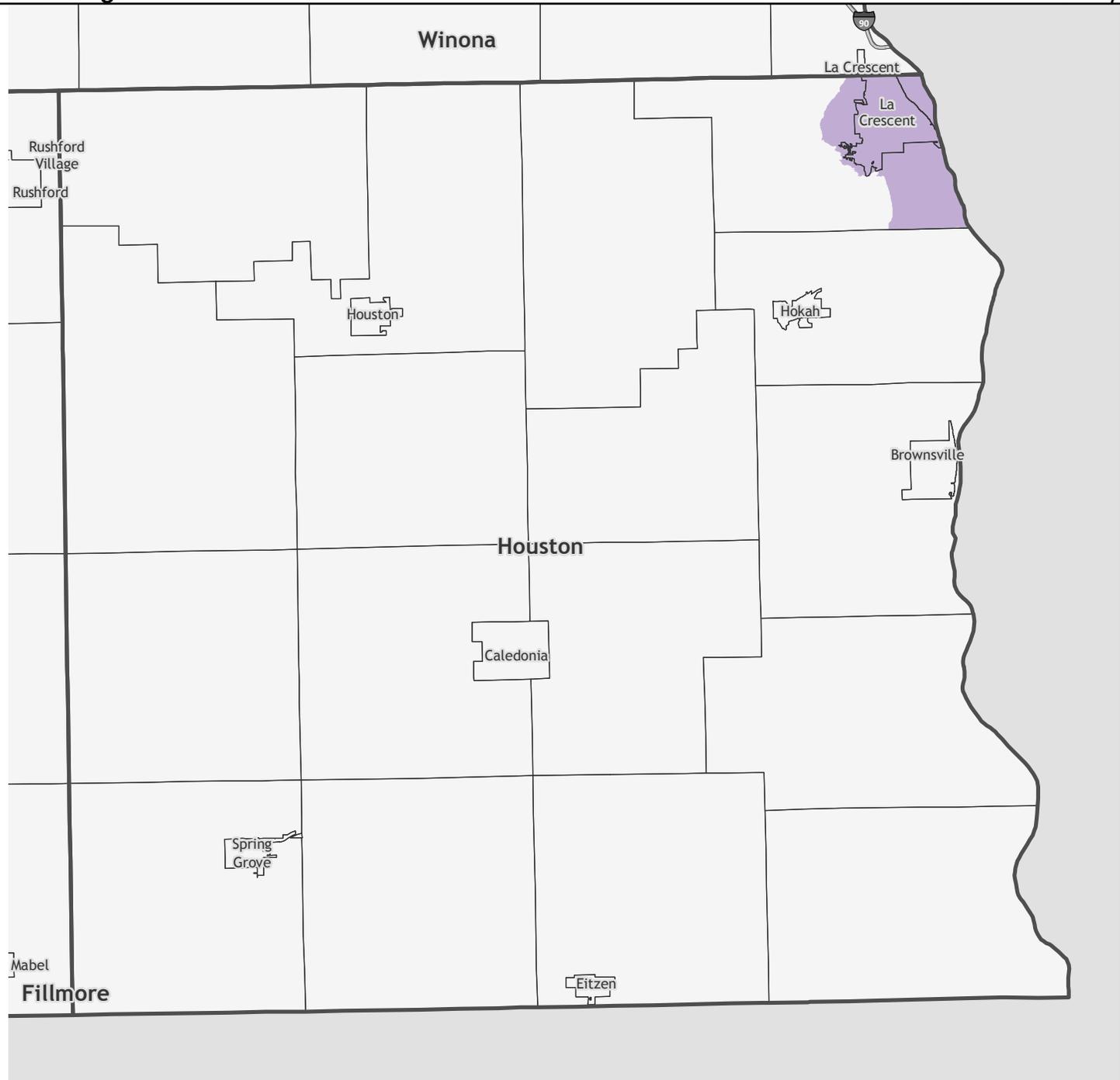
# 16c) Total Rental Units in 10-49 Unit Buildings

Houston County



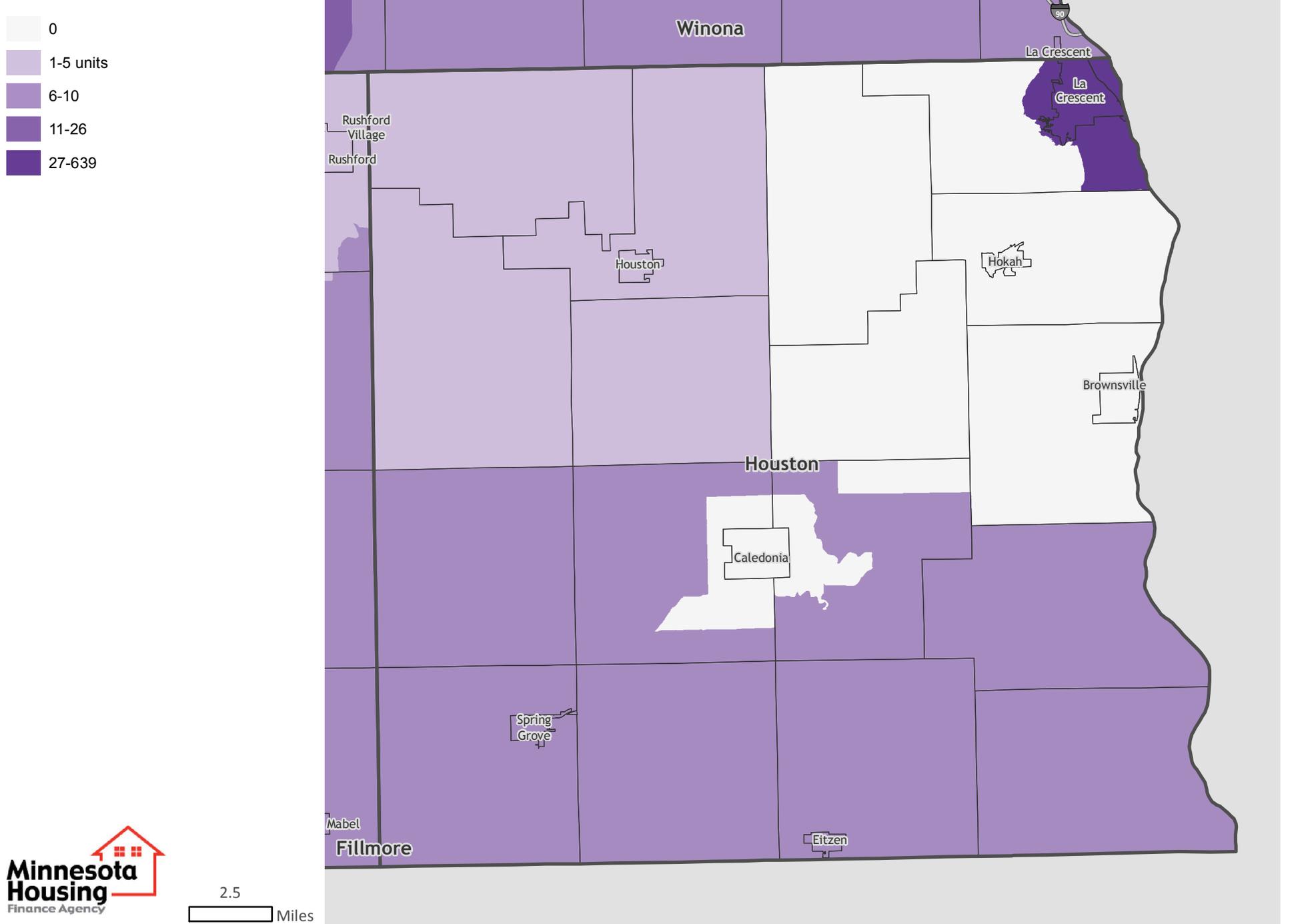
# 16d) Total Rental Units in 50+ Unit Buildings

Houston County



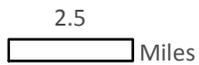
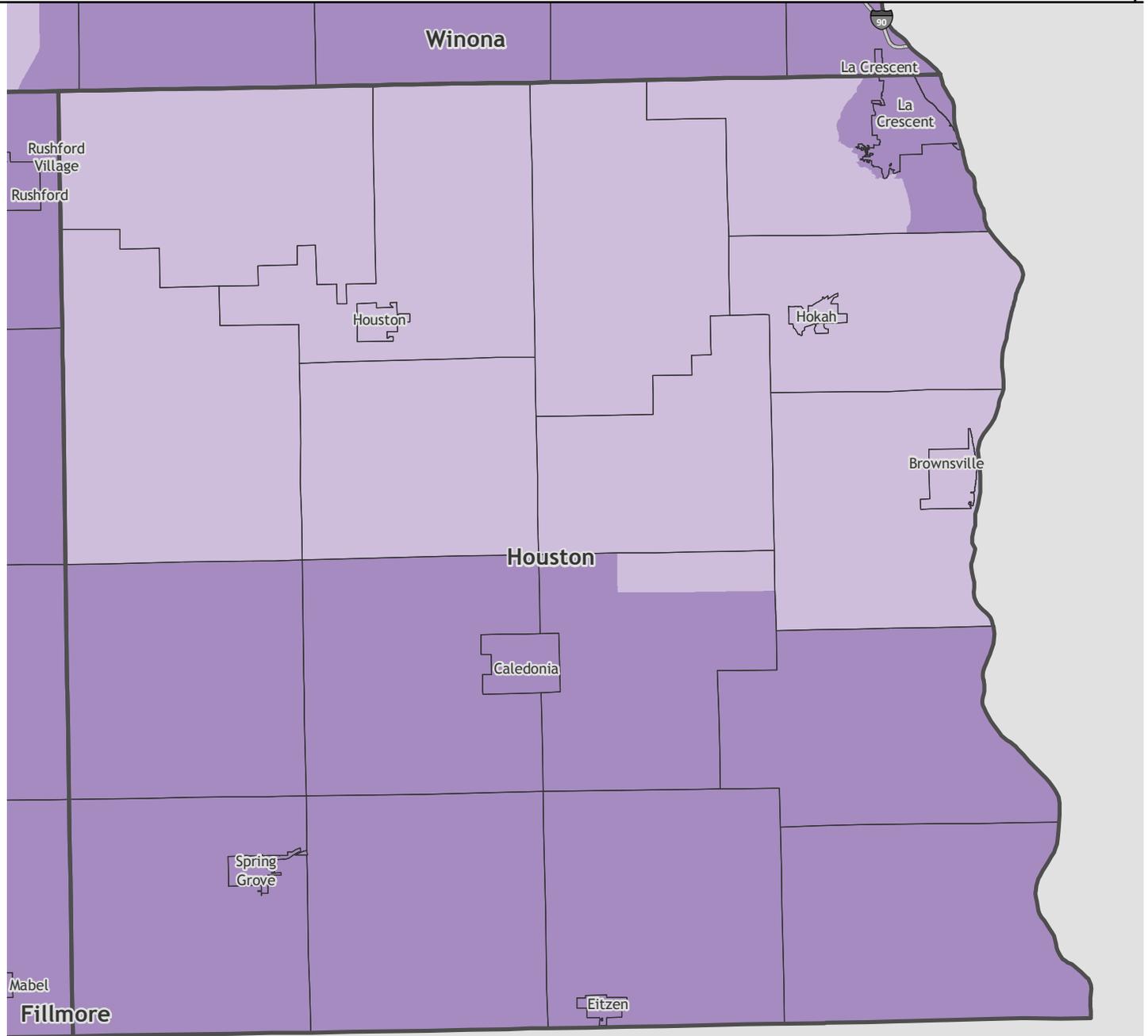
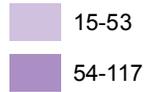
17a) Total Rental Units - 0 Bedroom

Houston County



17b) Total Rental Units - 1 Bedroom

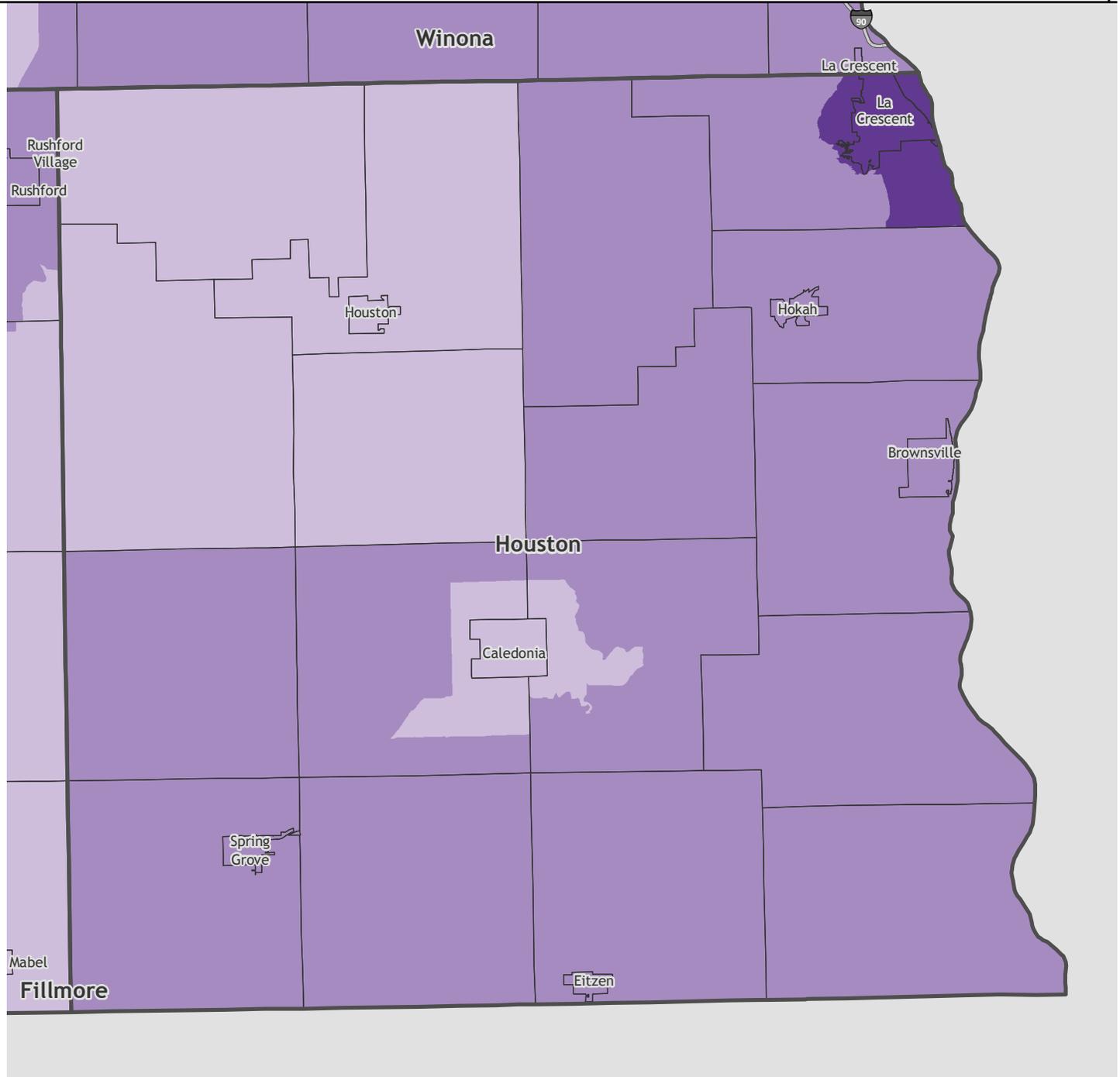
Houston County



# 17c) Total Rental Units - 2 Bedroom

Houston County

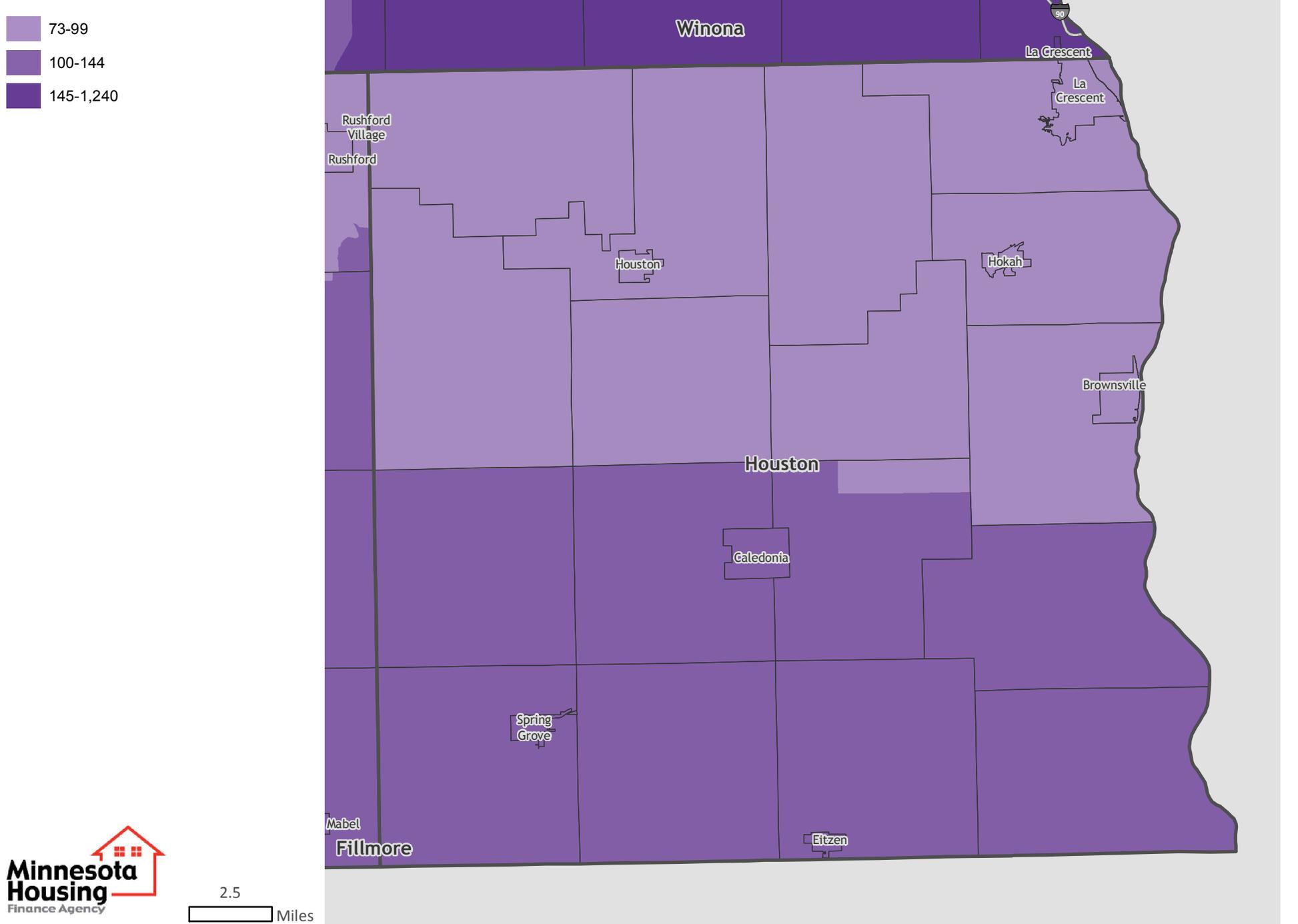
- 39-82
- 83-148
- 261-1,183



2.5 Miles

17d) Total Rental Units - 3+ Bedroom

Houston County



Source: Minnesota Housing analysis of American Community Survey 2009-2013 5 year sample

18) Median Homeowner Costs (for households with a mortgage, by region)

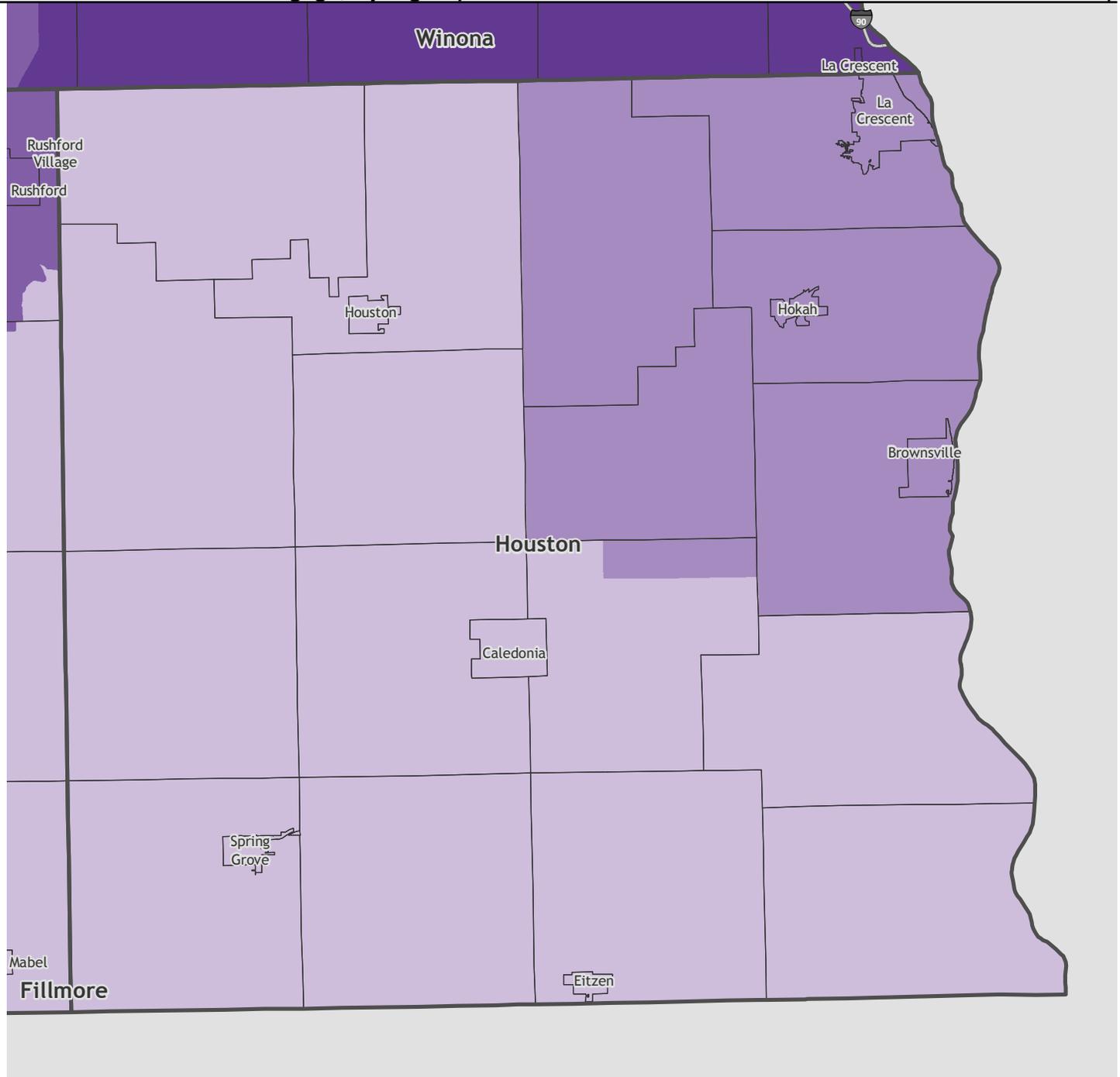
Houston County

**Greater Minnesota**

- \$1,019 - \$1,137
- \$1,241 - \$1,380
- \$1,381 - \$1,986

**NonTwin Cities MSA**

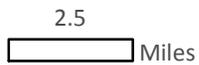
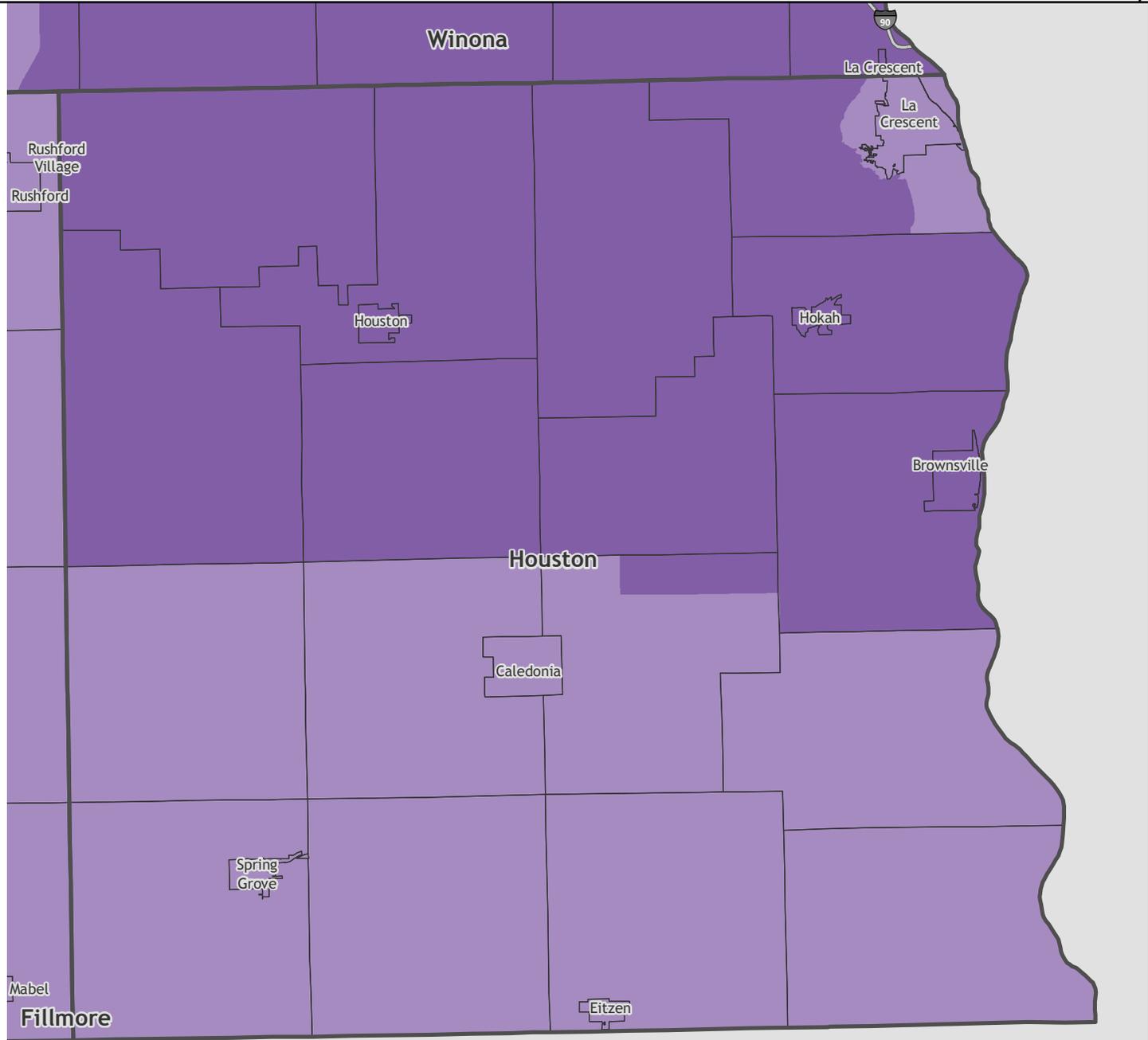
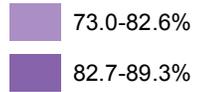
- \$1,137 - \$1,263
- \$1,264 - \$1,415



2.5 Miles

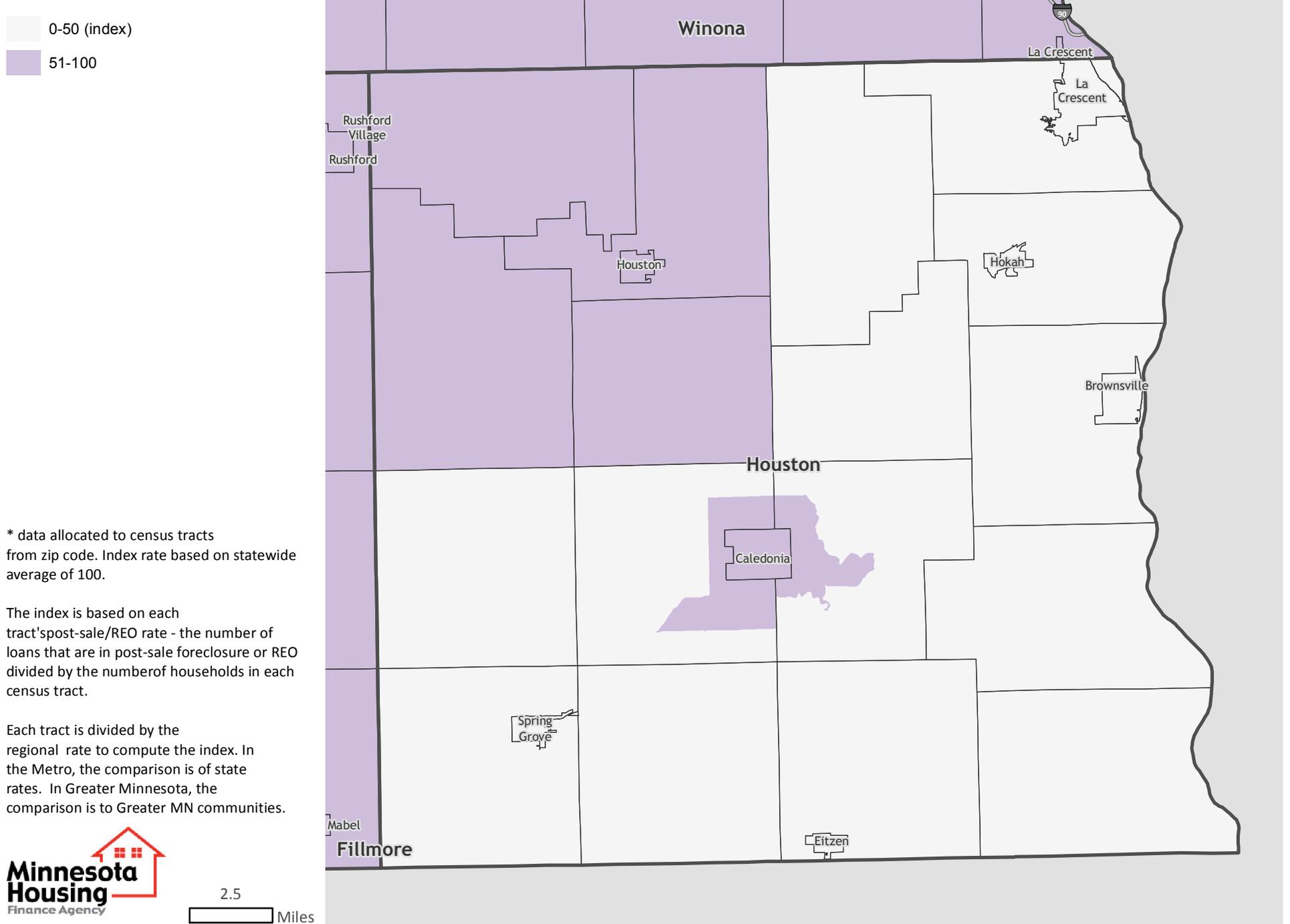
# 19) Homeownership Rate

Houston County



## 20) Foreclosure Index

Houston County



\* data allocated to census tracts from zip code. Index rate based on statewide average of 100.

The index is based on each tract's post-sale/REO rate - the number of loans that are in post-sale foreclosure or REO divided by the number of households in each census tract.

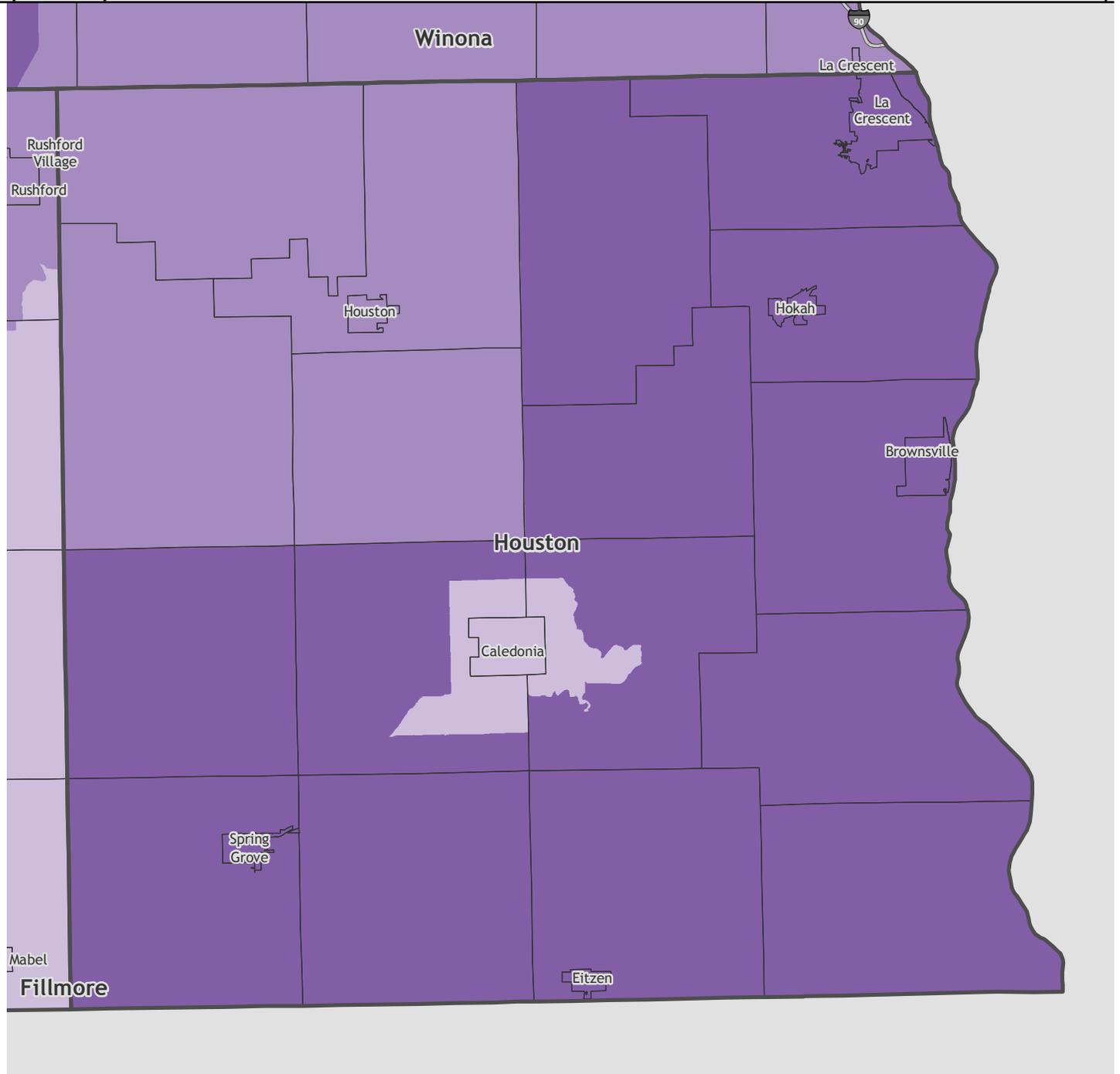
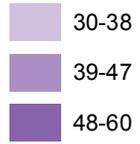
Each tract is divided by the regional rate to compute the index. In the Metro, the comparison is of state rates. In Greater Minnesota, the comparison is to Greater MN communities.



2.5 Miles

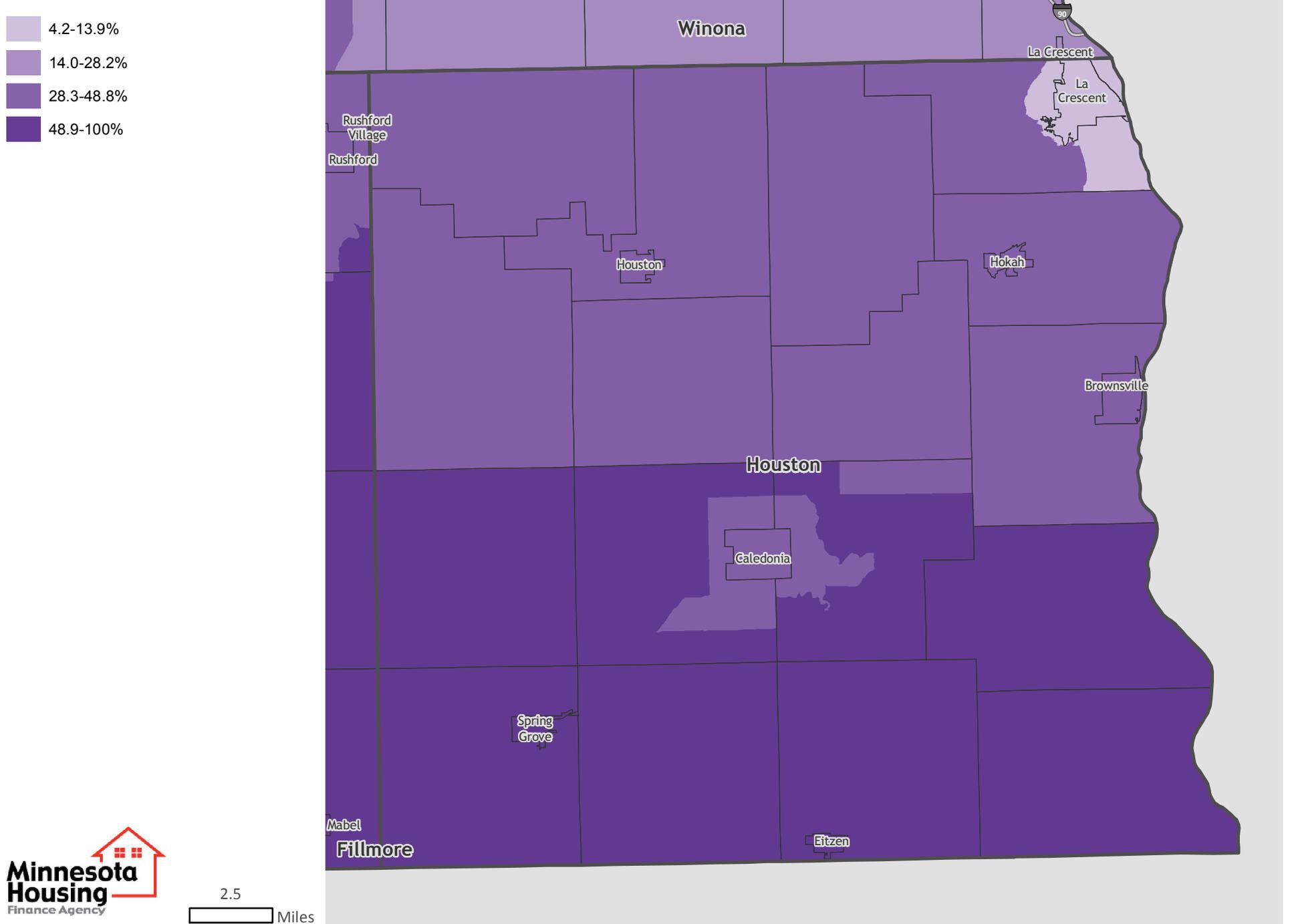
## 21) Median Age of Housing Stock (in Years)

Houston County



## 22a) Percentage of Owned Units Built Before 1950

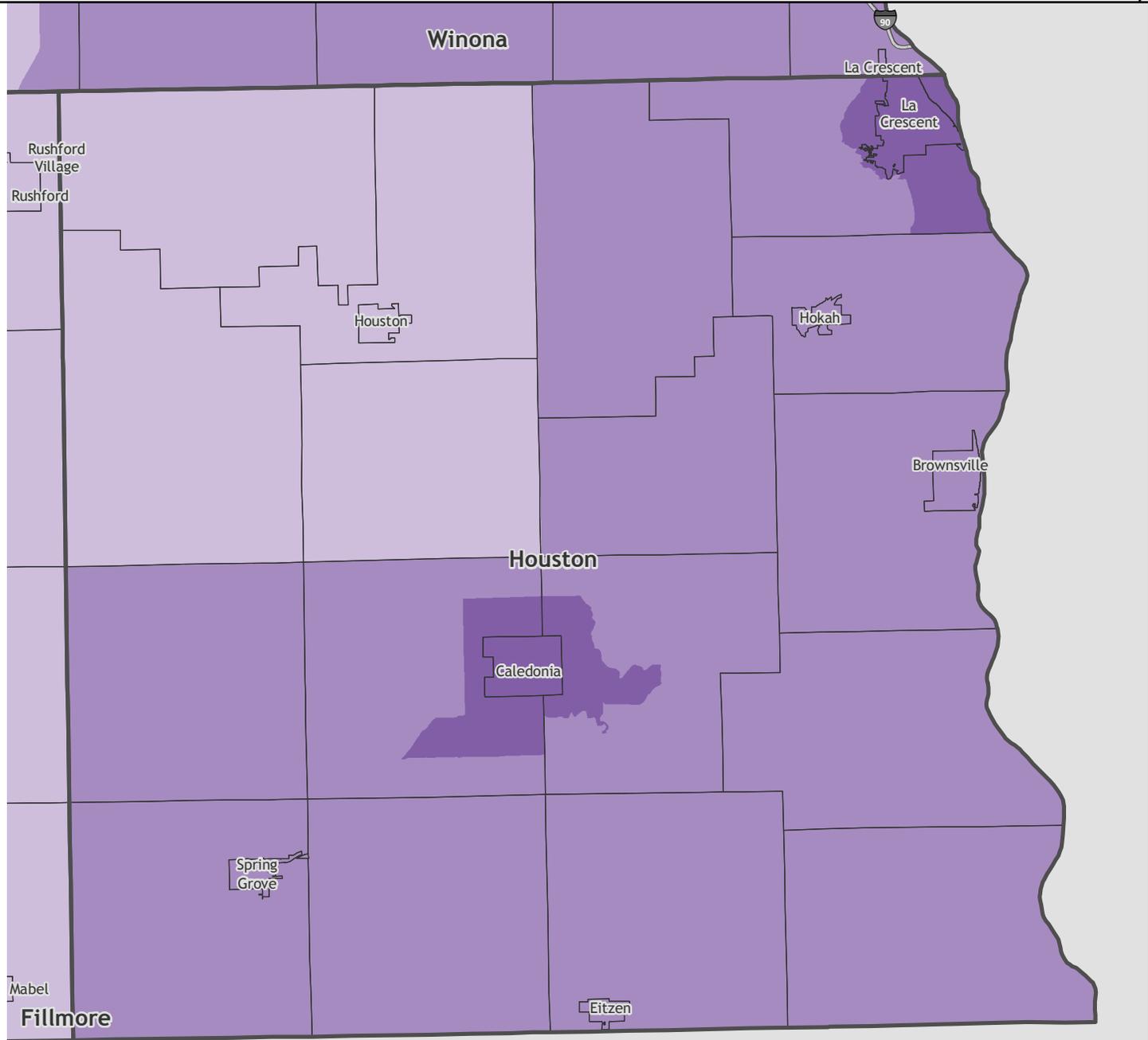
Houston County



22b) Percentage of Owned Units Built 1950-1979

Houston County

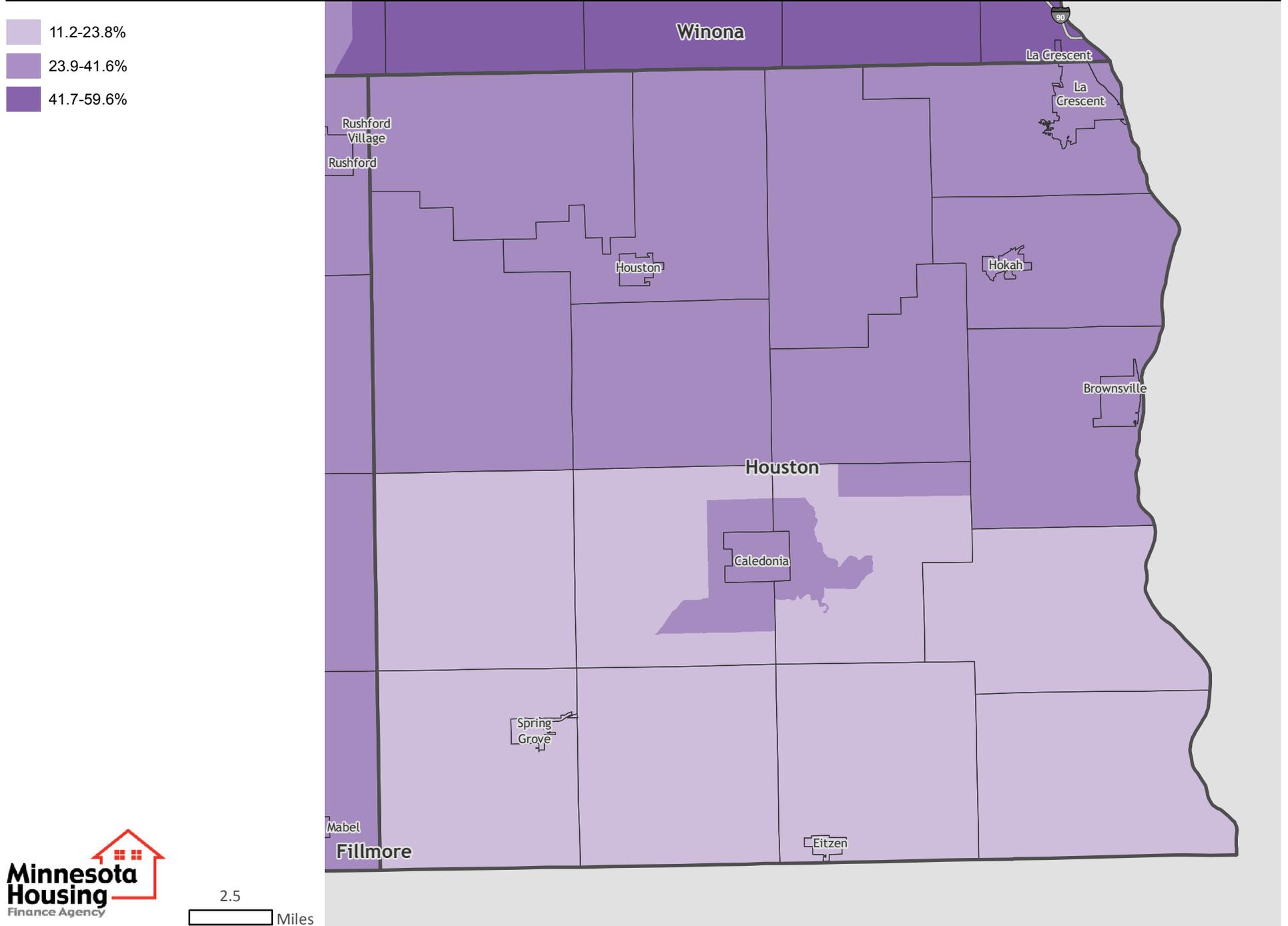
- 18.5-29.1%
- 29.2-36.5%
- 36.6-51.0%



2.5 Miles

## 22c) Percentage of Owned Units Built 1980 and Later

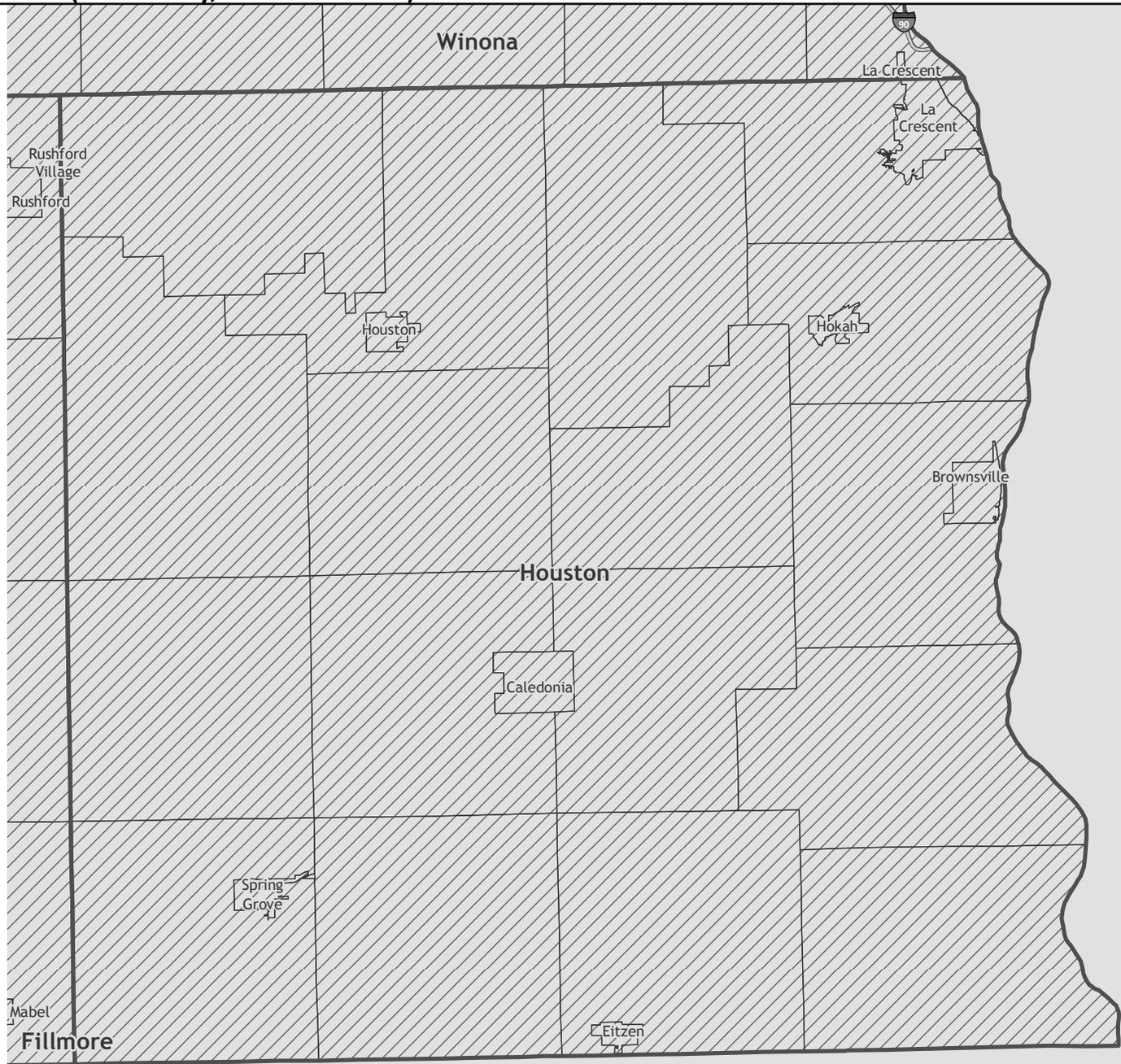
Houston County



# 23a) Median Home Sales Price in 2014 (Metro Only, All Transactions)

Houston County

/// Insufficient Data



Includes all transactions.

Excludes zip codes with fewer than 10 sales.

Data allocated to tracts from zip code data.

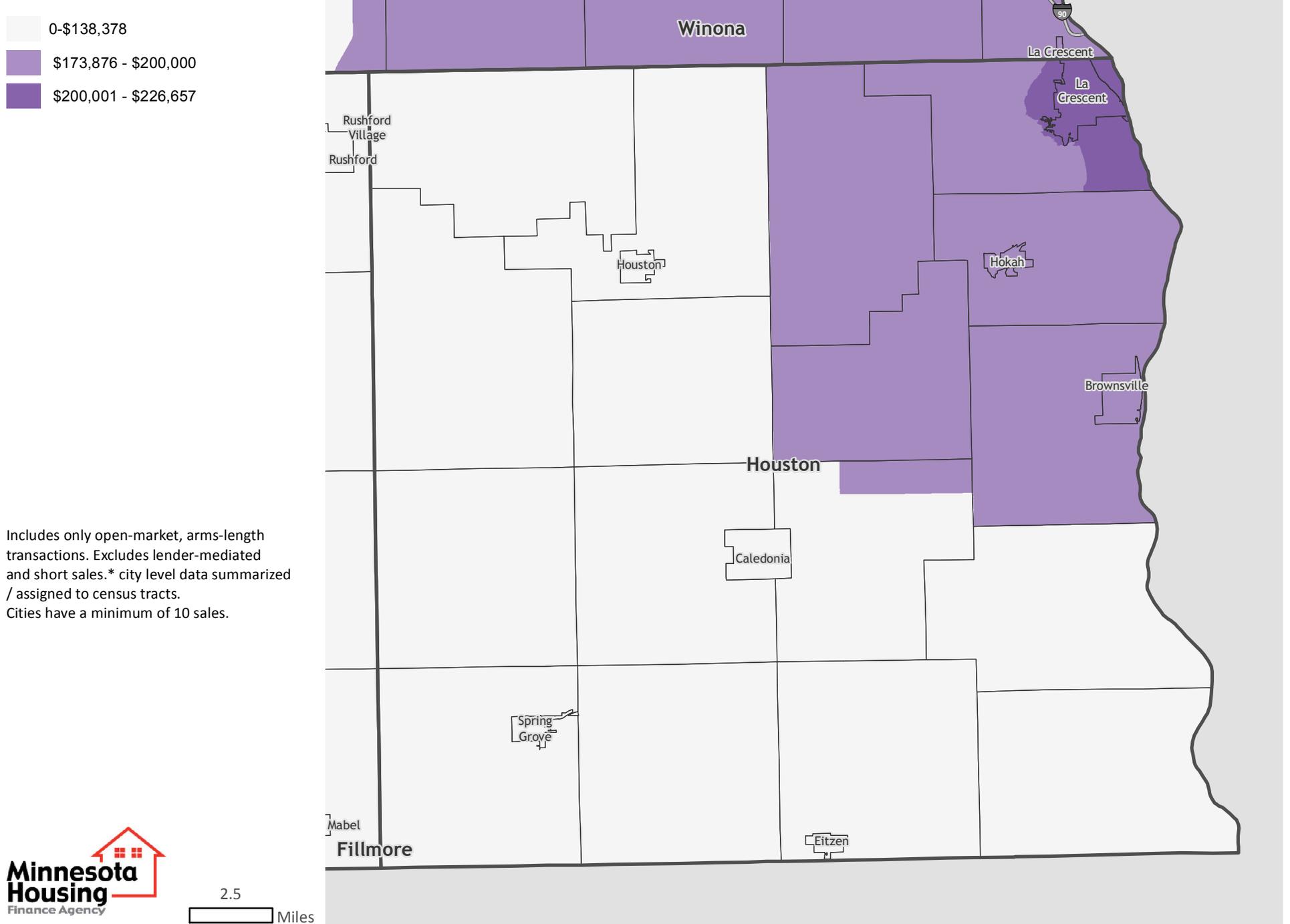
Data available only for Twin Cities Metro.



2.5 Miles

## 23b) Median Homes Sales Price in 2013 (Statewide, Arms Length Transactions Only)

Houston County



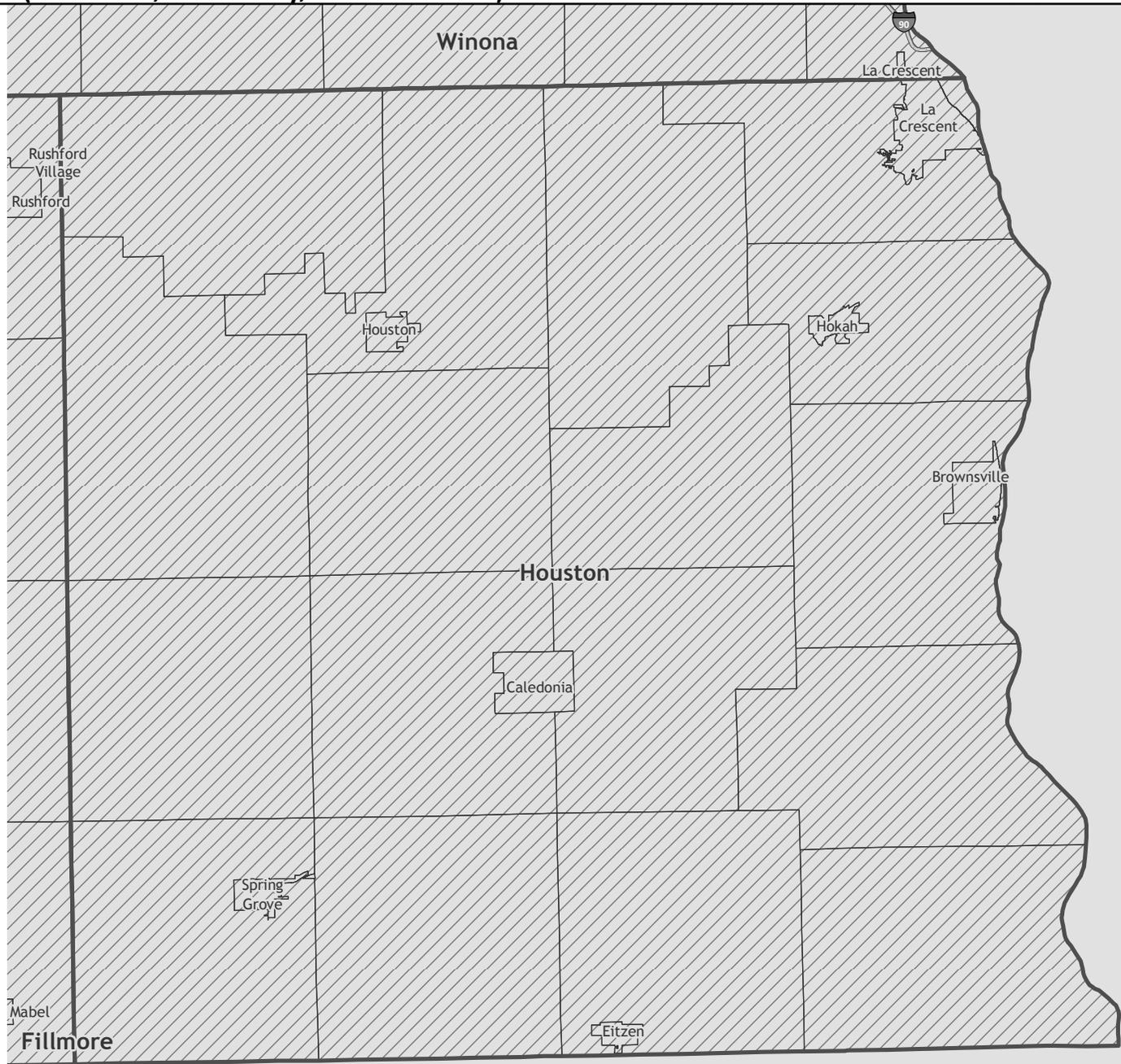
Includes only open-market, arms-length transactions. Excludes lender-mediated and short sales.\* city level data summarized / assigned to census tracts. Cities have a minimum of 10 sales.



# 24a) Change in Median Sales Price (2013-2014, Metro Only, All Transactions)

Houston County

/// Insufficient Data



Includes all transactions.  
Excludes zip codes with fewer than 10 sales.

\* data allocated to tracts from zip code data.  
Data available only for Twin Cities Metro.

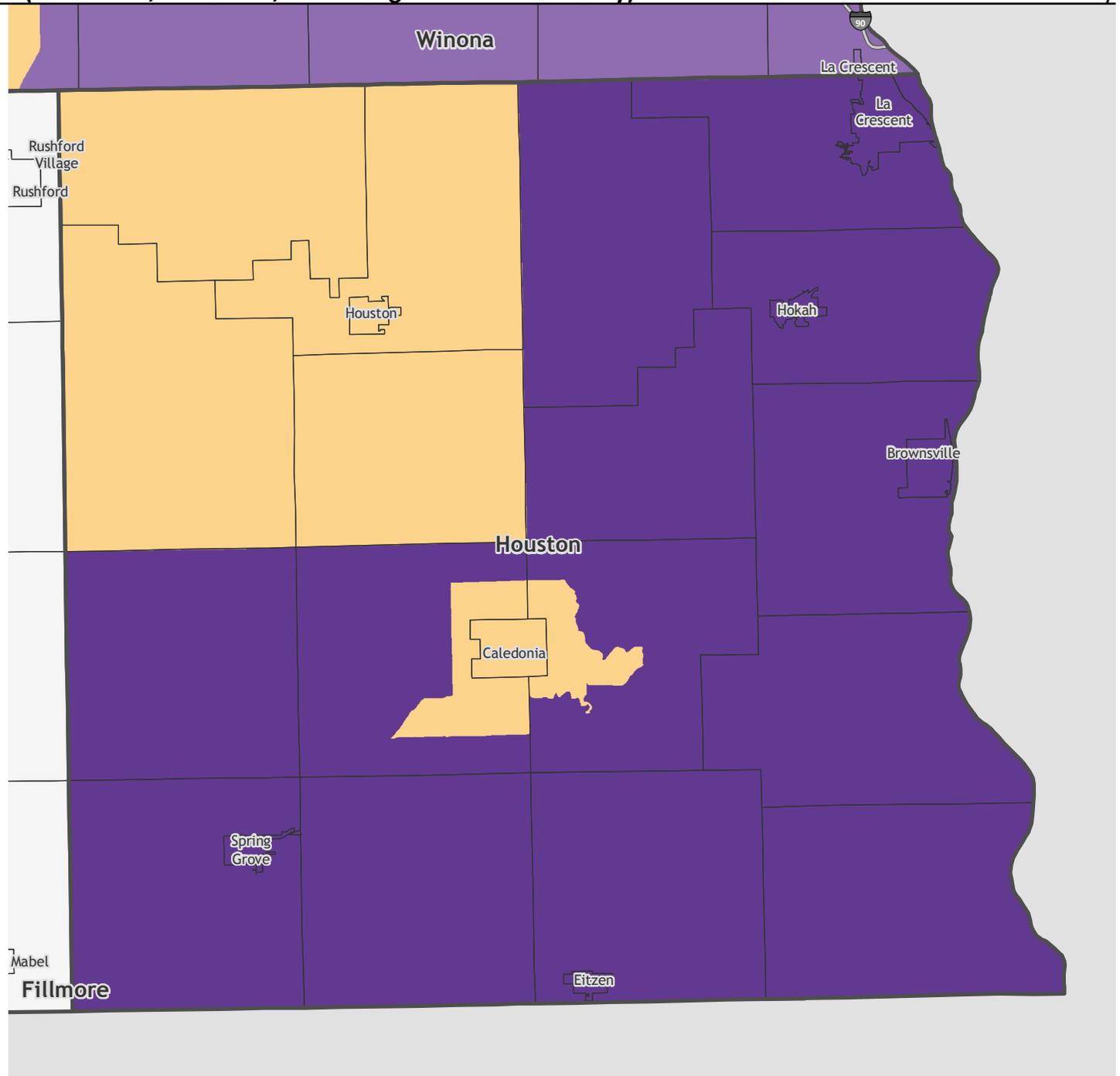


2.5 Miles

## 24b) Change in Median Sales Price (2012-2013, Statewide, Arms Length Transactions Only)

Houston County

- Decrease
- 0-4.2% Gain
- 6.1-11.1% Gain
- >11,1% Gain



Includes only open-market, arms-length transactions. Excludes lender-mediated and short sales.\* city level data summarized / assigned to census tracts. Cities have a minimum of 10 sales.

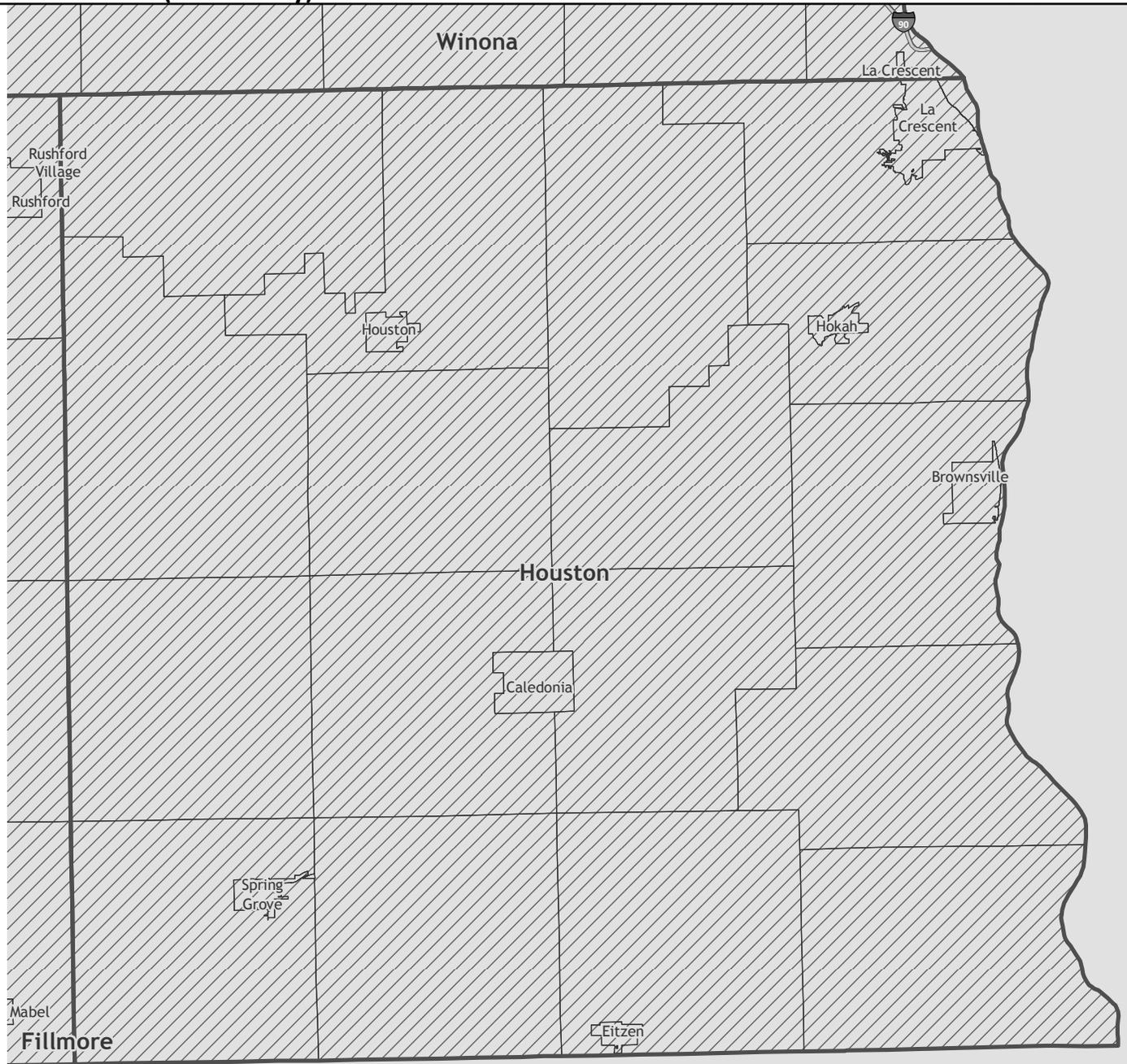


2.5 Miles

## 25) Average Month's Supply of Homes for Sale (Metro Only)

Houston County

/// Insufficient Data



For 4th Quarter 2014

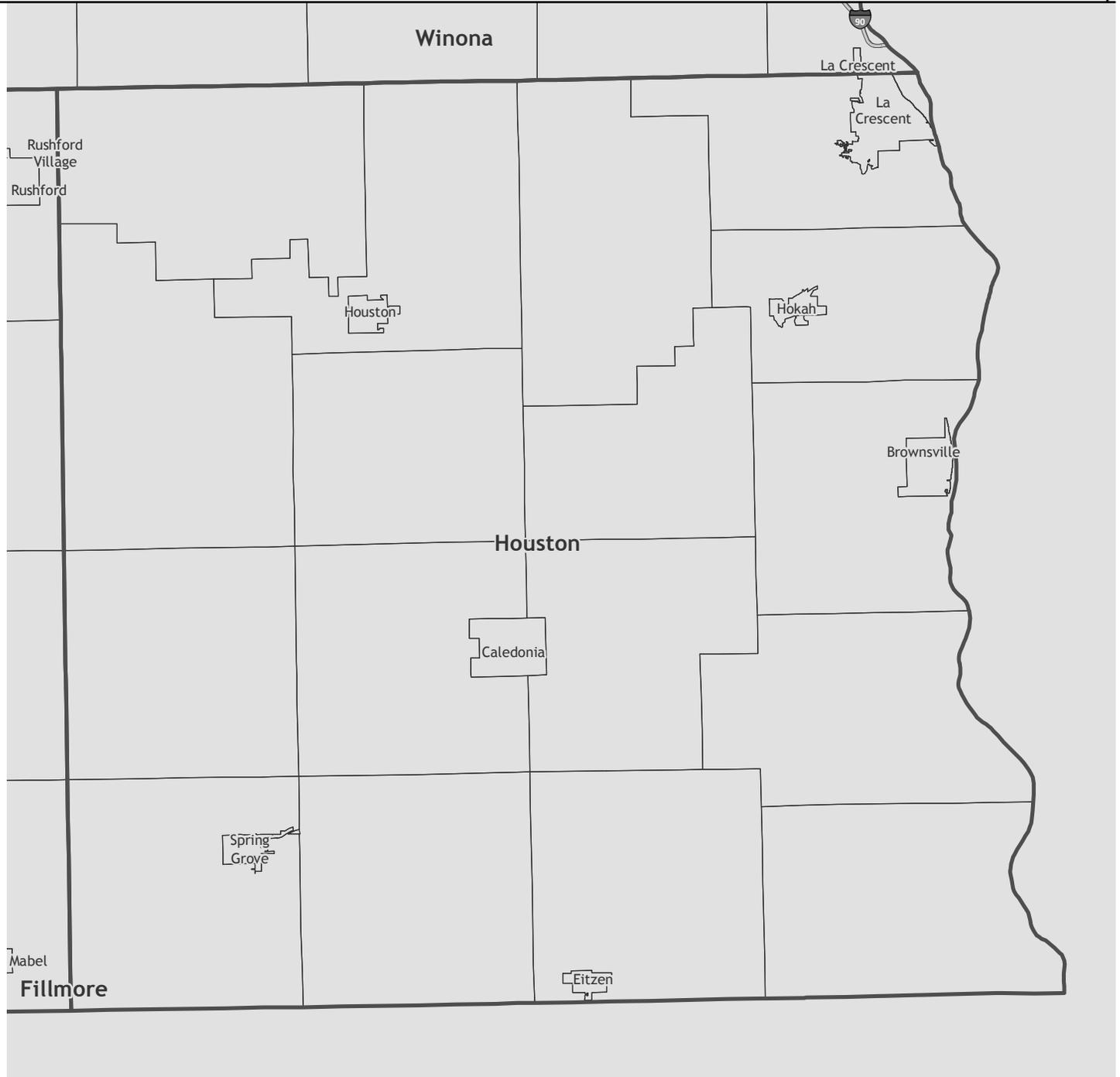
Data allocated to tracts from zip code data.

Data available only for Twin Cities Metro.



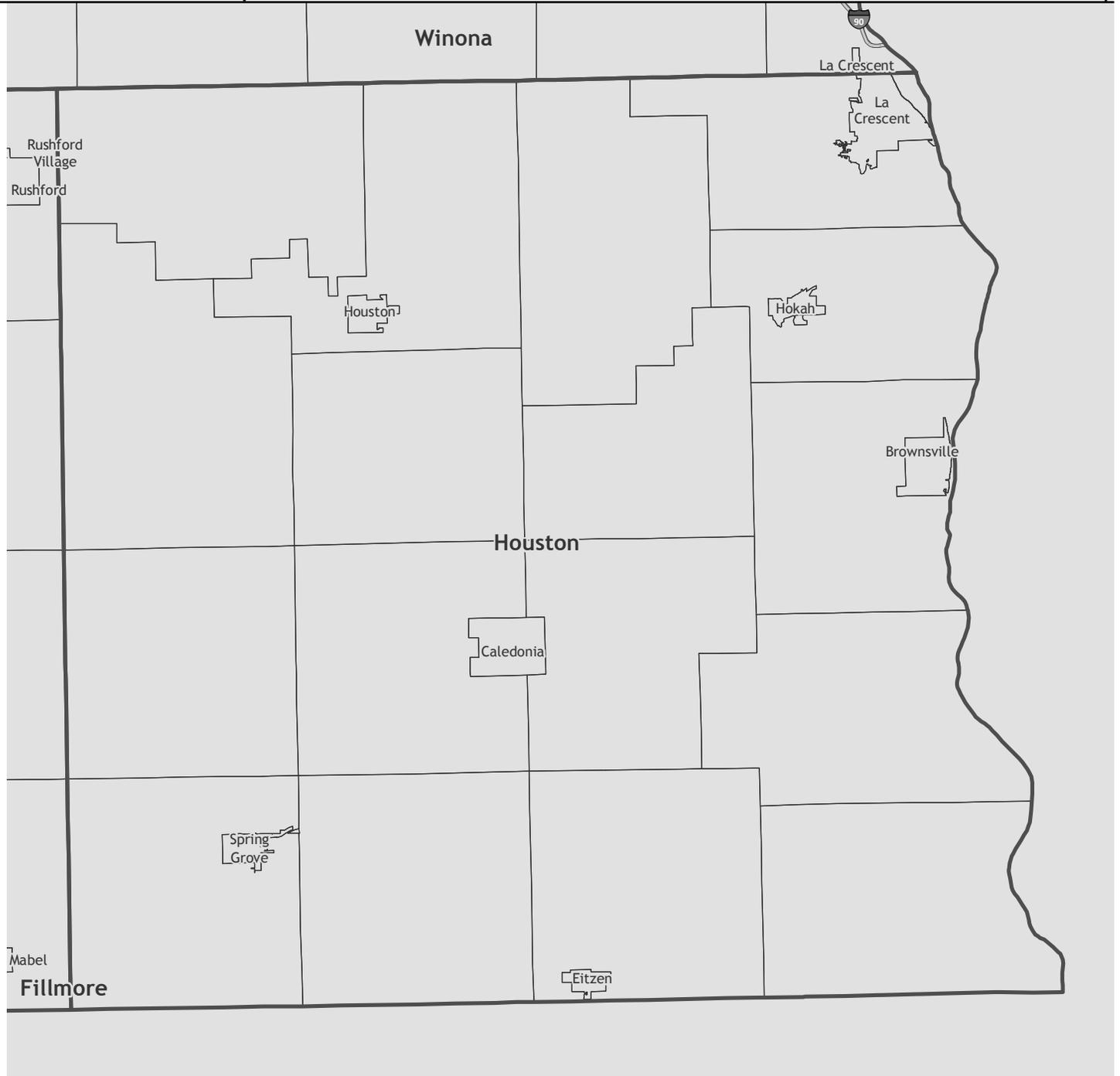
2.5 Miles

26) Economic Integration Priority Tracts



2.5 Miles

27) Location Efficiency (RFP Points for Access to Transit)

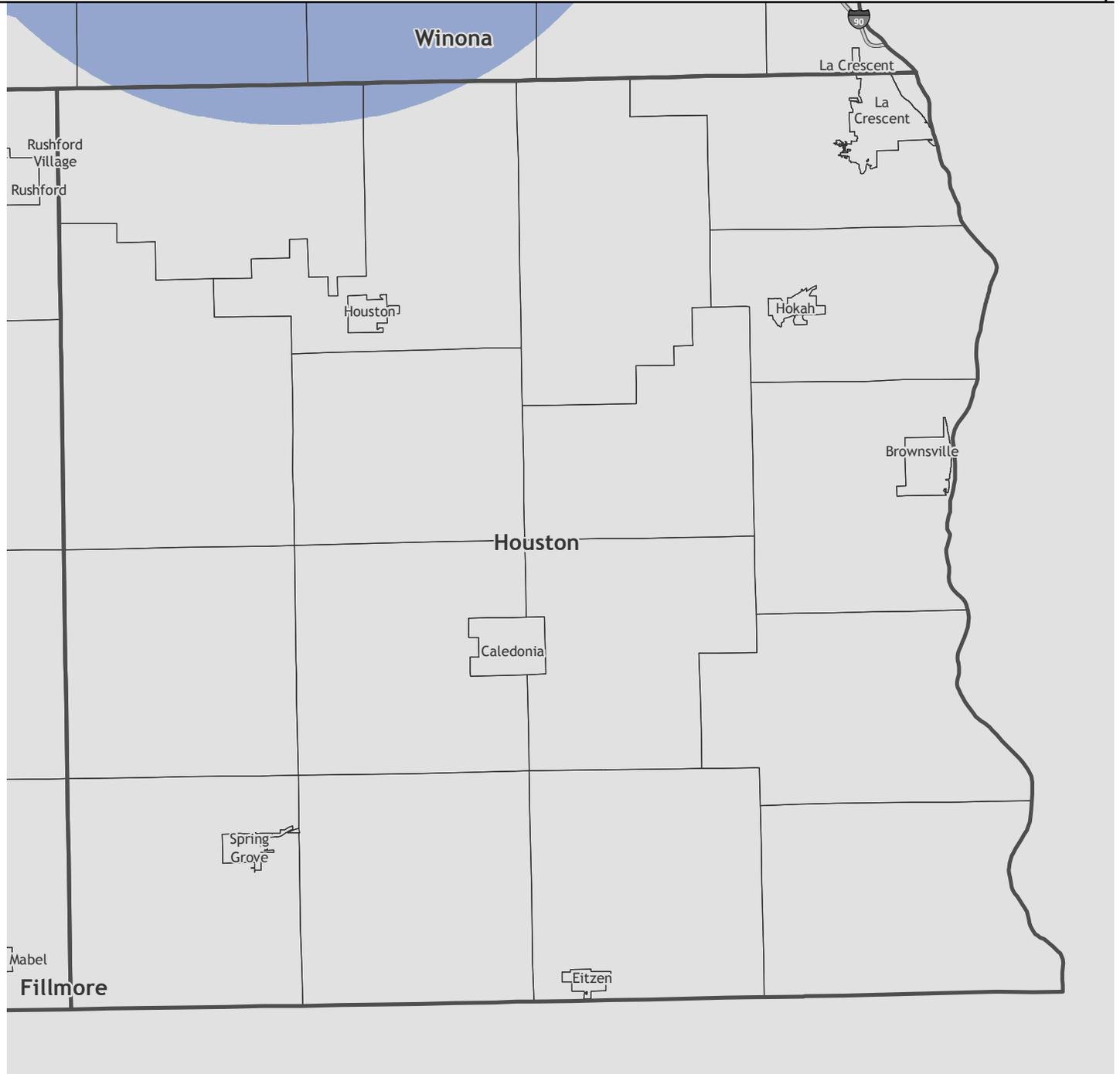


## 28) Workforce Housing Areas

Houston County

### Type

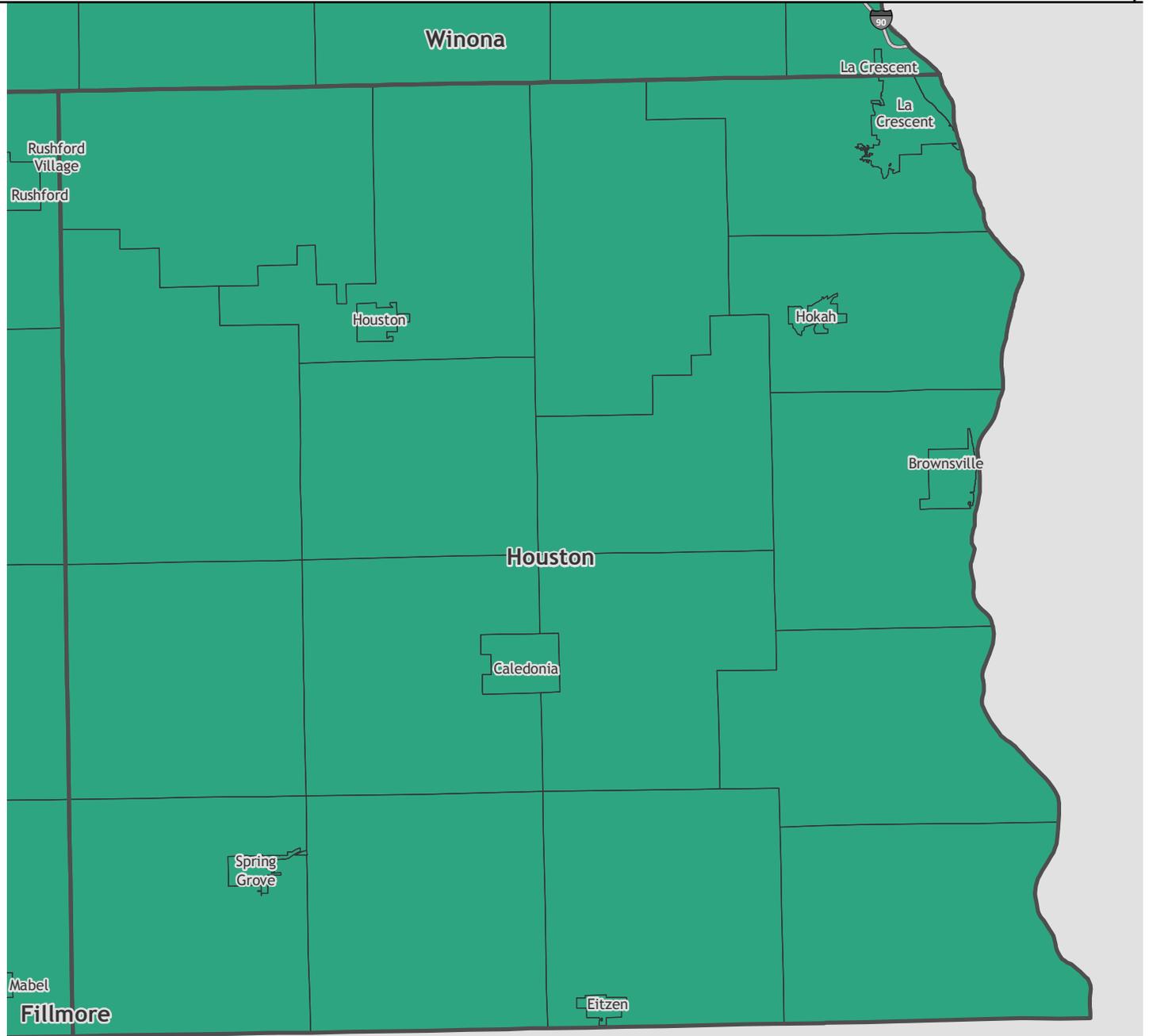
-  Job Center
-  Job Center and Long Commute Community
-  Long Commute Community



## 29) Rural Designation

### Type

 Rural Area

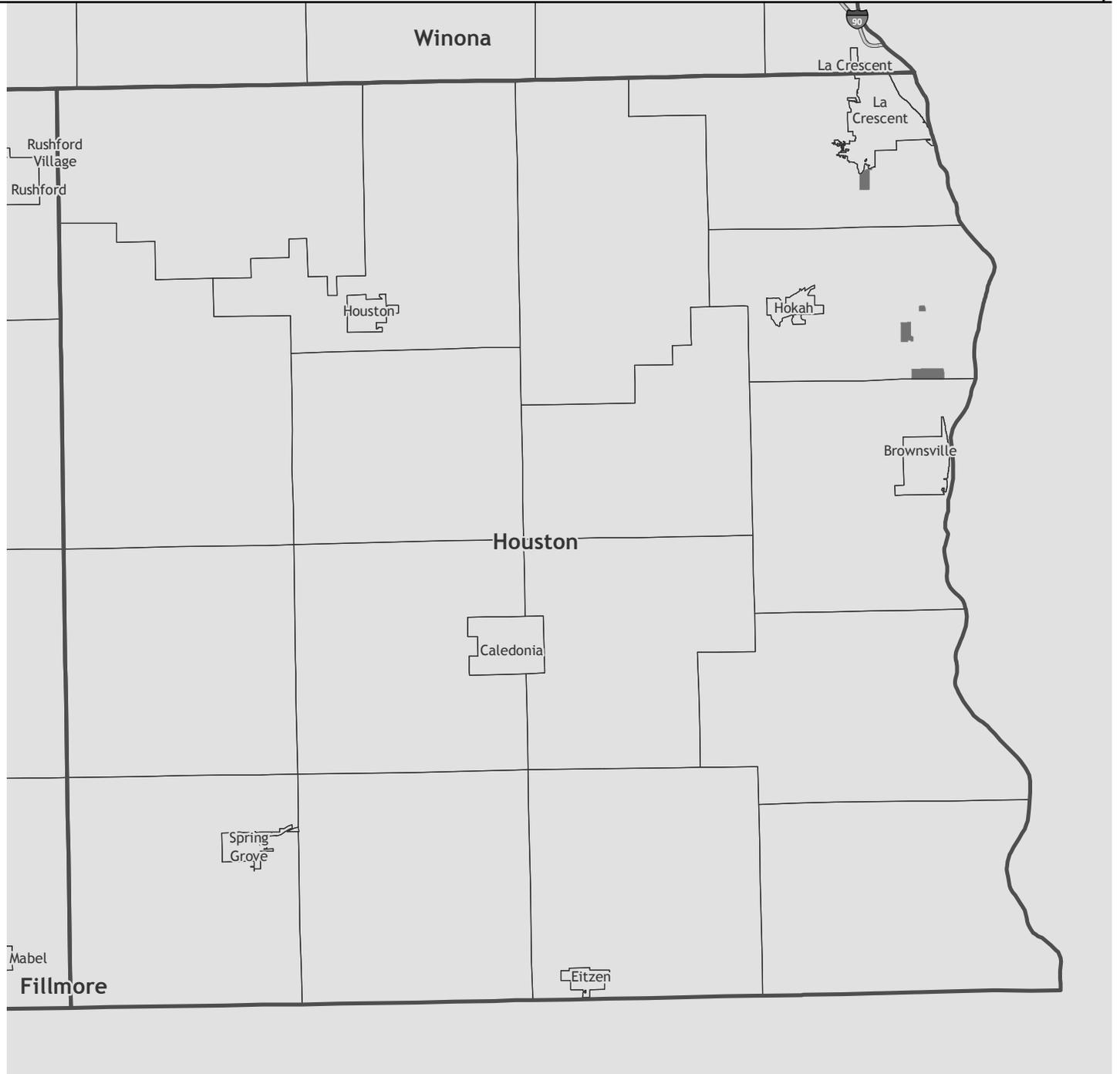


2.5 Miles

### 30) Qualified Census Tracts and Reservation Areas

Type

■ Eligible by Reservation (beyond QCT)



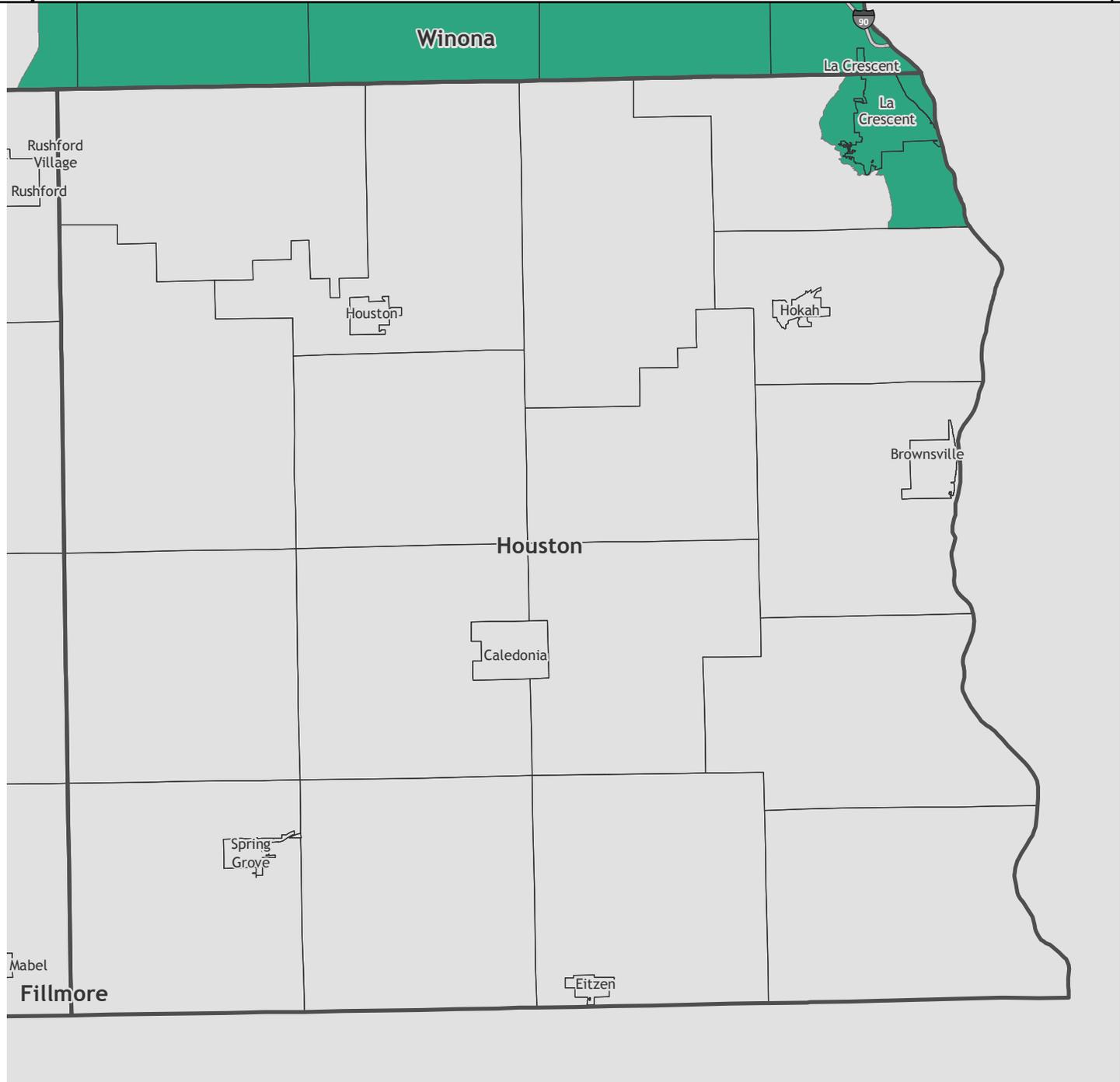
2.5 Miles

### 31) Preservation Geographic Priority Areas

Houston County

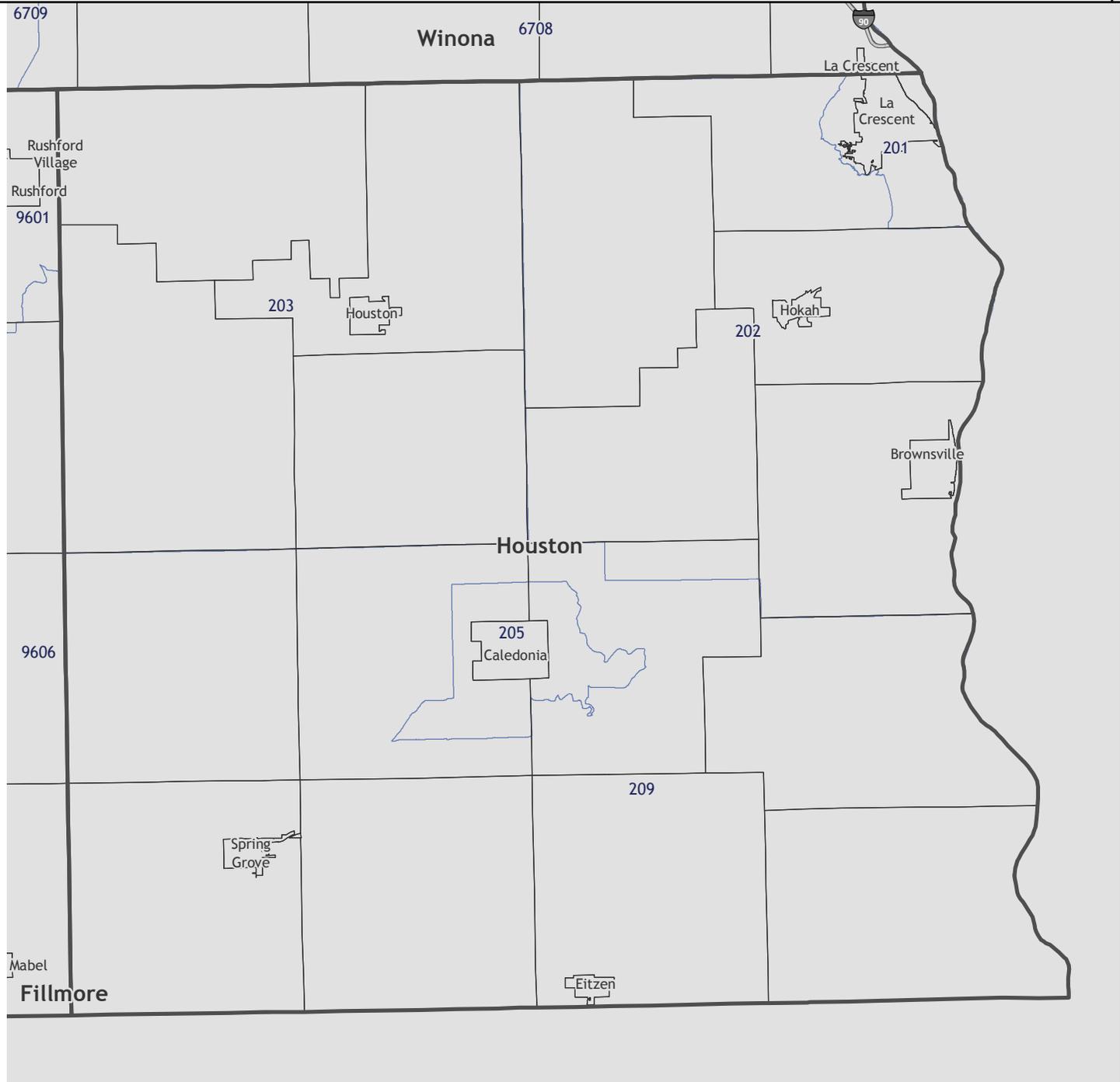
Type

 Preservation



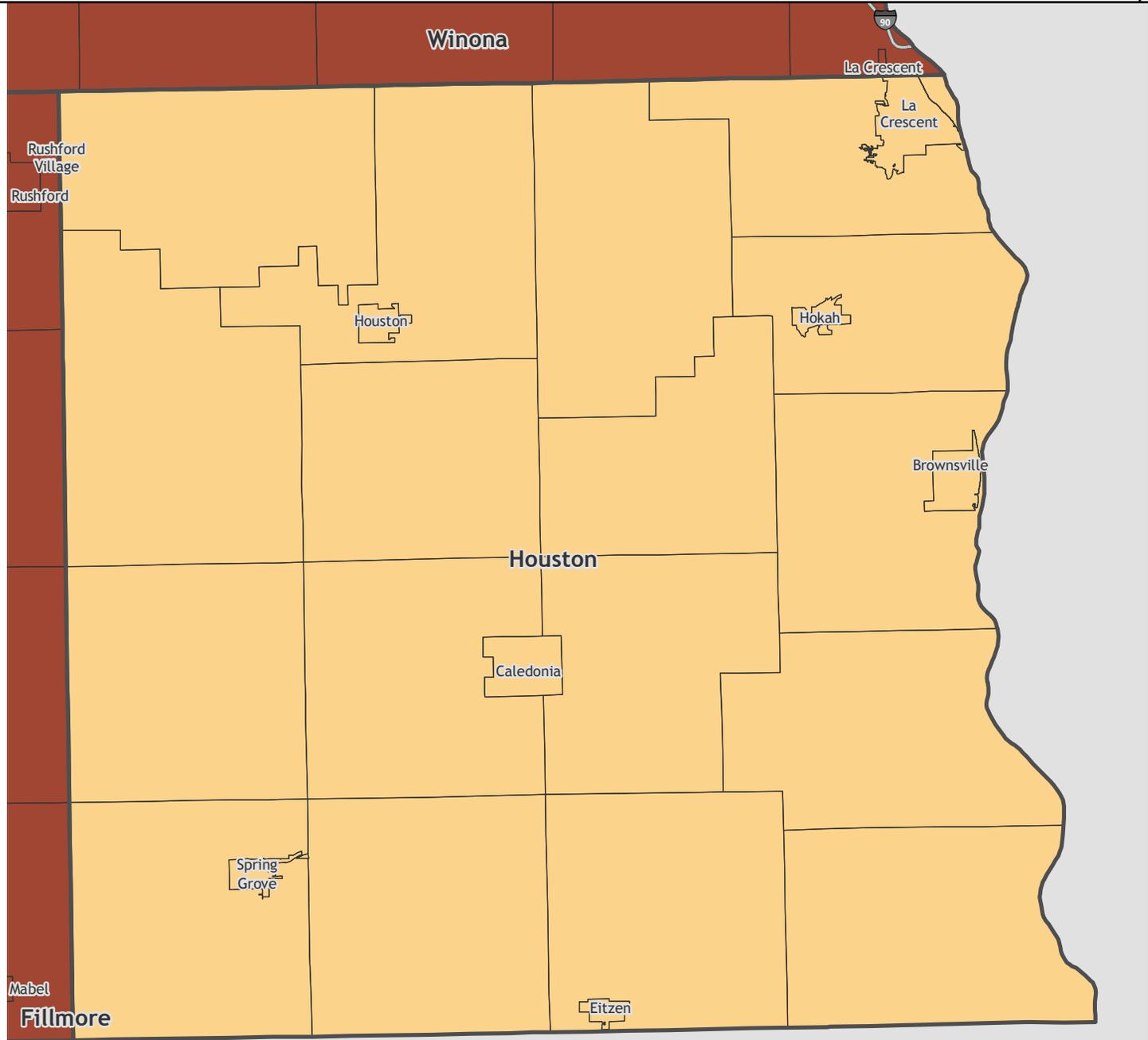
### 32) Census Tract Boundaries

2010 Tracts



### 33) Regional Areas of Analysis

- Greater Minnesota
- Non Metro MSA



For analysis purposes, Minnesota Housing breaks the state into three regions for evaluating jobs, incomes, and currency based values:

Twin Cities Metro,

Counties outside of the 7 County Metro and in an MSA, and

Greater Minnesota



2.5 Miles