



# Community Profiles Map Series for Rock County

Maps for HTC 2017, RFP 2016

# Community Profiles –Maps for HTC 2017 and RFP 2016

## CENSUS TRACT MAP SERIES – TABLE OF CONTENTS

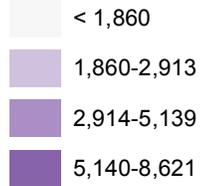
<b>Economy and Workforce Indicators</b> .....	<b>2</b>
1. Total Jobs .....	2
2. Median Distance to Work .....	3
3. Unemployment Rate (12/2013).....	4
<b>Household Demographics Indicators</b> .....	<b>5</b>
4. Population Age.....	5
5. Percentage of Population from Communities of Color.....	9
6. Households And Change in Households (2000-2012).....	10
7. Percentage of Lower-Income Households Spending 30% or More of Income on Housing .....	13
8. Median Household Income .....	16
9. Median Family Income.....	17
10. Poverty Rate.....	18
11. Homelessness Rate by Region (Per 10,000 Population) .....	19
<b>Rental Housing Market Indicators</b> .....	<b>20</b>
12. Median Rent.....	20
13. Affordable Rental Housing Gap (in Units).....	21
14. Rental Vacancy Rate for Subsidized Affordable Housing Developments (MN Housing and USDA RD).....	22
15. Age of Rental Housing Stock .....	23
16. Size of Rental Buildings .....	26

17. Size of Rental Units .....	30
<b>Homeowner Housing Market Indicators</b> .....	<b>34</b>
18. Median Monthly Homeownership Costs (w/ mortgage) .....	34
19. Homeownership Rate .....	35
20. Foreclosure Index.....	36
21. Median Age of All Housing Stock* .....	37
22. Age of Owned Housing Stock.....	38
23. Median Home Sale Price .....	41
24. Change in Median Home Sale Price .....	43
25. Average Months Supply of Homes for Sale (not available statewide) .....	45
<b>MN Housing RFP Geographic Priority Areas</b> .....	<b>46</b>
26. Economic Integration Priority Tracts .....	46
27. Location Efficiency (RFP Points for Access to Transit) .....	47
28. Workforce Areas .....	48
29. Rural Designation Areas.....	49
30. Qualified Census Tracts and Reservation Areas.....	50
31. Preservation Geographic Priority Areas.....	51
<b>Reference Maps</b> .....	<b>52</b>
32. Census Tract Boundaries.....	52
33. Regional Areas of Analysis .....	53

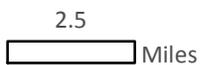
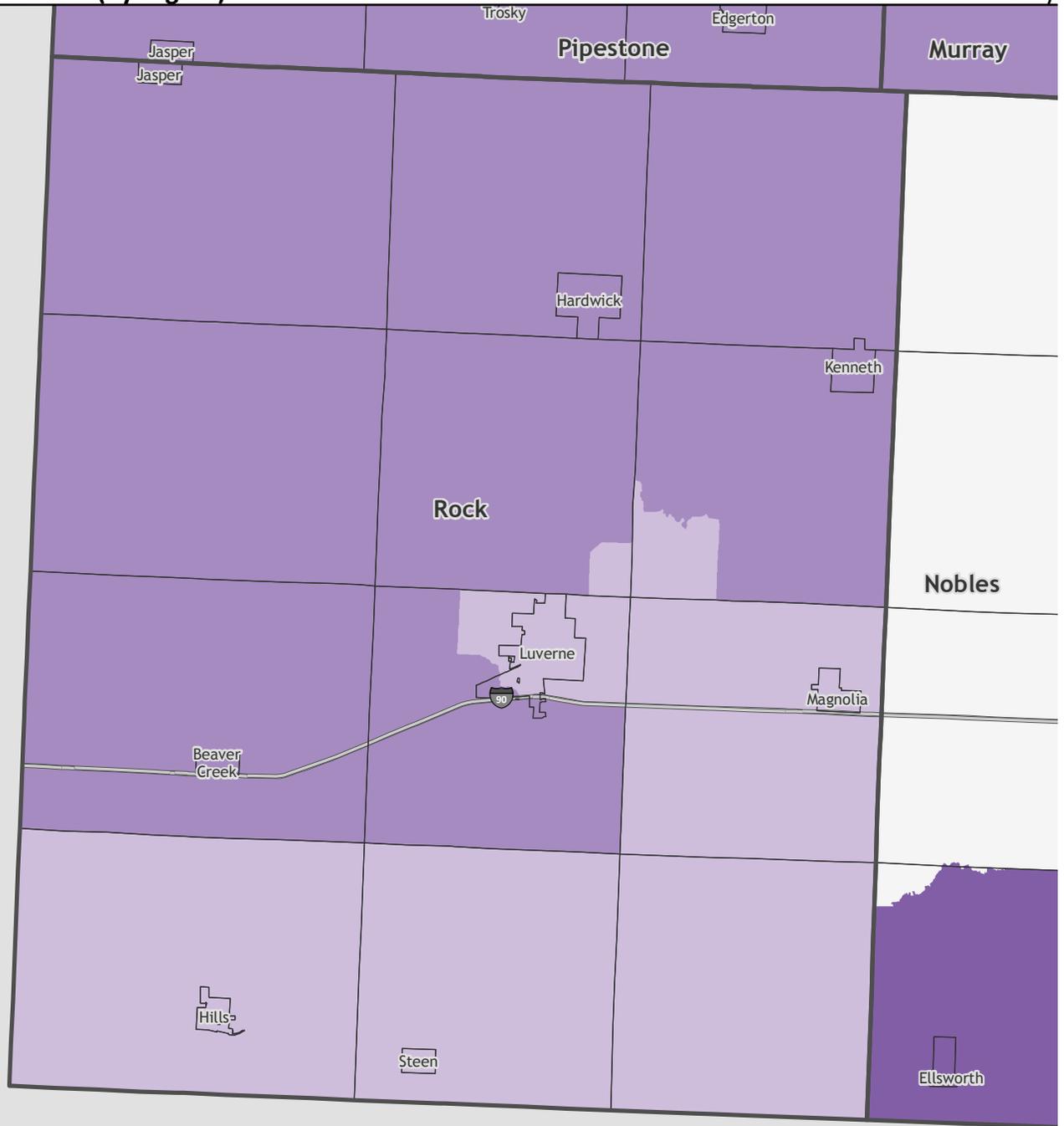
# 1) Total Low and Moderate Wage Jobs within 5 Miles (by region)

Rock County

## Greater Minnesota

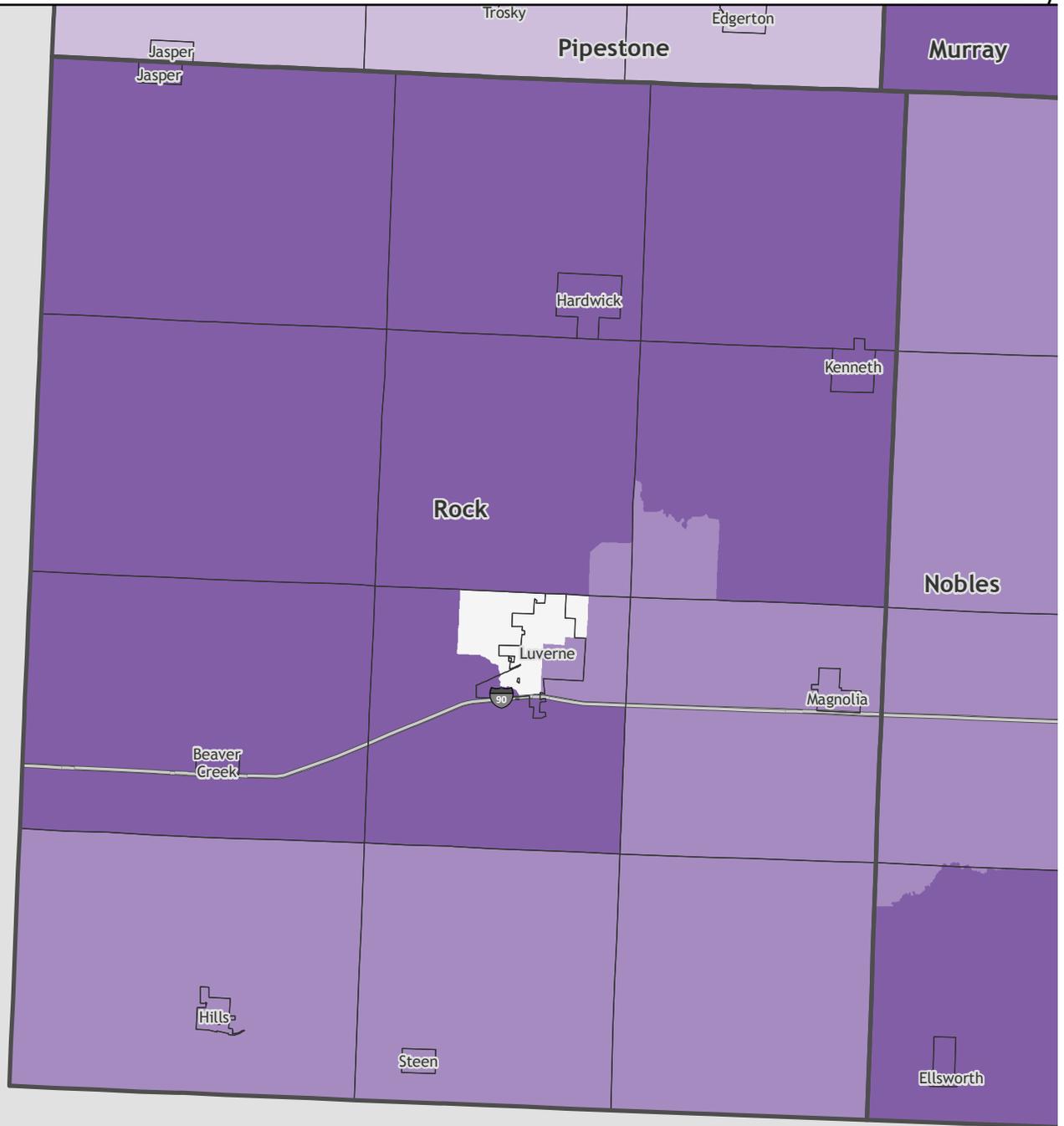


Low and Moderate Wage jobs are defined as those with monthly incomes <\$3,333 (about \$40,000 annually). Jobs are summarized with the census tract and within 5 miles of the census tract boundary.

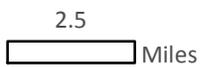


## 2) Median Distance to Work (in miles)

Rock County

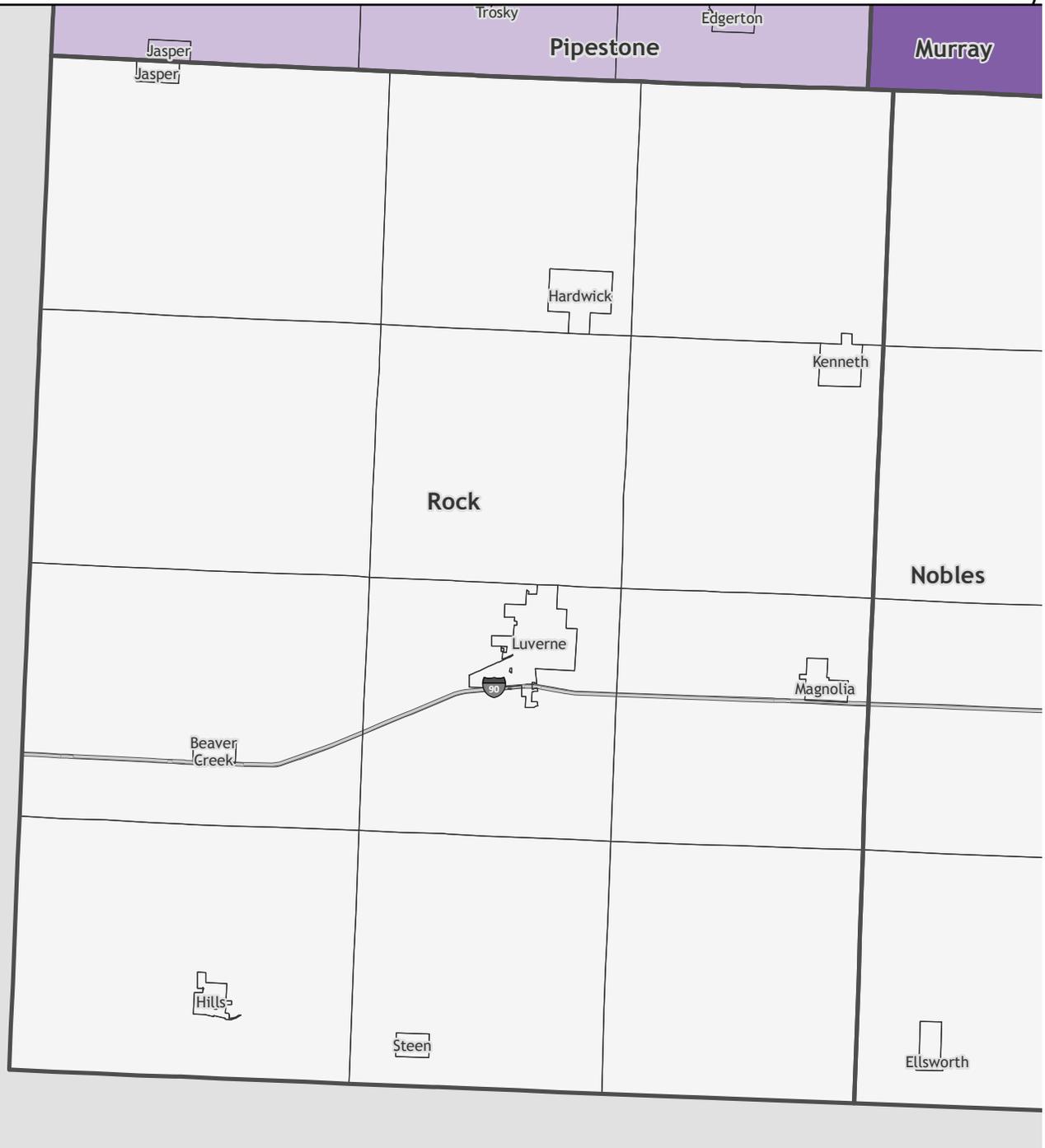
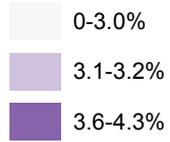


The distance to work that workers who live in this tract travel to their primary employment.

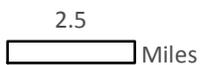


### 3) Unemployment Rate (February 2015)

Rock County

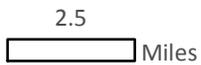
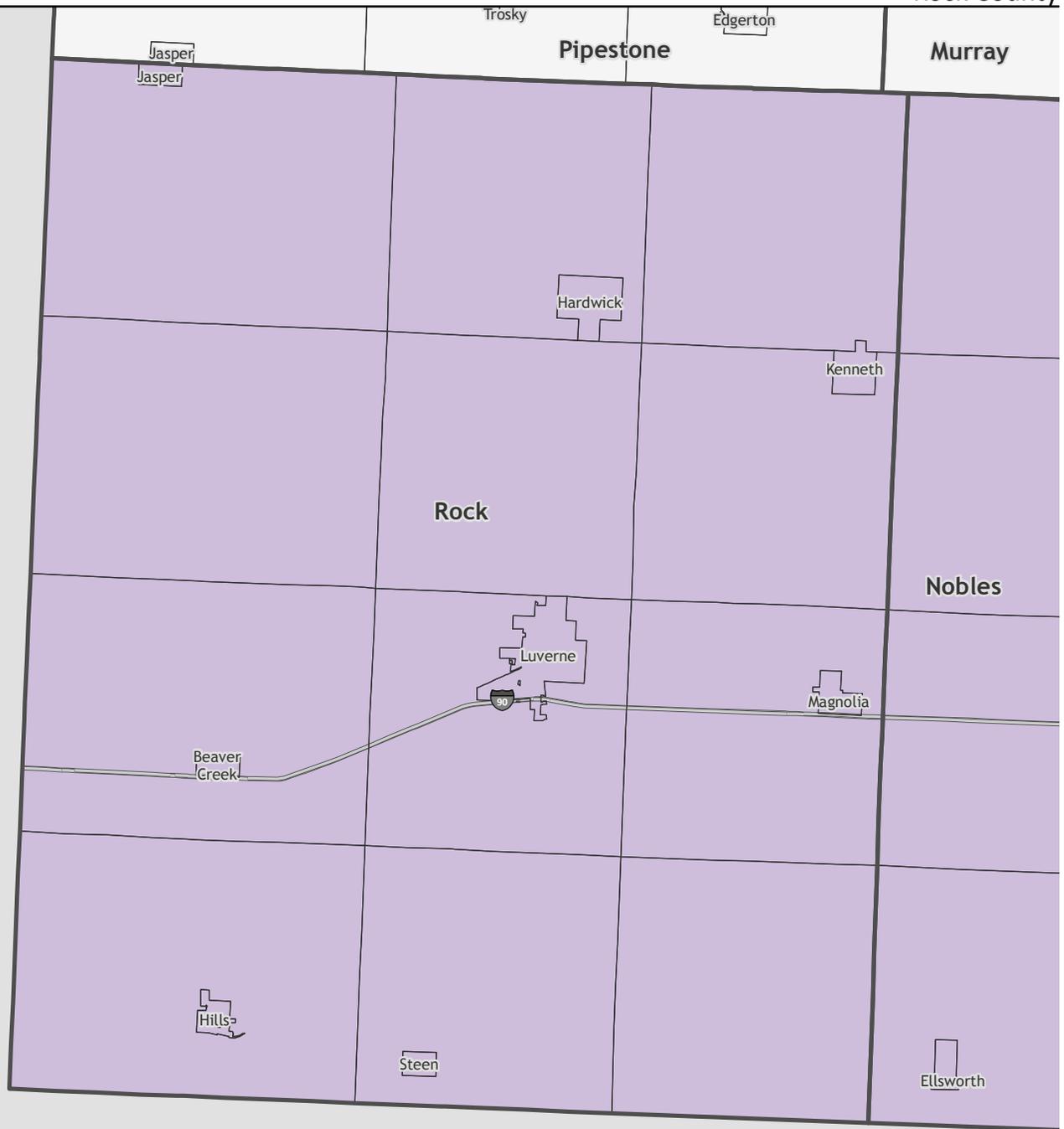
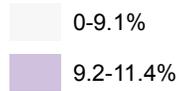


Unemployment rates are reported from the city rates if city data is published, and by county if no city data is available.



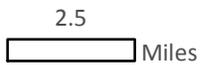
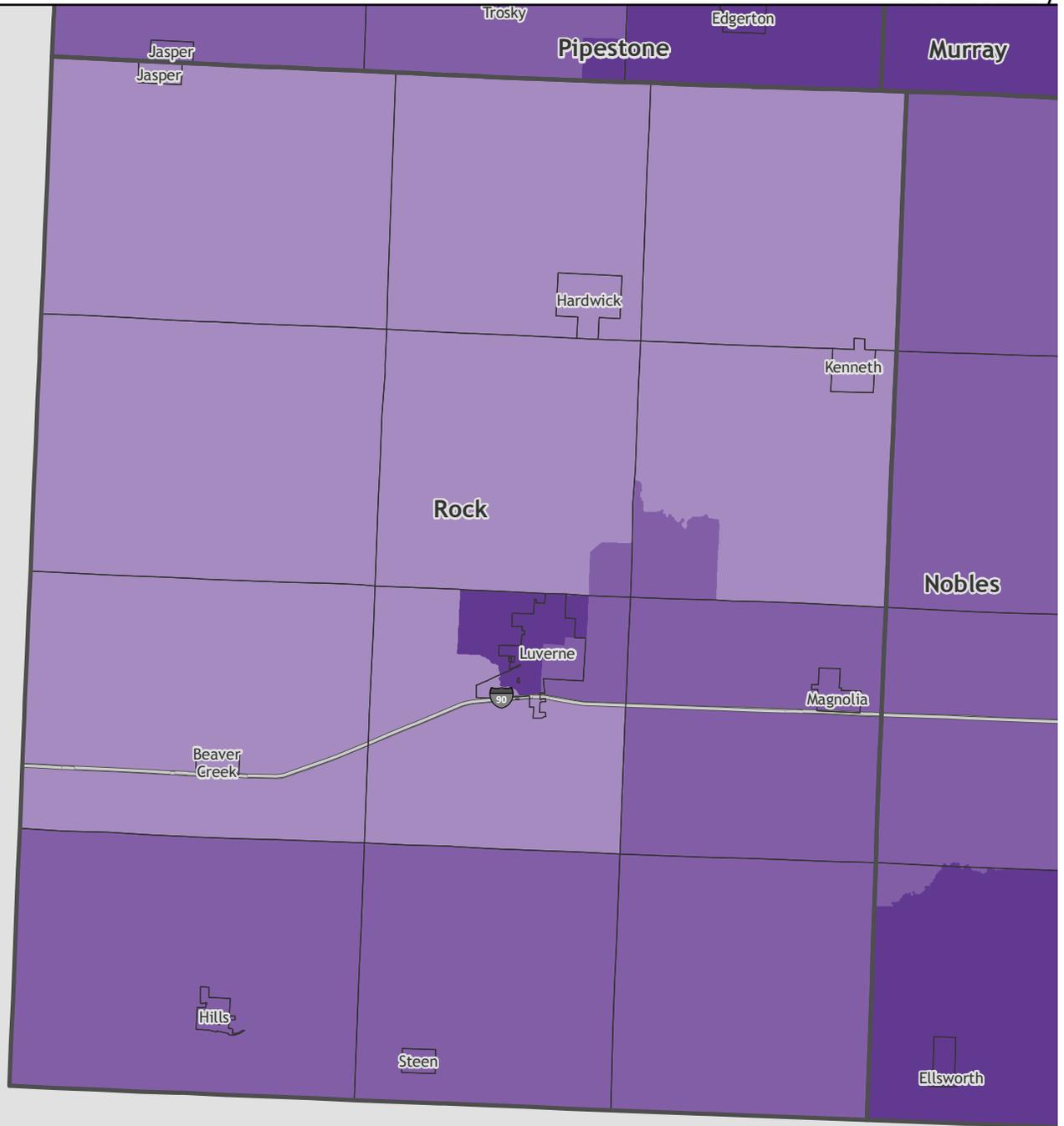
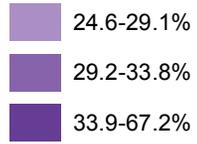
#### 4a) Percentage of Population Age 25-34

Rock County



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

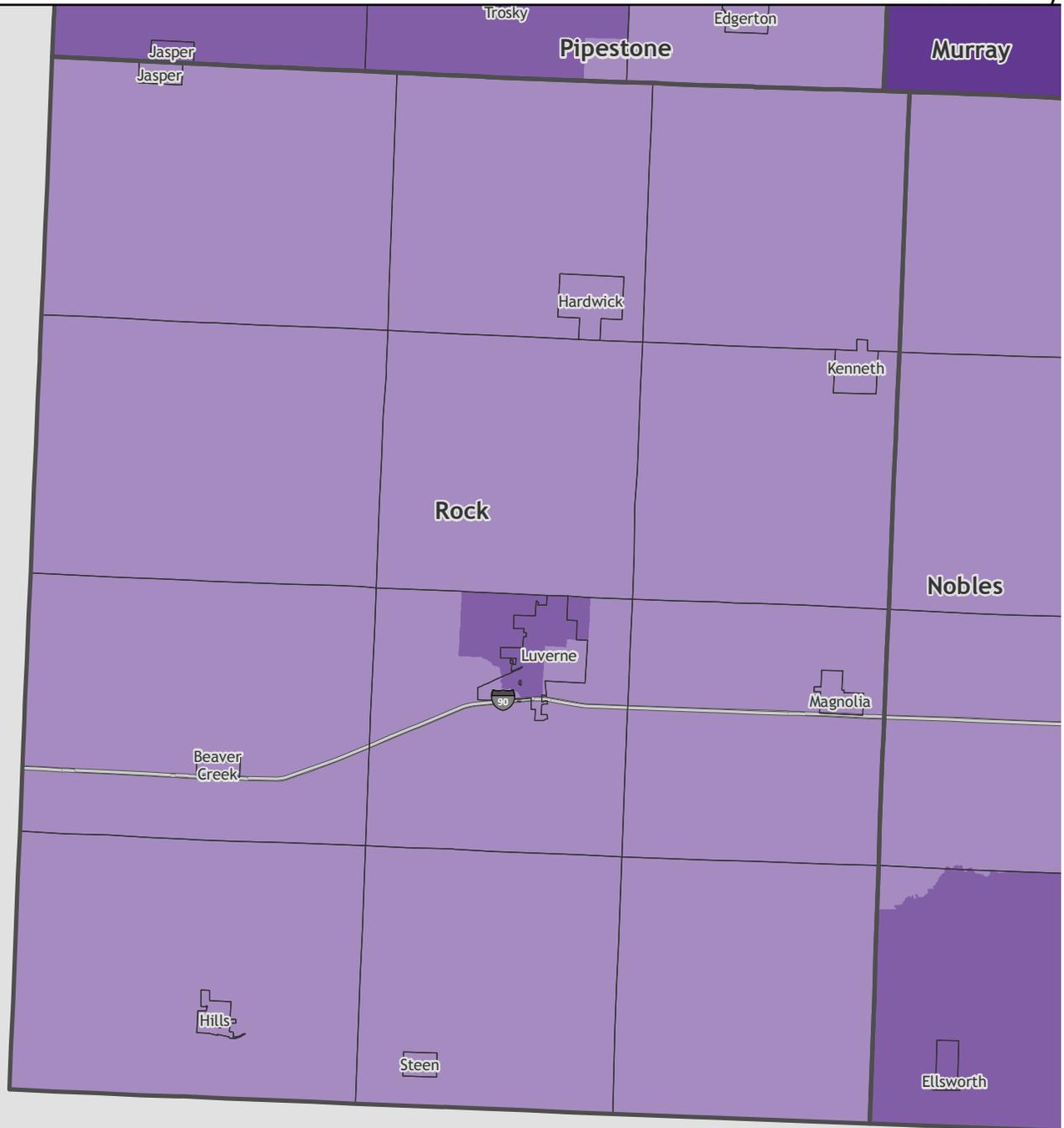
Rock County



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

Rock County

- 11.4-13.2%
- 13.3-15.1%
- 15.2-26.4%

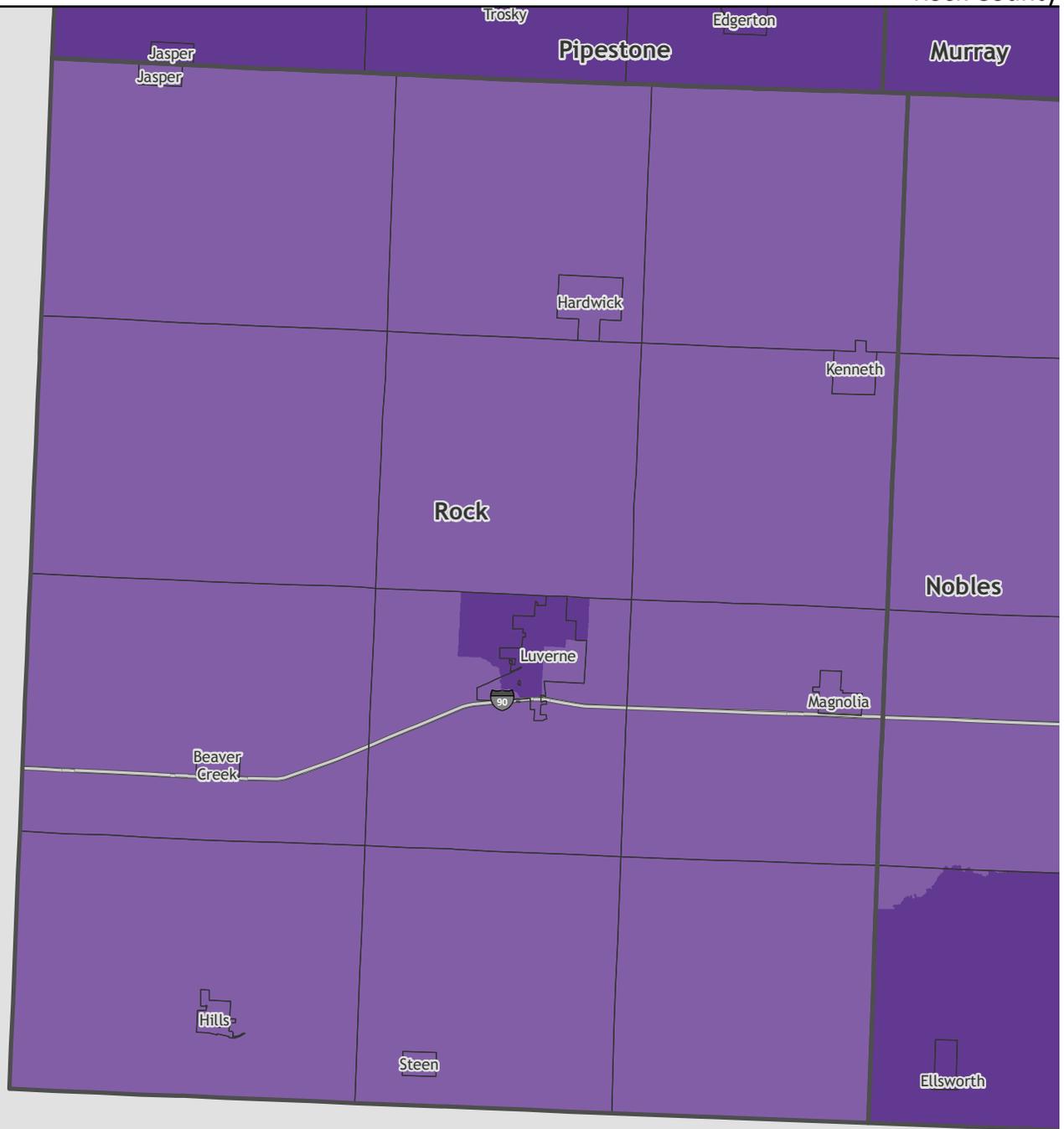


2.5 Miles

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

Rock County

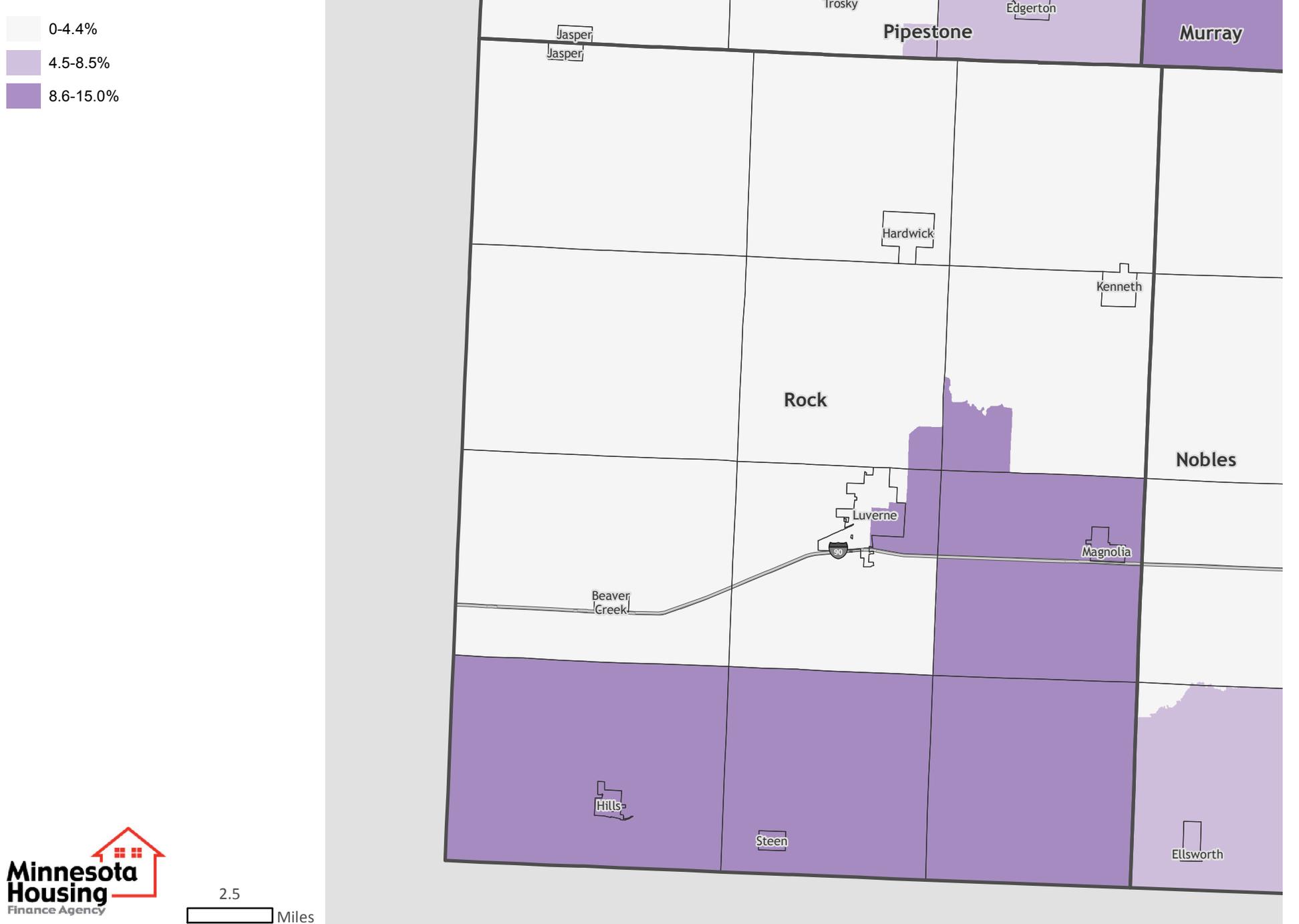
- 14.9-18.9%
- 19.0-55.2%



2.5 Miles

## 5) Percentage of Population from Community of Color

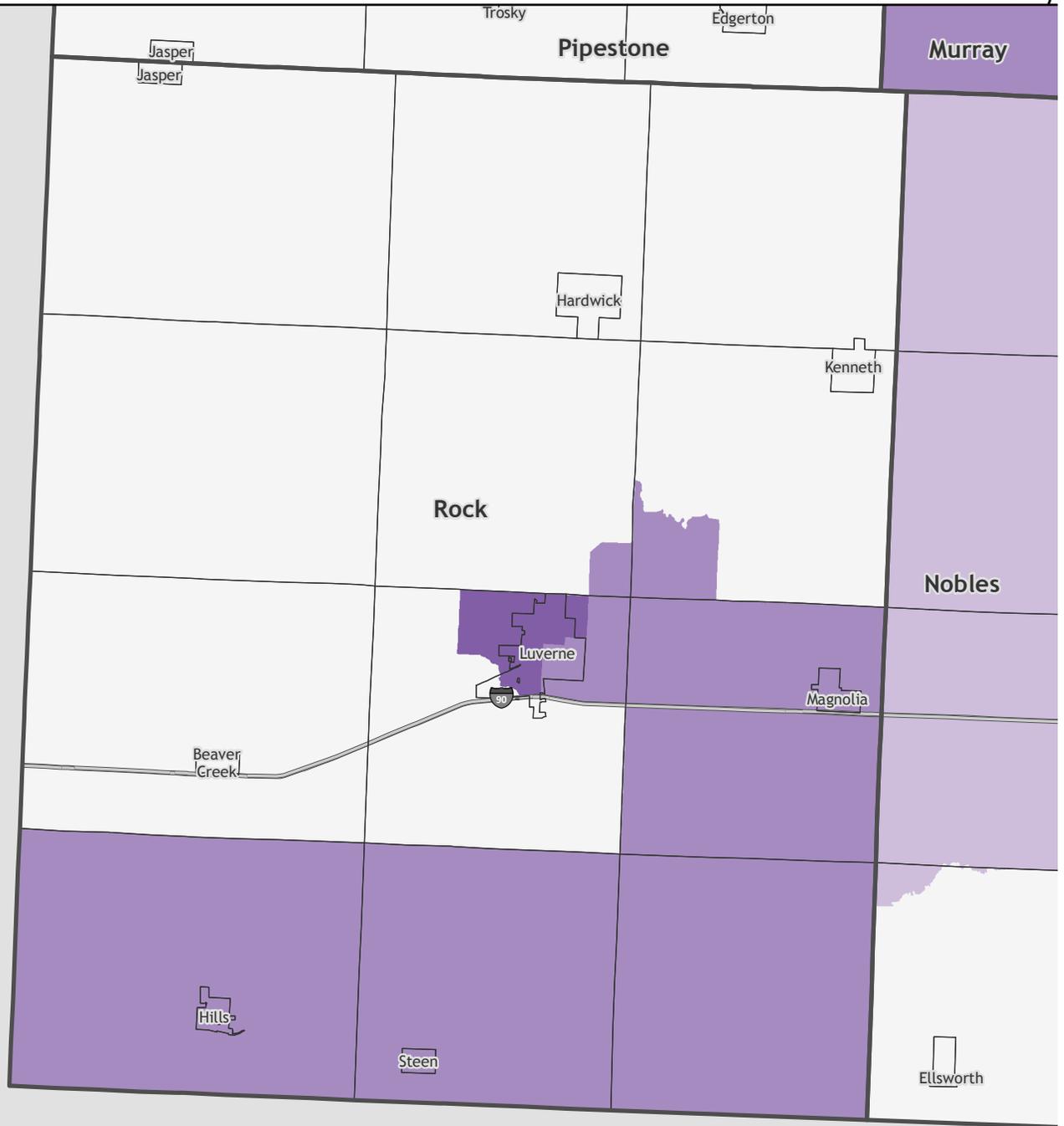
Rock County



# 6a) Total Households

Rock County

- 0-1,031 (Households)
- 1,032-1,329
- 1,330-1,649
- 1,650-2,051

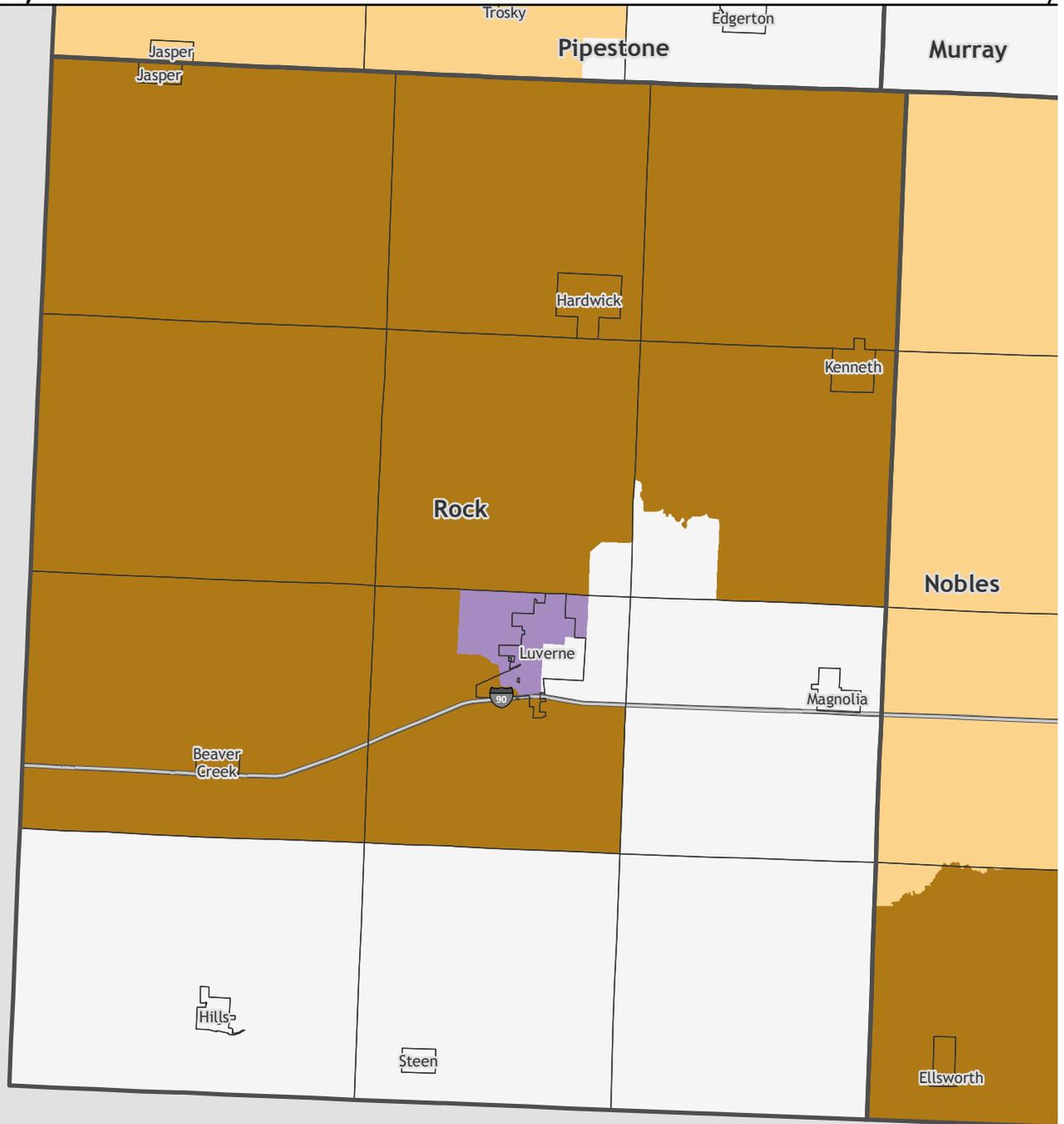


2.5 Miles

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

Rock County

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

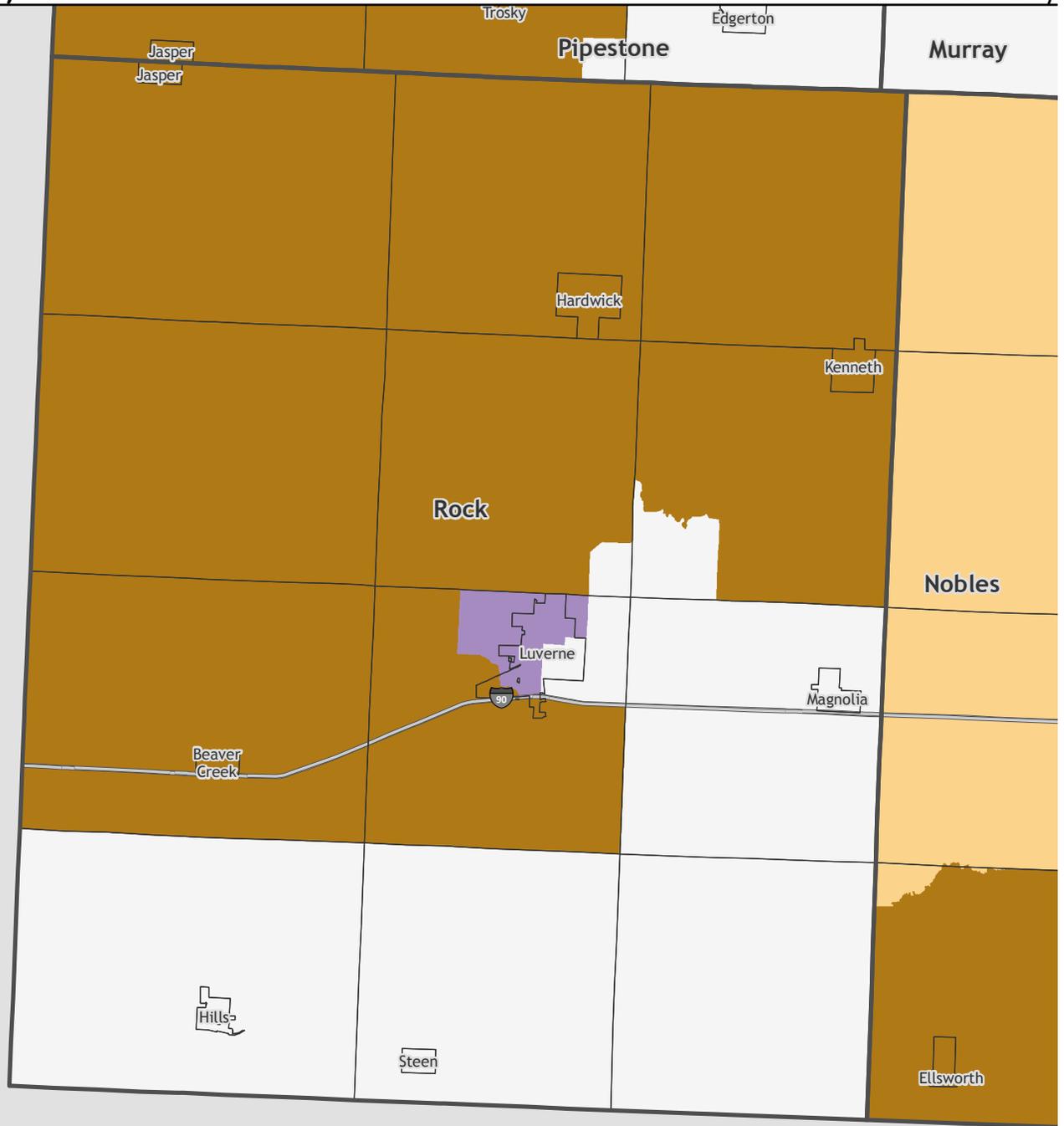


2.5  
Miles

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

Rock County

- Loss of >3.4%
- Loss of 0-3.3%
- Gain of 0-7.8
- Gain of 7.9-18.8%



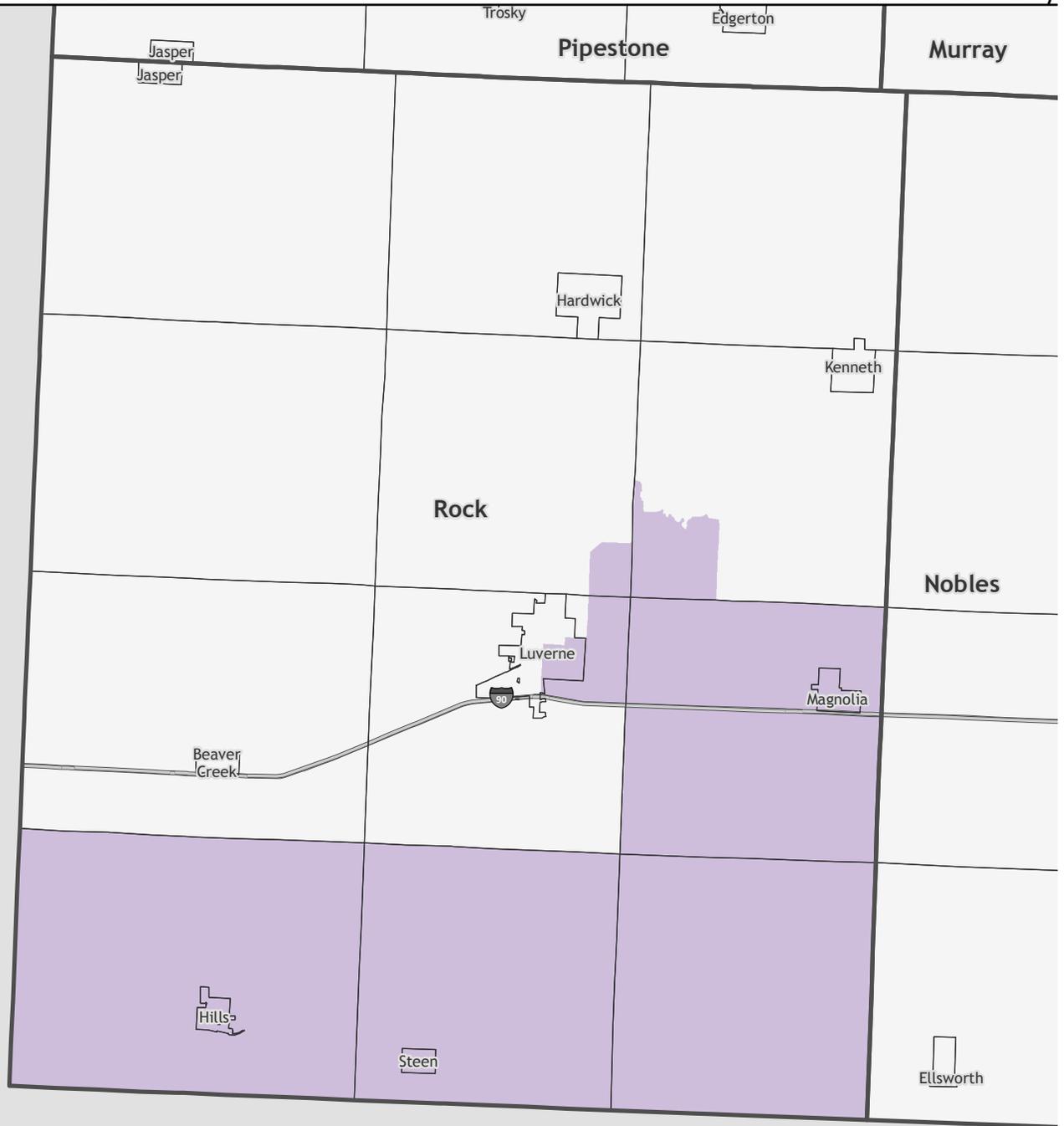
2.5 Miles

Source: Minnesota Housing analysis of American Community Survey 2009-2013 5 year sample and 2010 Decennial Census

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

Rock County

- 0-47.1%
- 47.2-55.5%



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

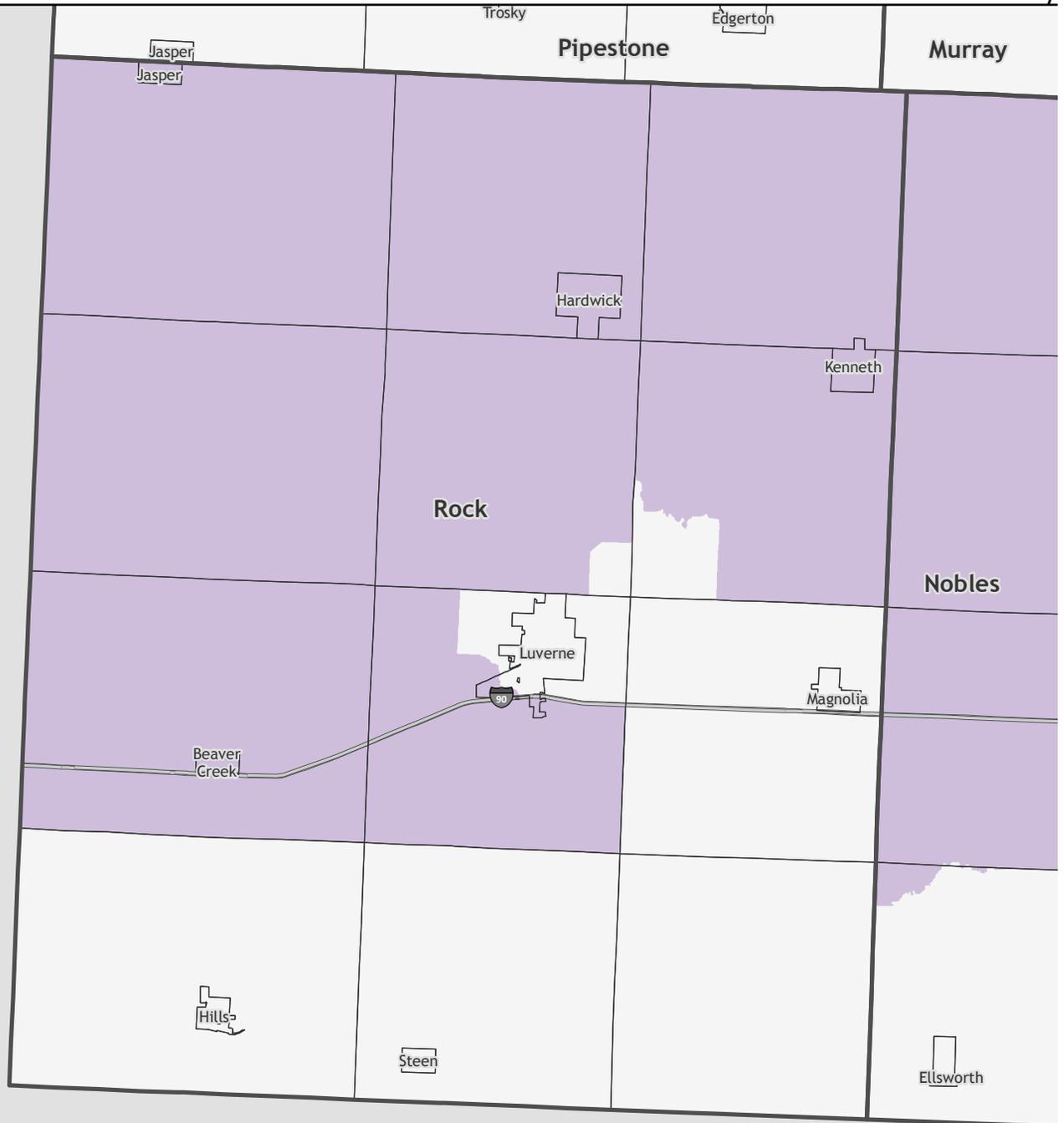


2.5 Miles

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

Rock County

- 0-41.3%
- 41.4-49.0%



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.

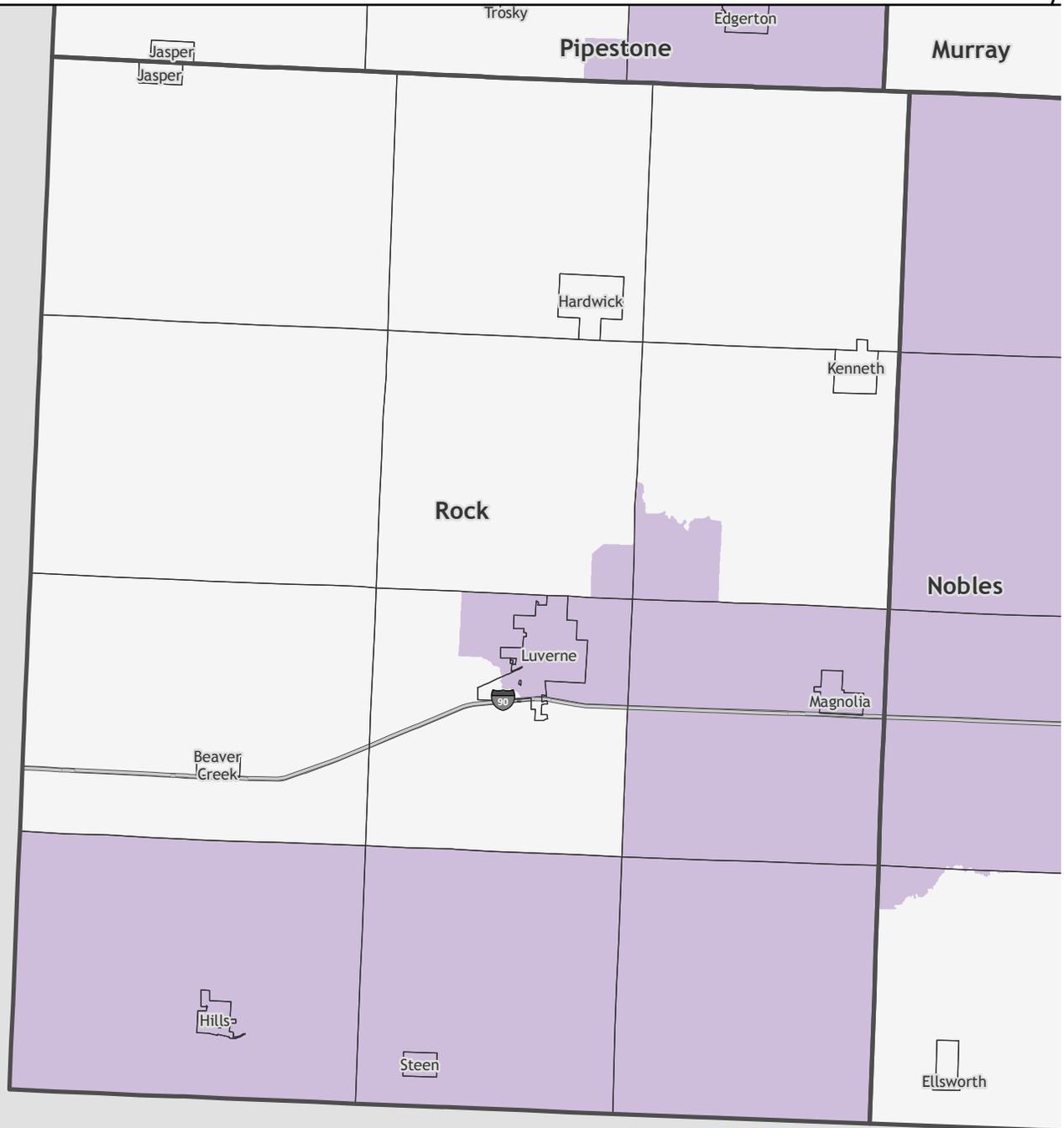


2.5 Miles

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

Rock County

- 0-51.4%
- 51.5-62.1%



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.

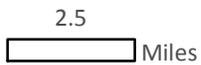
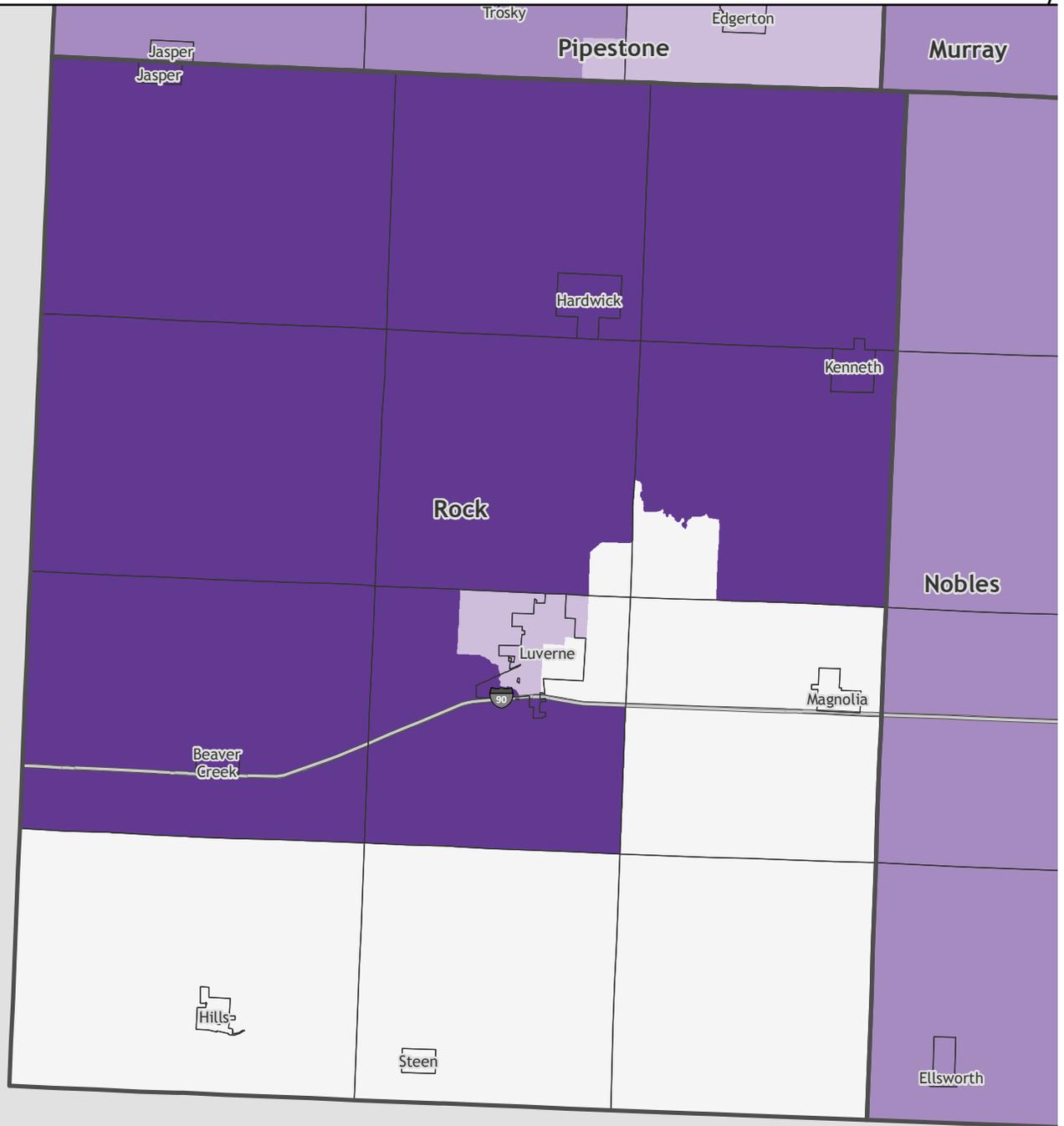


2.5 Miles

## 8) Median Household Income (by region)

Rock County

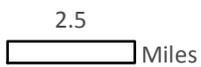
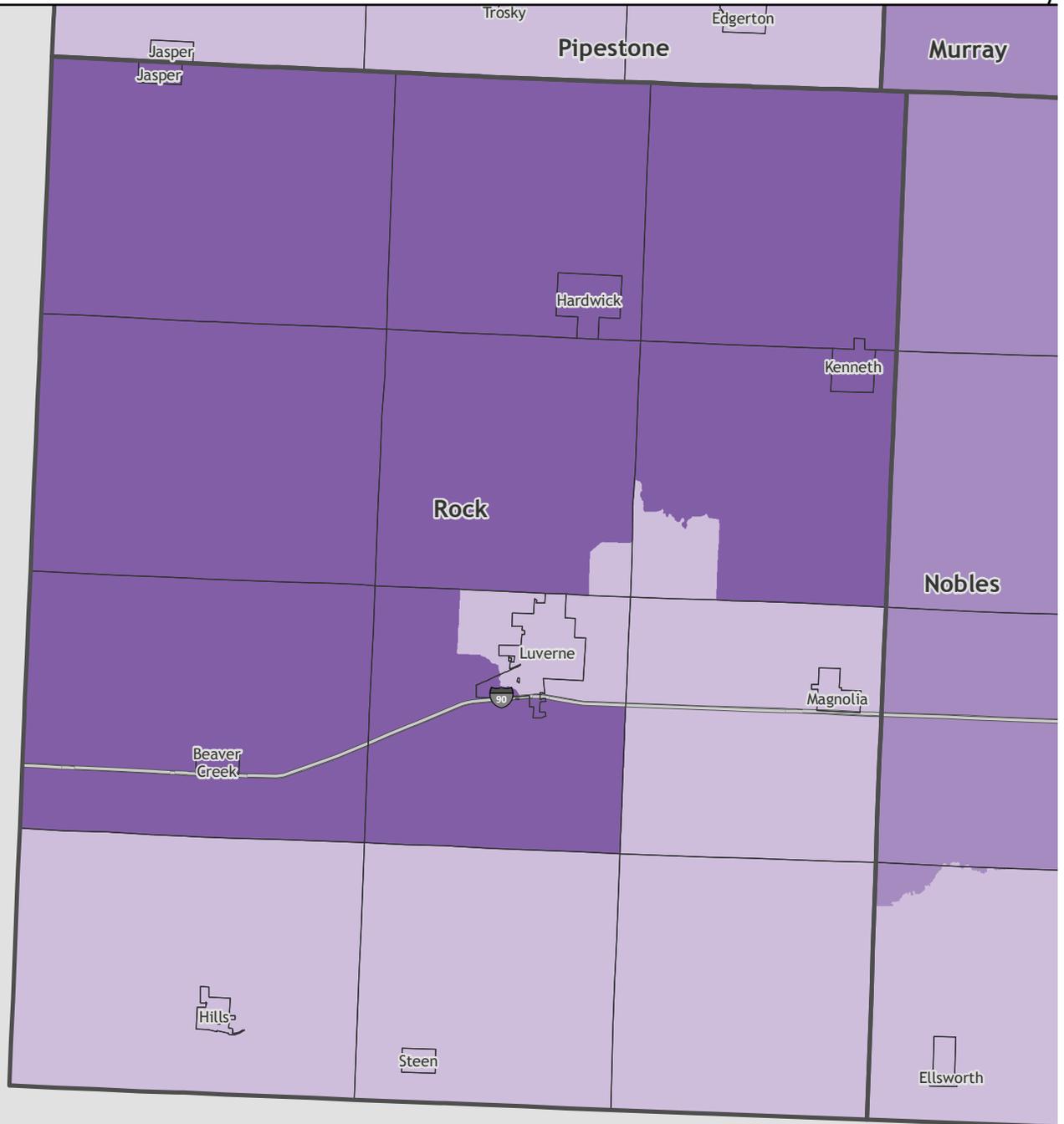
### Greater Minnesota



## 9) Median Family Income (by region)

Rock County

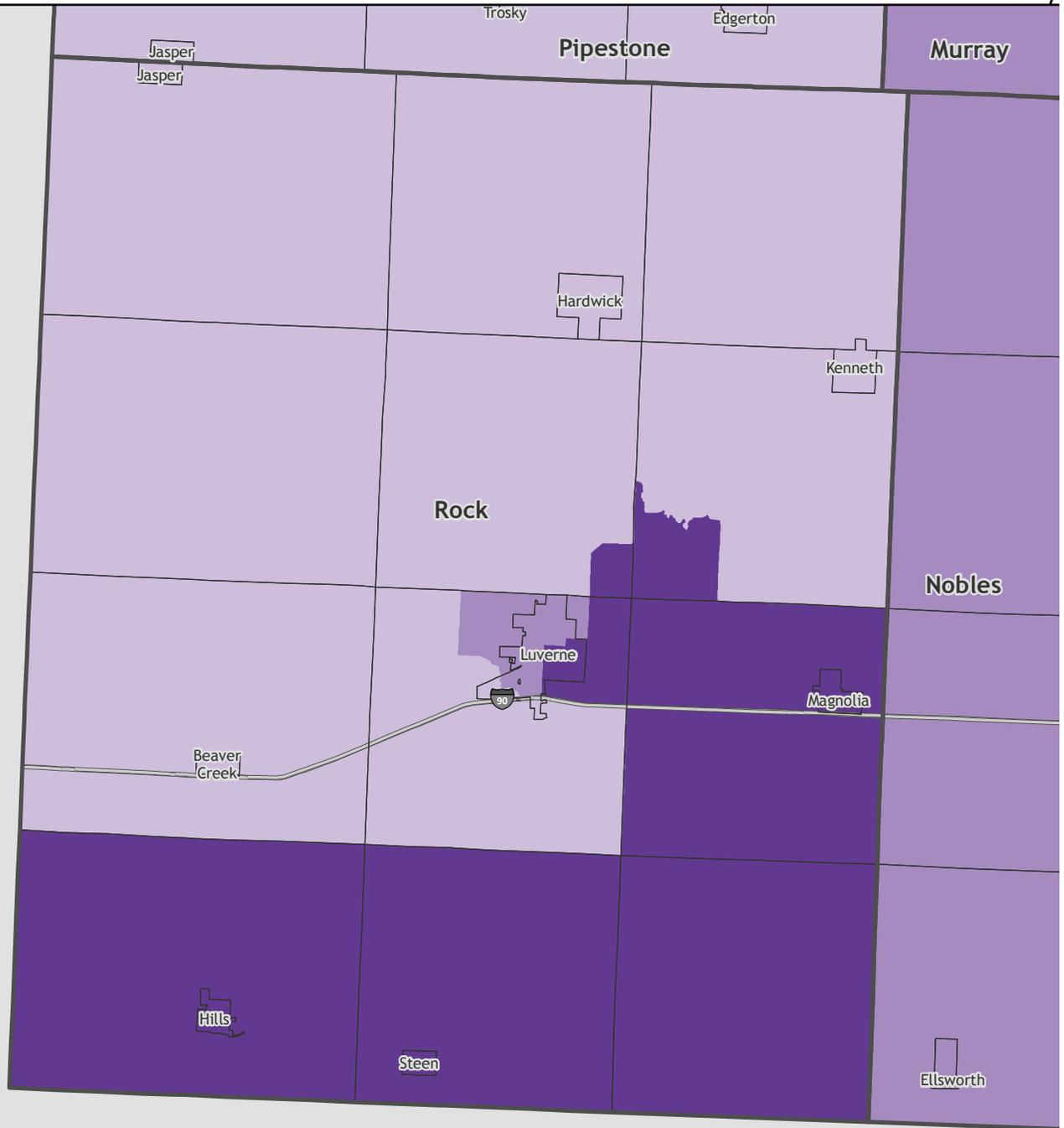
### Greater Minnesota



# 10) Poverty Rate

Rock County

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



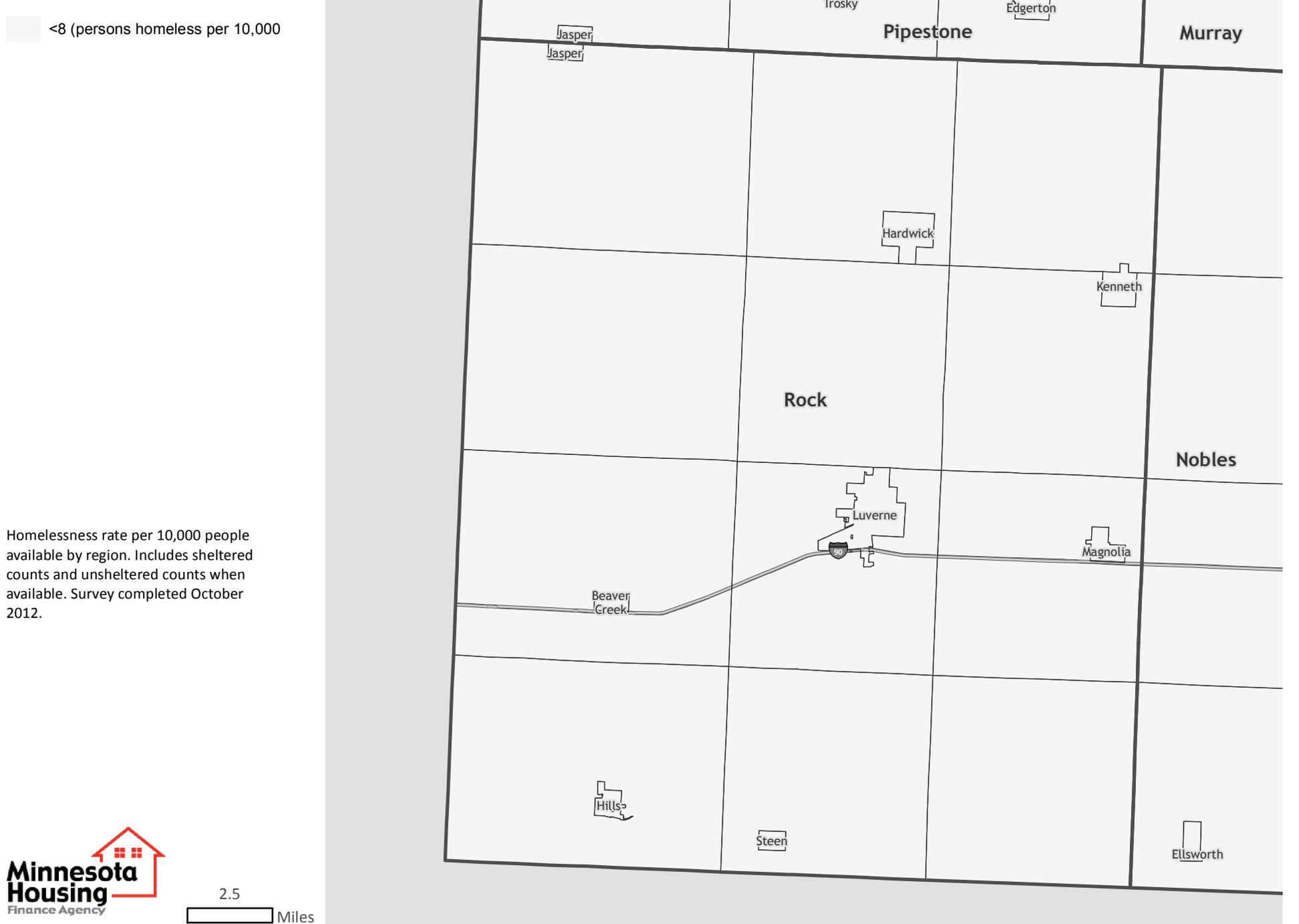
Percentage of the population below poverty thresholds as published by the American Community Survey.



2.5 Miles

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

Rock County



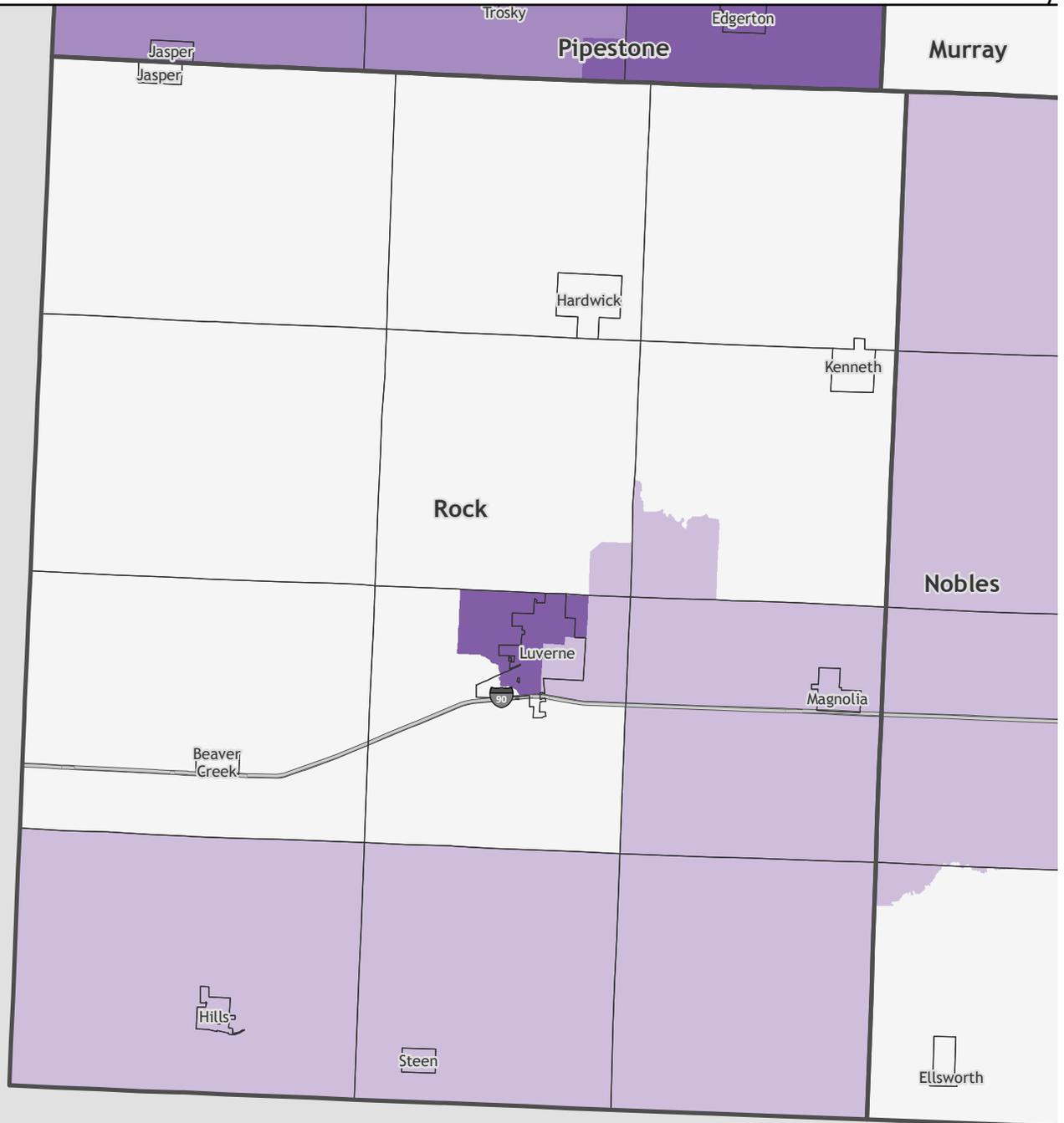
Homelessness rate per 10,000 people available by region. Includes sheltered counts and unsheltered counts when available. Survey completed October 2012.



## 12) Median Rent (by region)

Rock County

Greater  
Minnesota



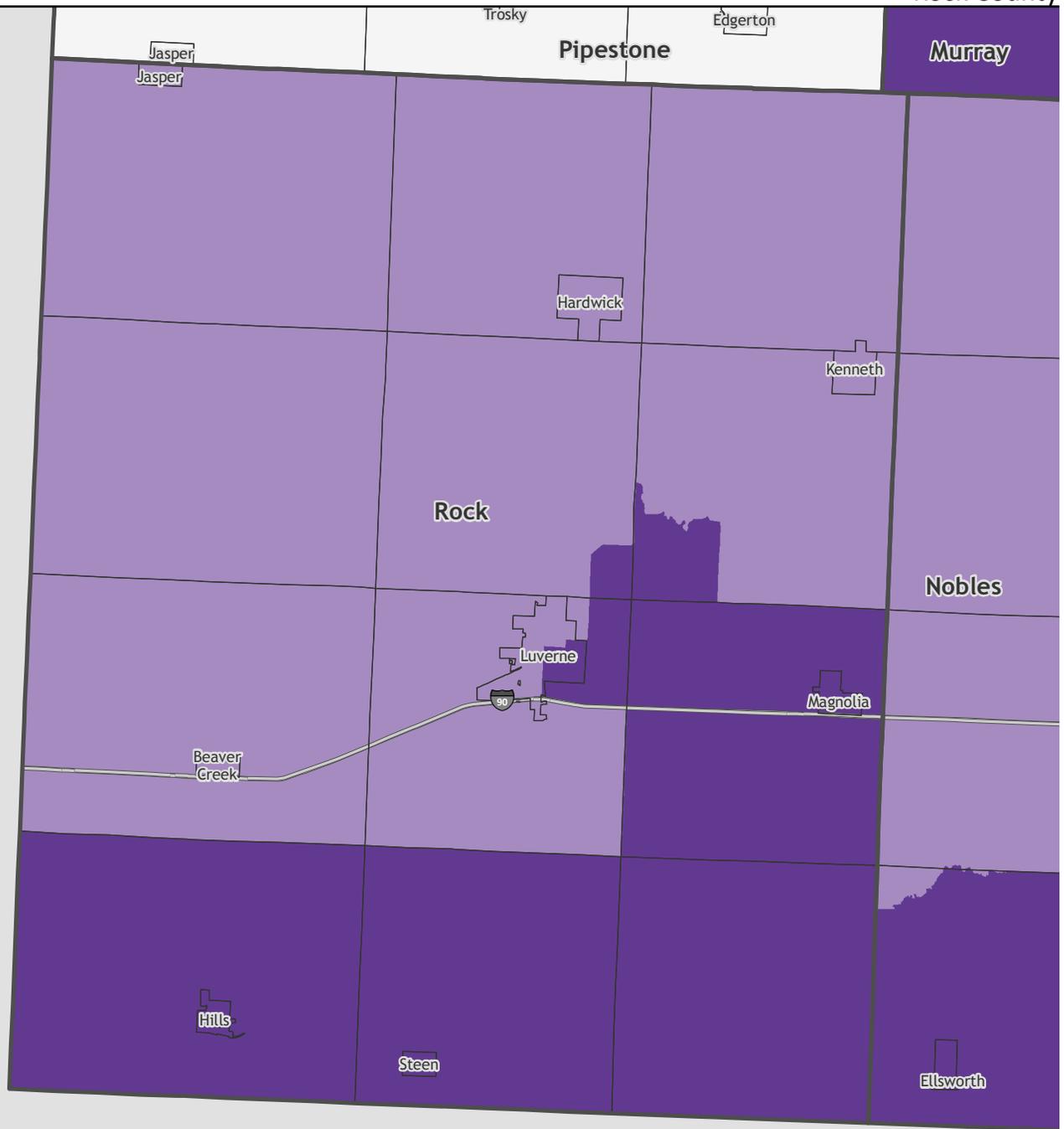
2.5  
Miles

### 13) Affordable Rental Housing Gap

Rock County

- 0-33 more affordable units than lower income renters
- 34-71 more affordable units than lower income renters
- 72-350 more affordable units than lower income renters

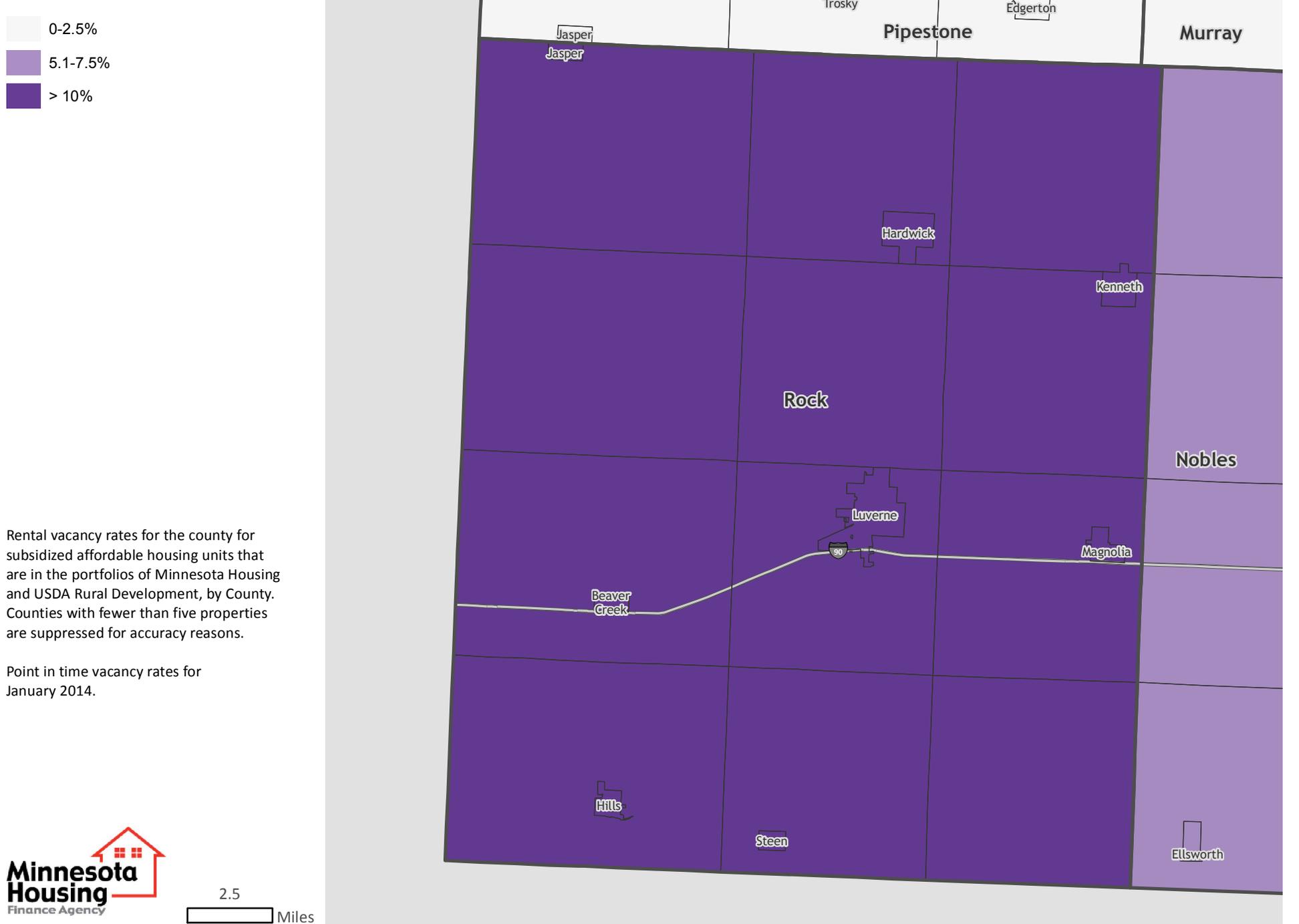
Estimate of the difference between total rental housing units affordable to households with incomes <80% AMI and households with those incomes who live in the tract.



2.5 Miles

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

Rock County



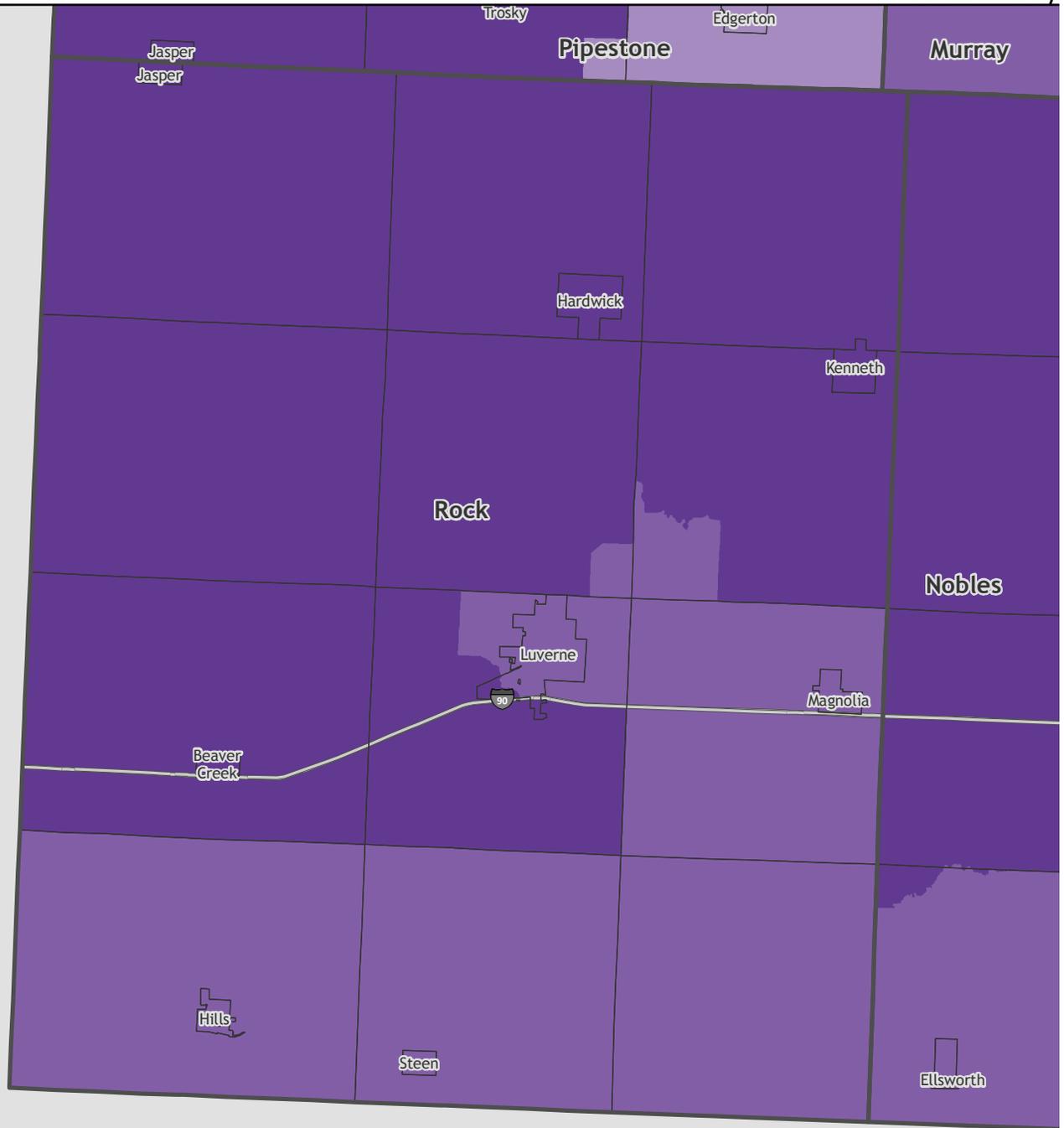
Rental vacancy rates for the county for subsidized affordable housing units that are in the portfolios of Minnesota Housing and USDA Rural Development, by County. Counties with fewer than five properties are suppressed for accuracy reasons.

Point in time vacancy rates for January 2014.

15a) Percentage of Rented Units Built Before 1950

Rock County

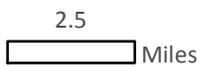
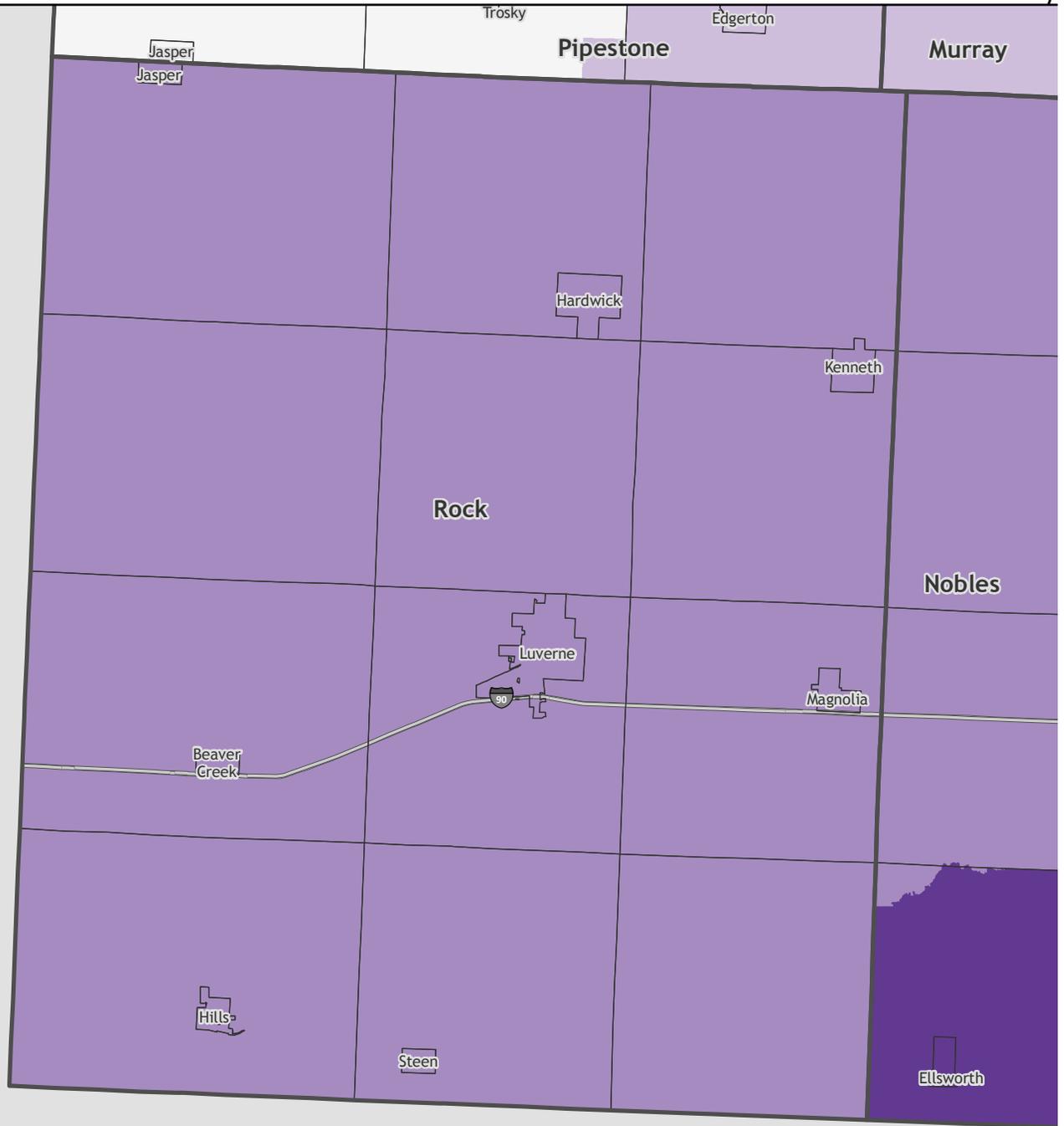
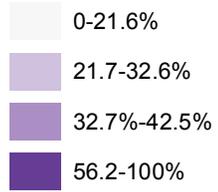
- 11.9-23.9%
- 24.0-40.7%
- 40.8-100%



2.5 Miles

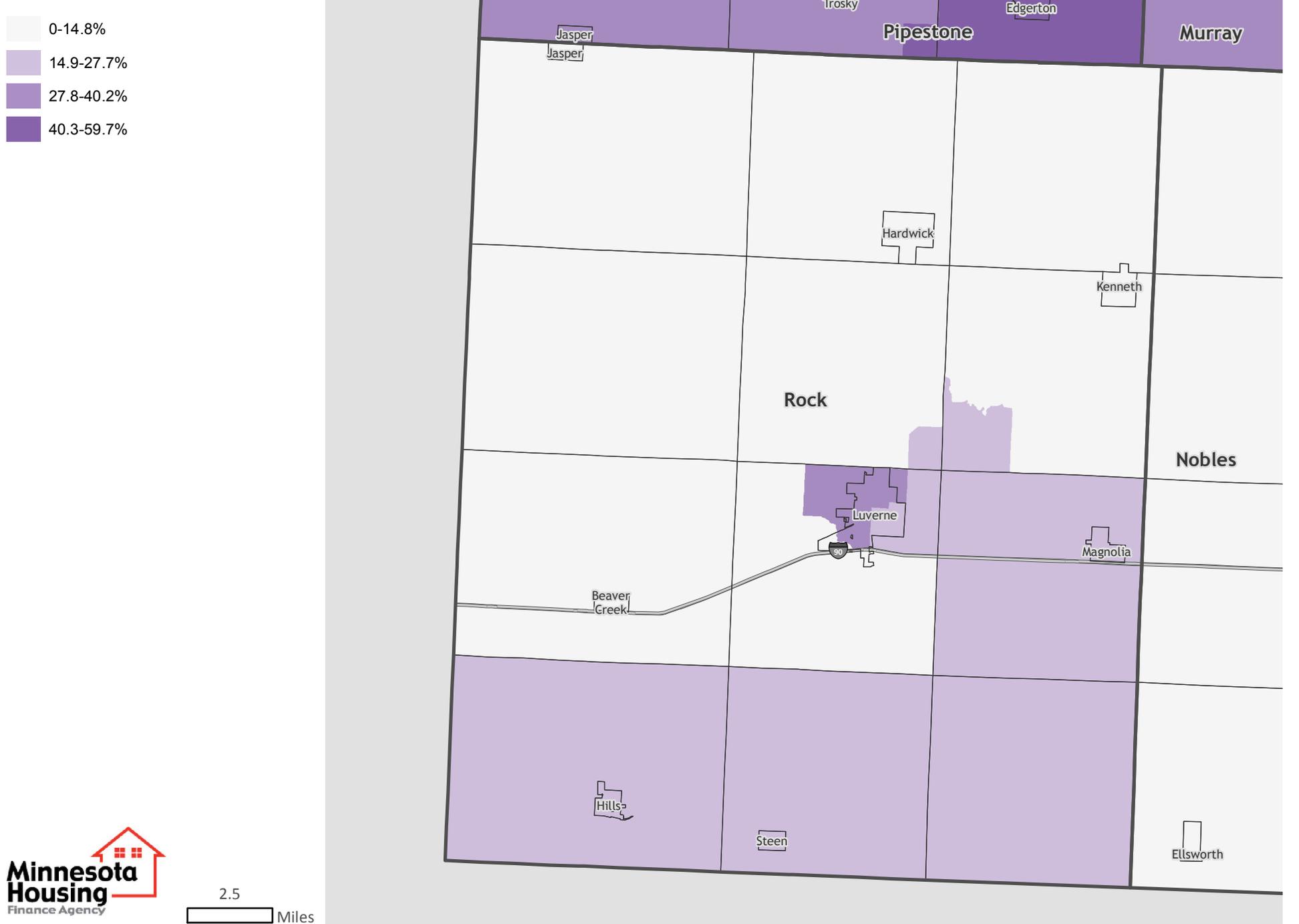
**15b) Percentage of Rented Units Built 1950-1979**

Rock County



15c) Percentage of Rented Units Built 1980 and Later

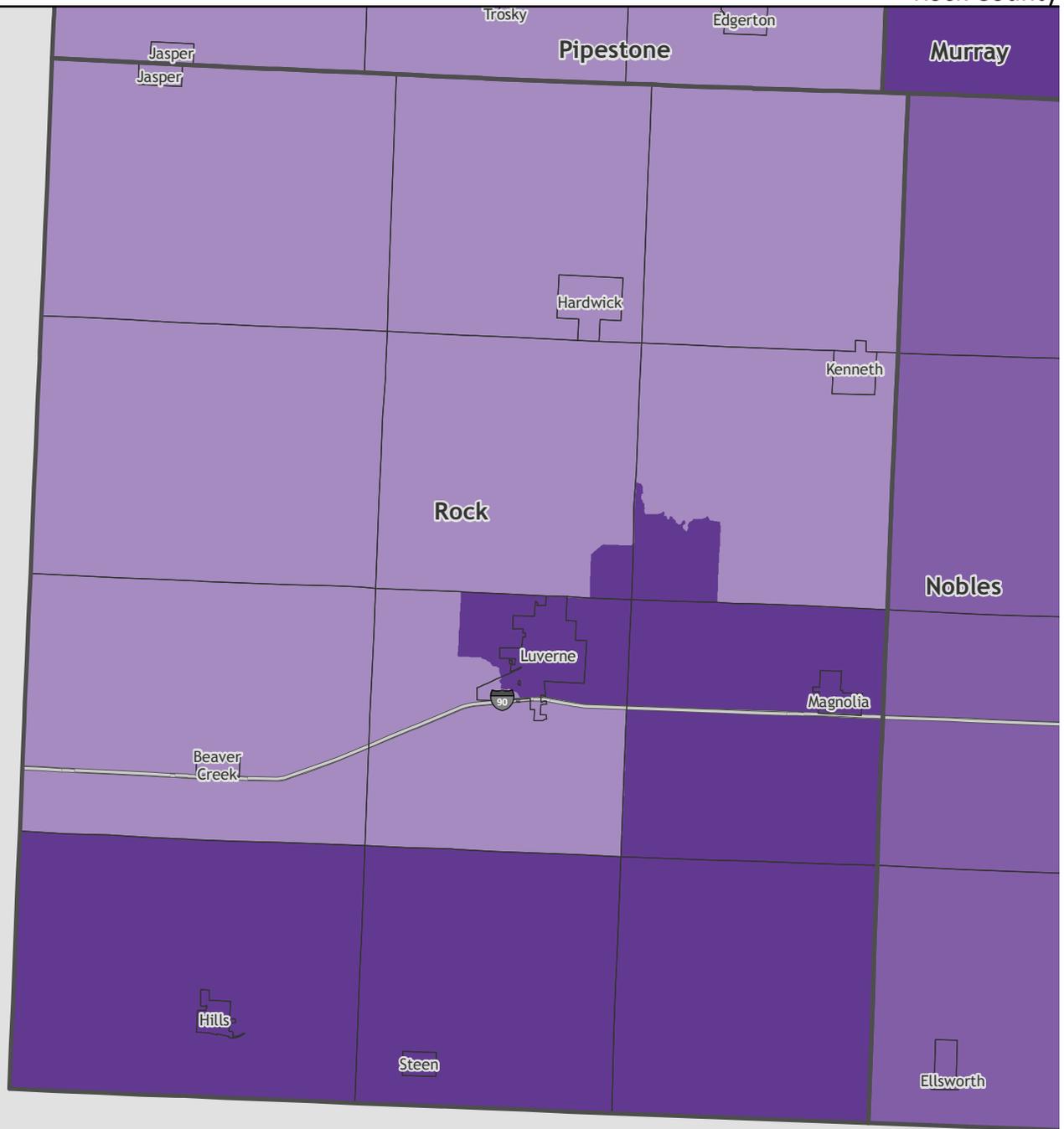
Rock County



16a) Total Rental Units in 1 Unit Buildings

Rock County

- 61-89
- 90-127
- 128-585

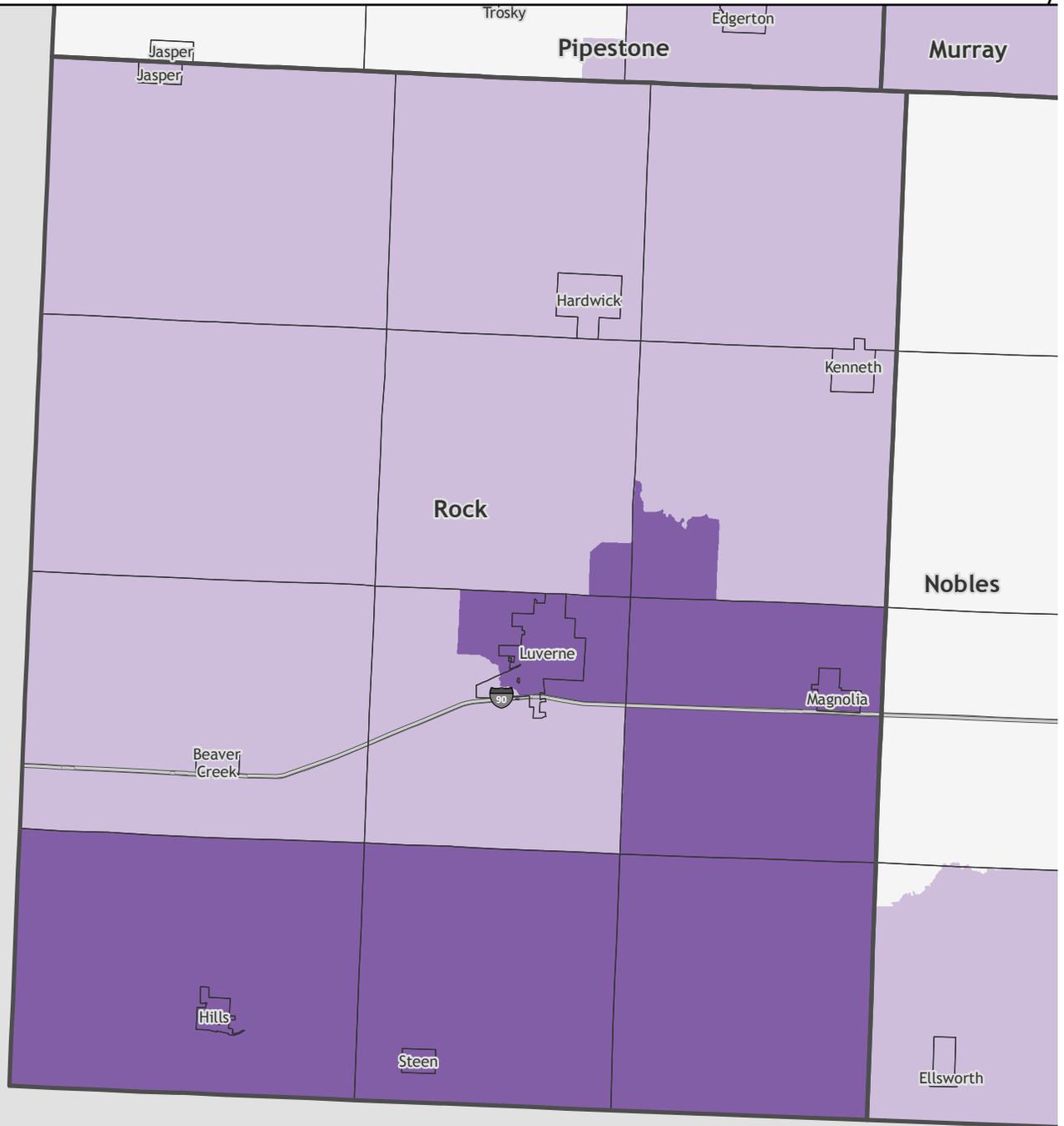


2.5 Miles

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

Rock County

- 0-21 units
- 22-57
- 107-199

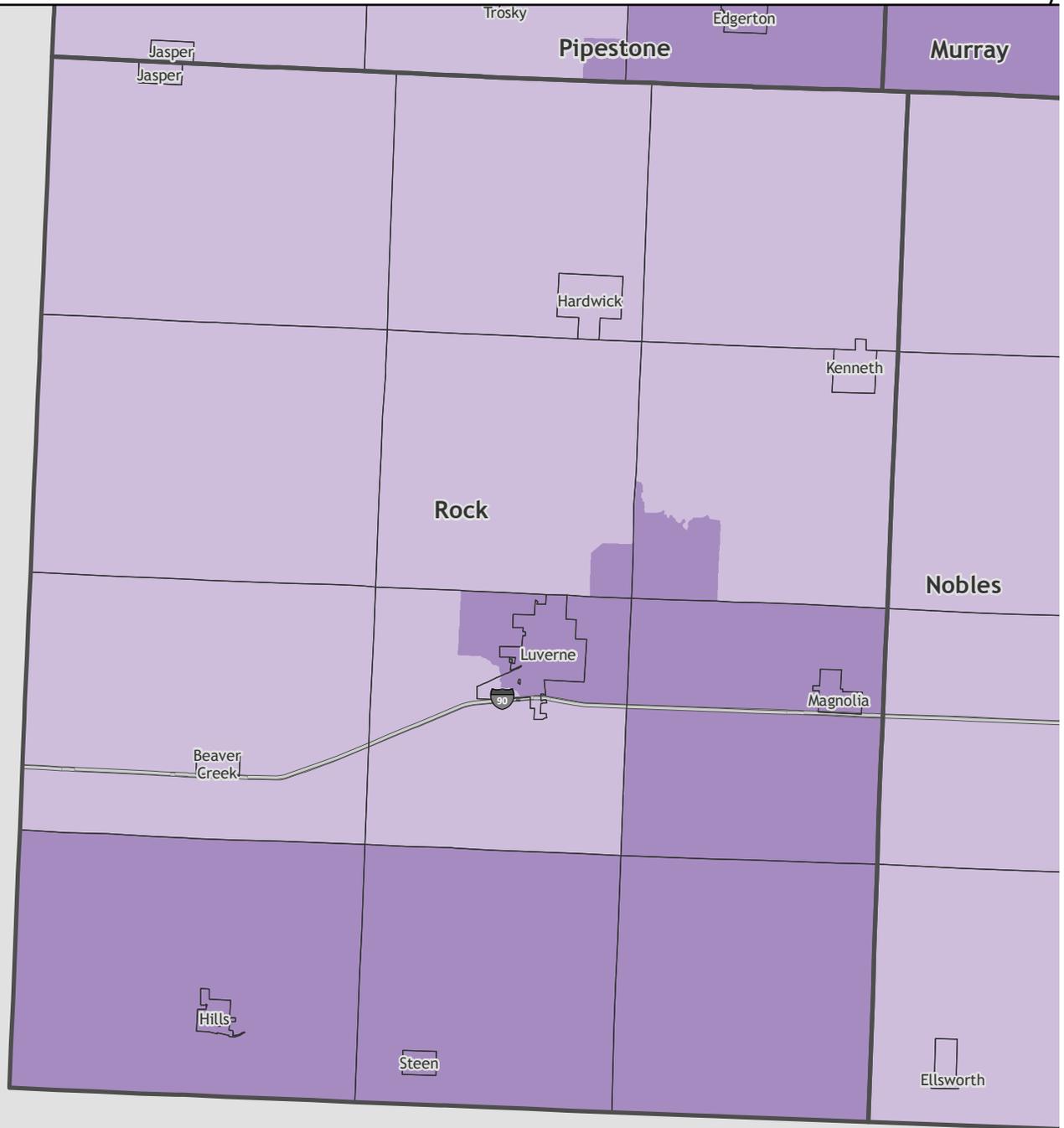


2.5 Miles

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

Rock County

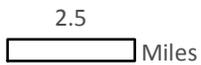
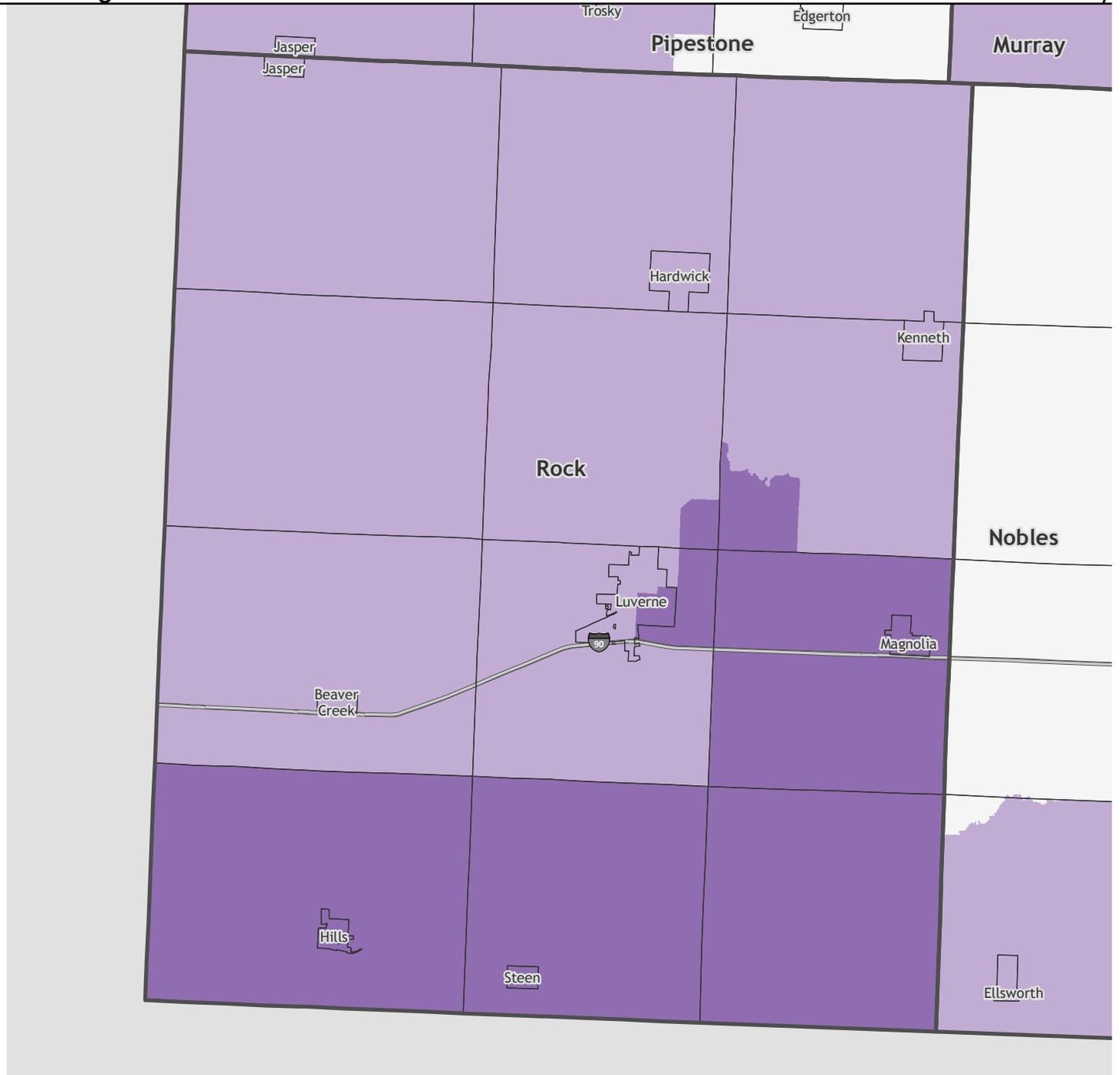
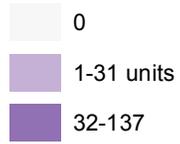
- 5-37
- 38-92



2.5 Miles

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

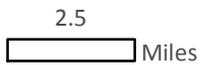
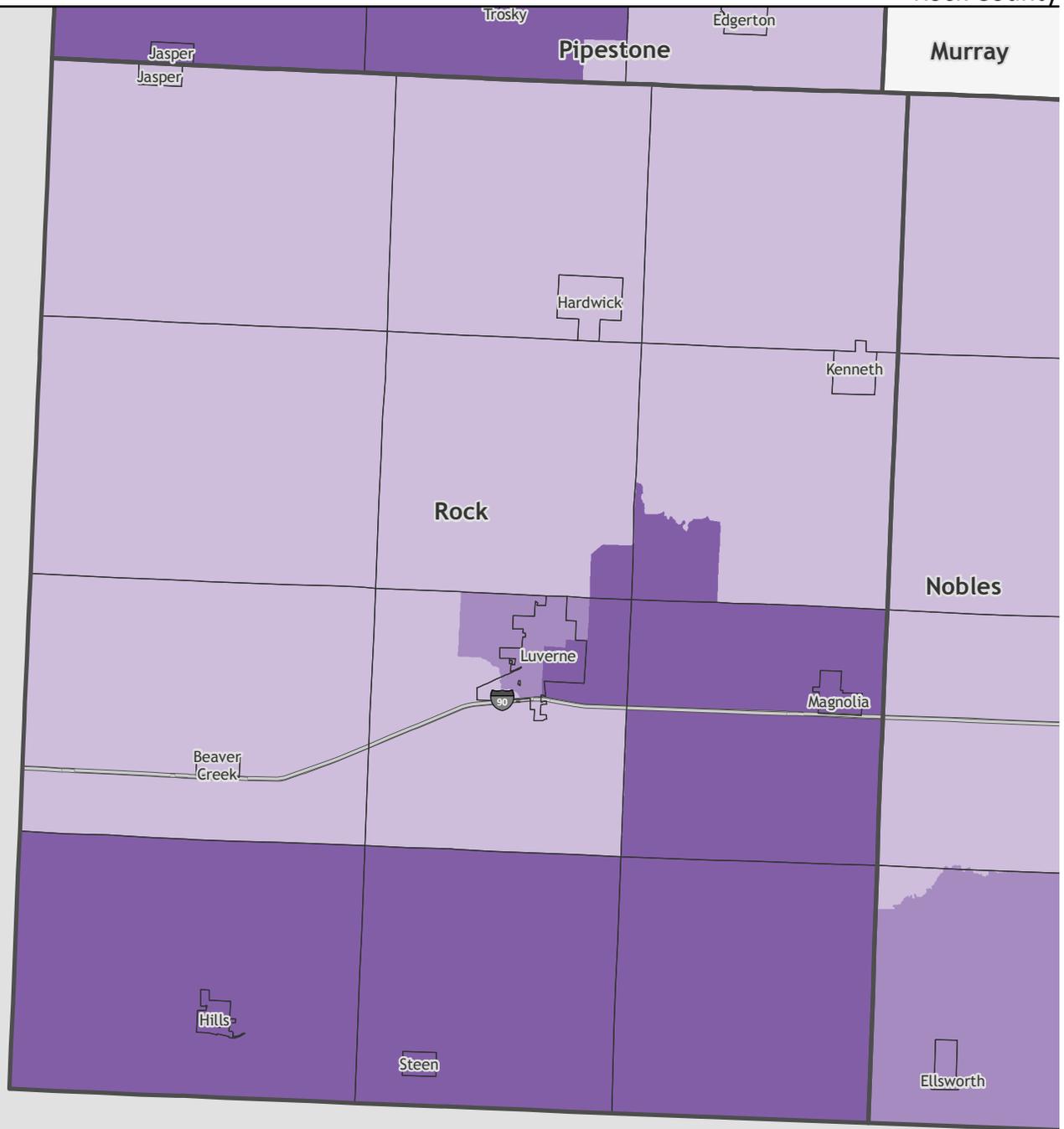
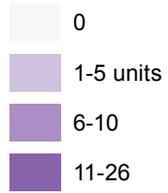
Rock County



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

# 17a) Total Rental Units - 0 Bedroom

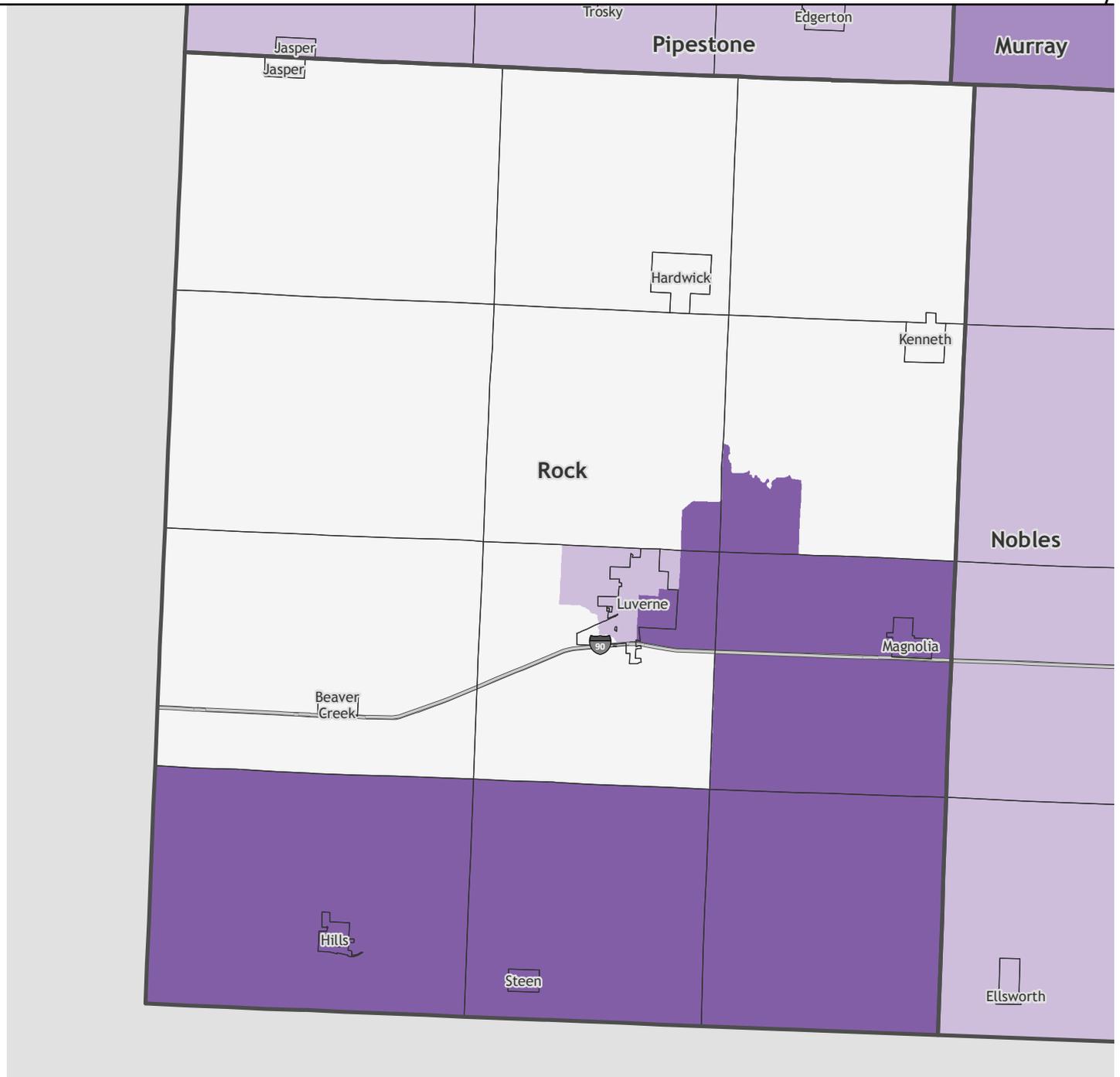
Rock County



17b) Total Rental Units - 1 Bedroom

Rock County

- 0-14 units
- 15-53
- 54-117
- 118-238

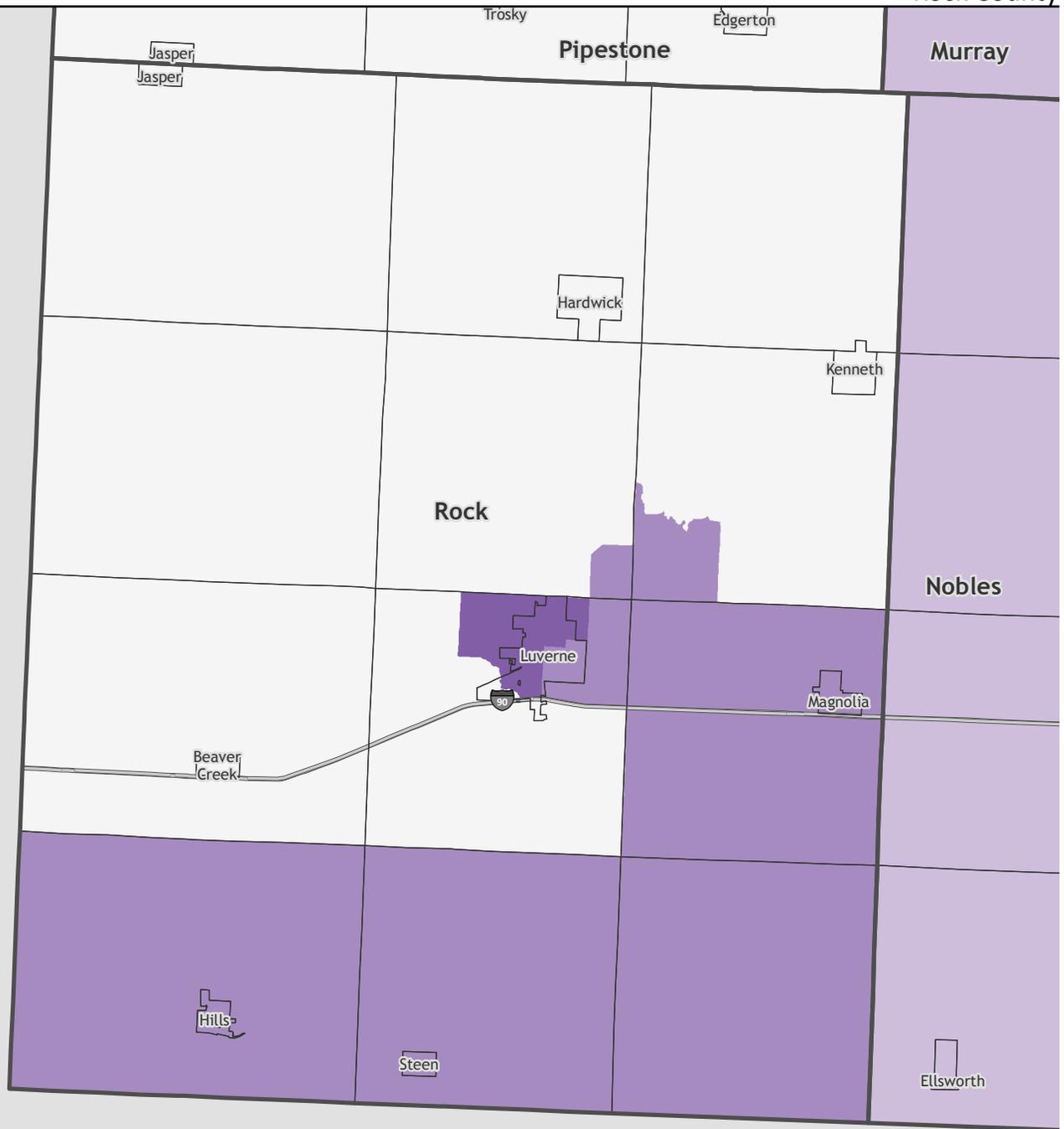


2.5 Miles

# 17c) Total Rental Units - 2 Bedroom

Rock County

- 0-38units
- 39-82
- 83-148
- 149-260

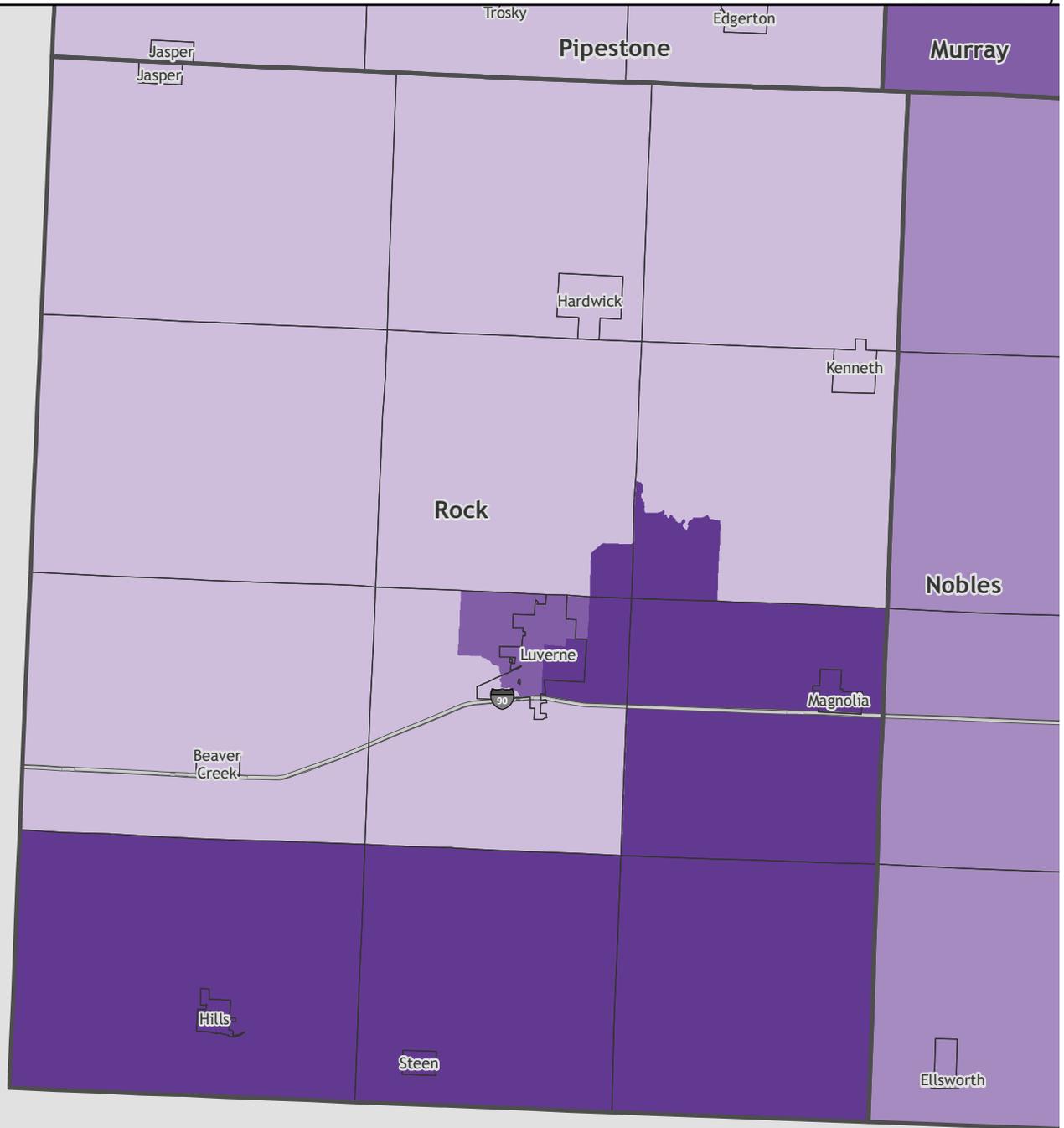


2.5 Miles

17d) Total Rental Units - 3+ Bedroom

Rock County

- 44-72
- 73-99
- 100-144
- 145-1,240

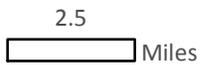
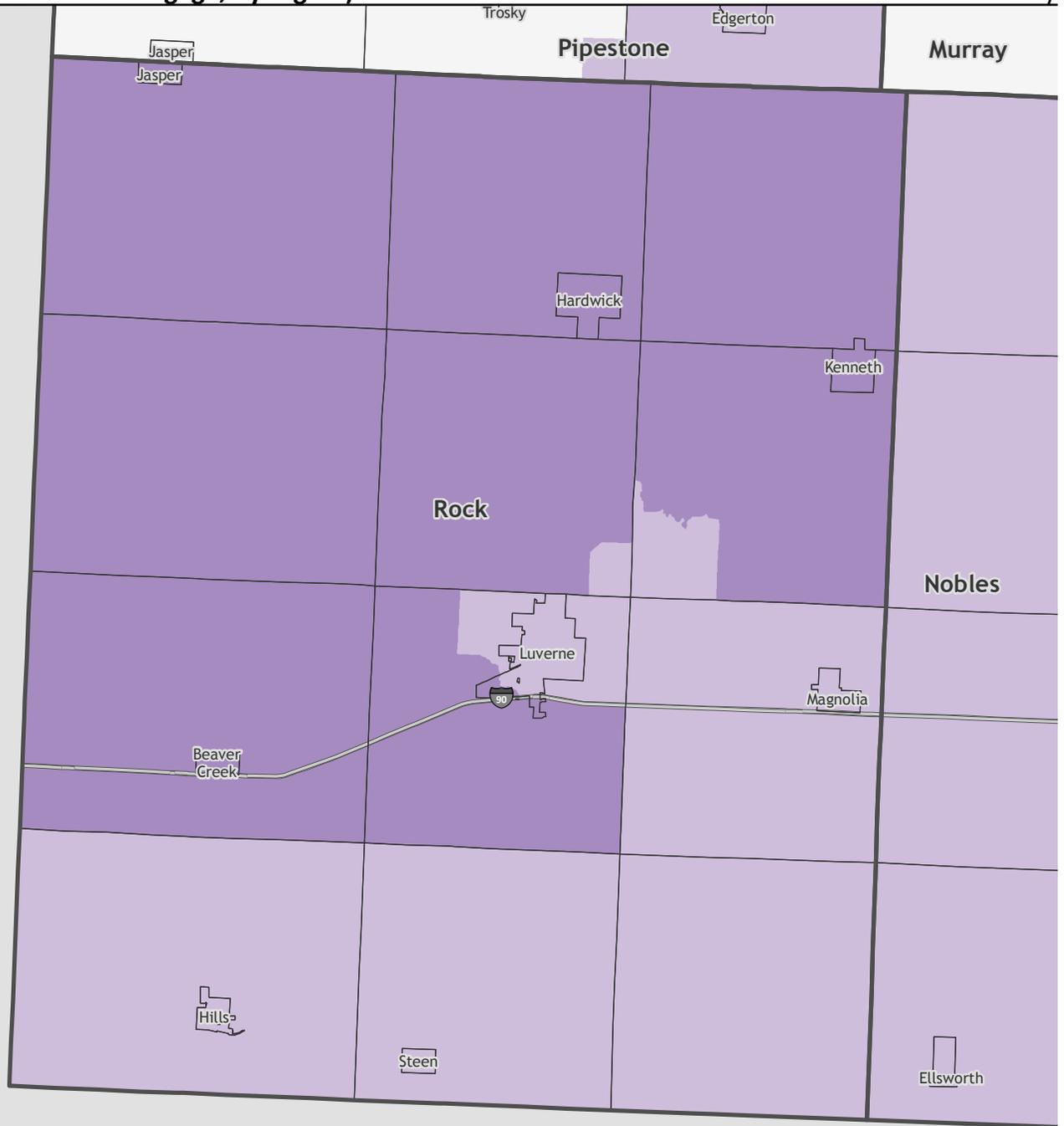


2.5 Miles

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

Rock County

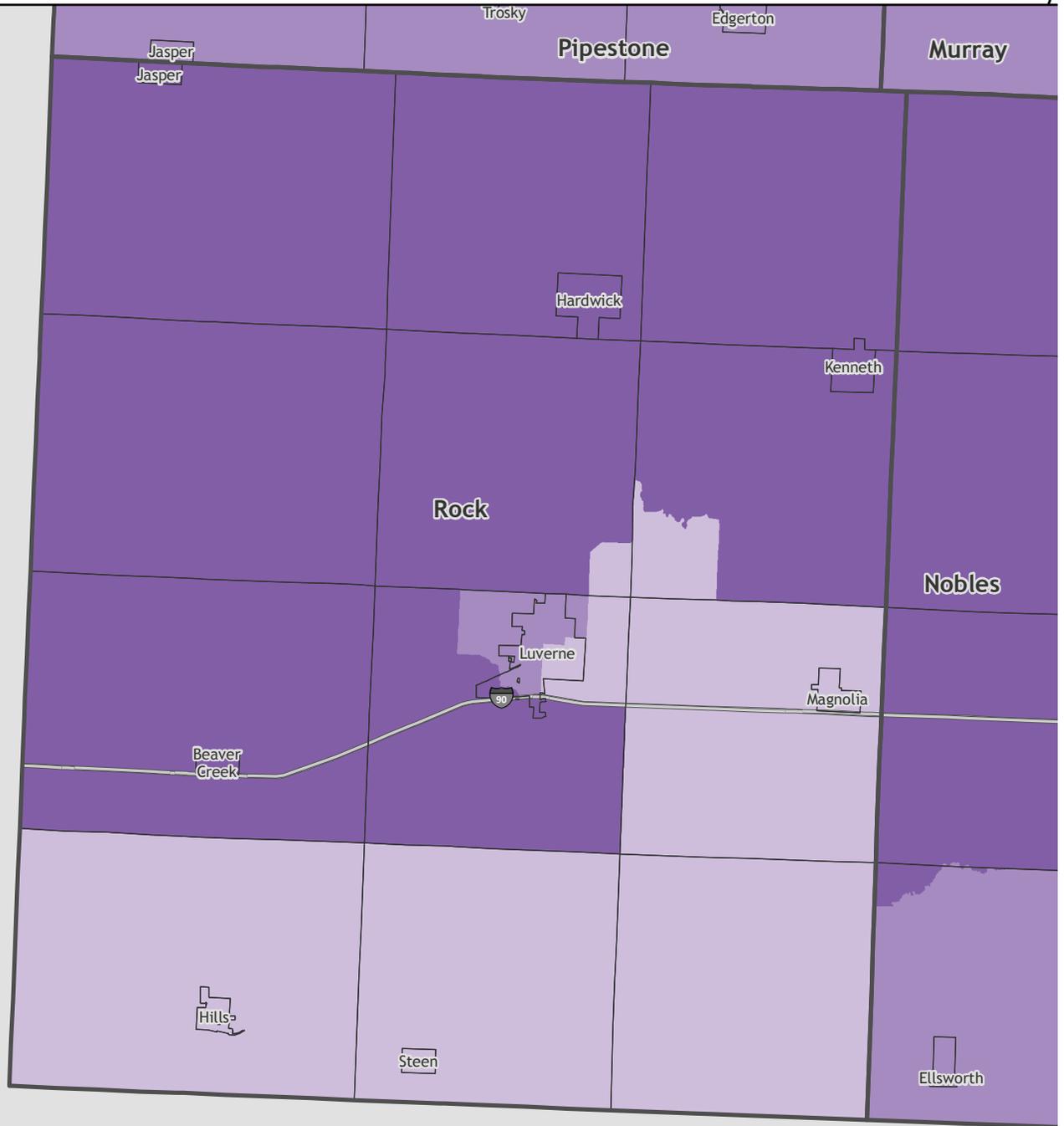
**Greater Minnesota**



# 19) Homeownership Rate

Rock County

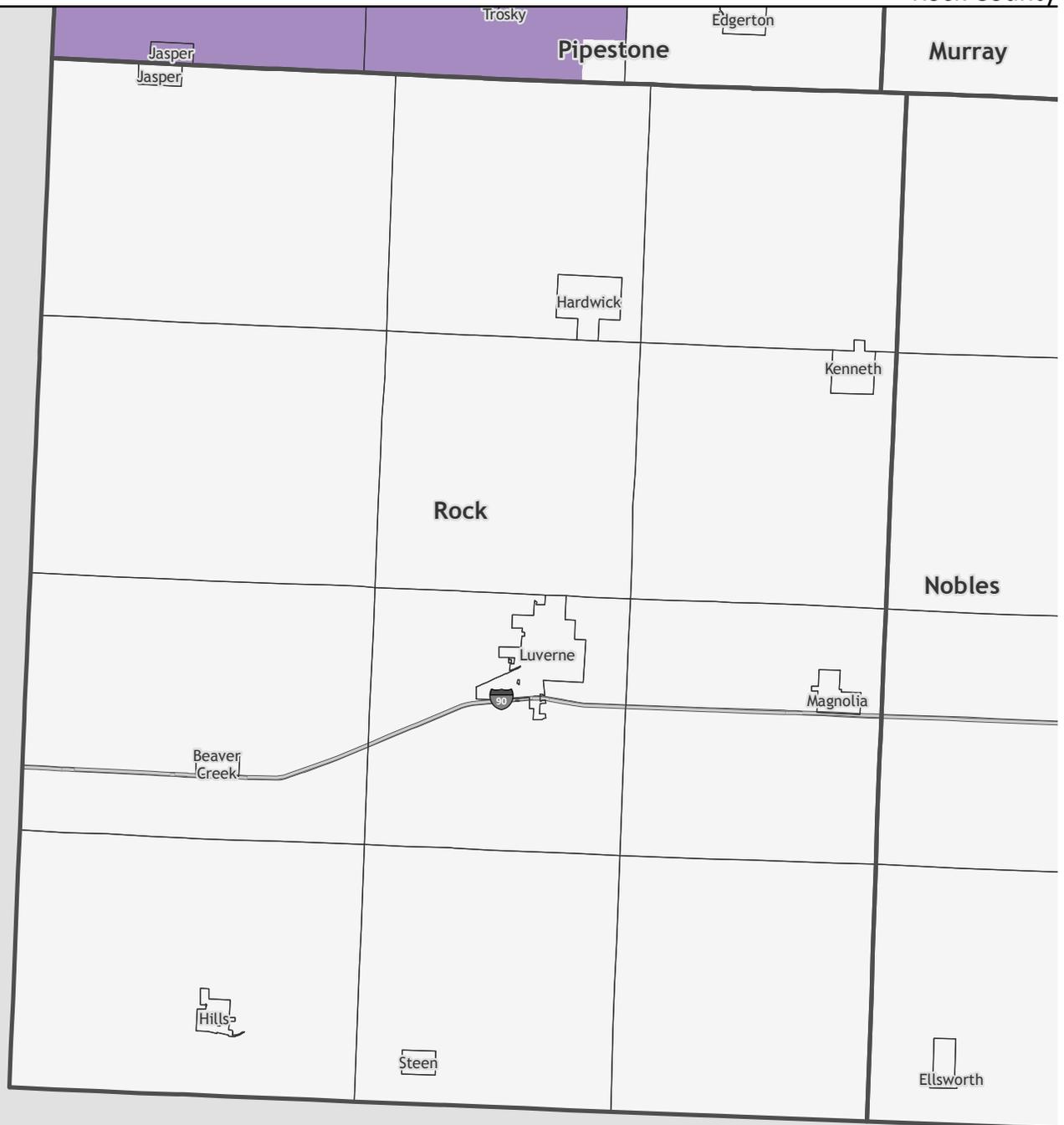
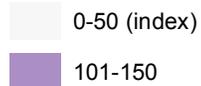
- 57.6-72.9%
- 73.0-82.6%
- 82.7-89.3%



2.5 Miles

## 20) Foreclosure Index

Rock 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.

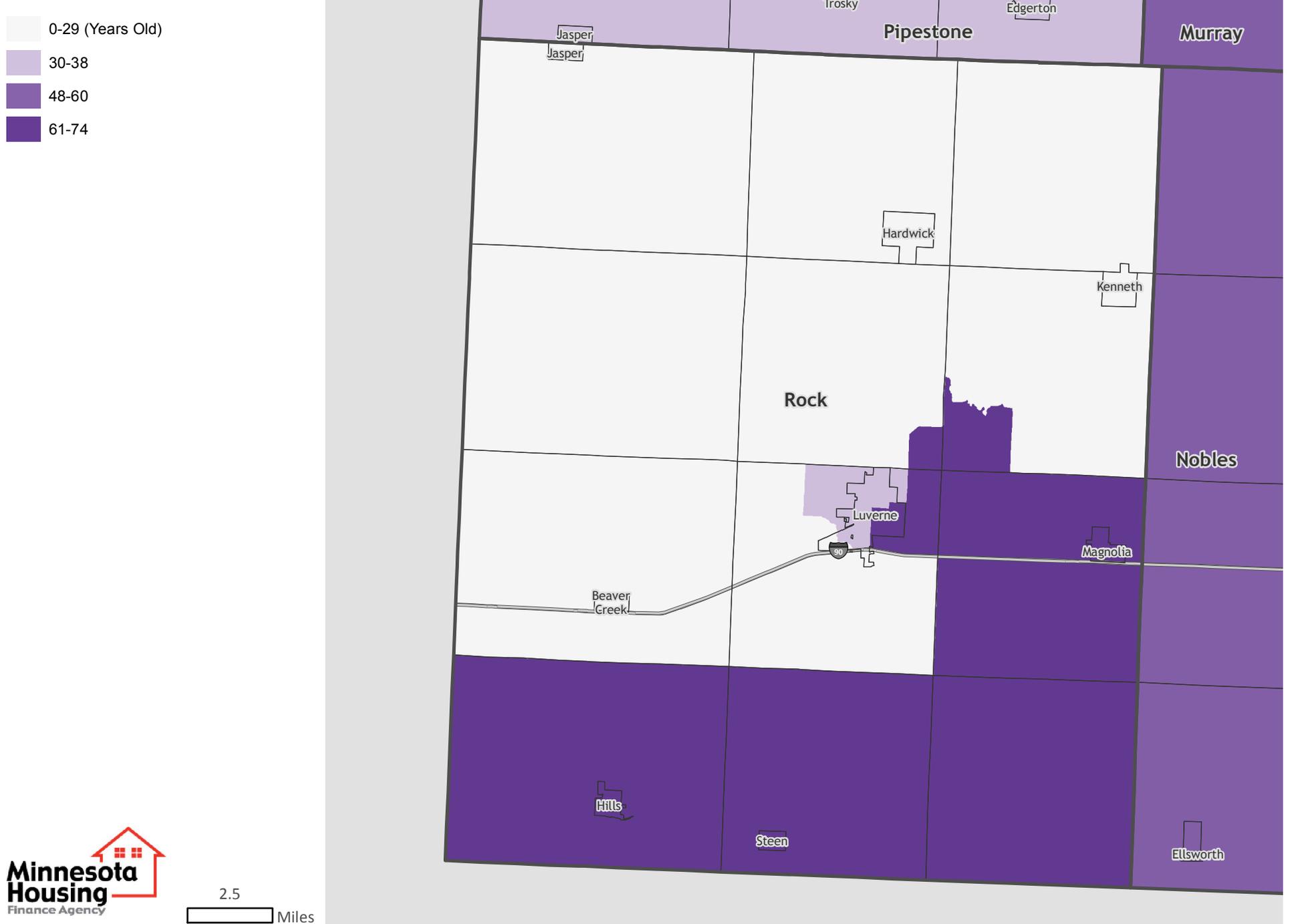
Each tract is divided by the regional rate to compute the index. In the Metro, the comparison is of state rates. In Greater Minnesota, the comparison is to Greater MN communities.



2.5  
Miles

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

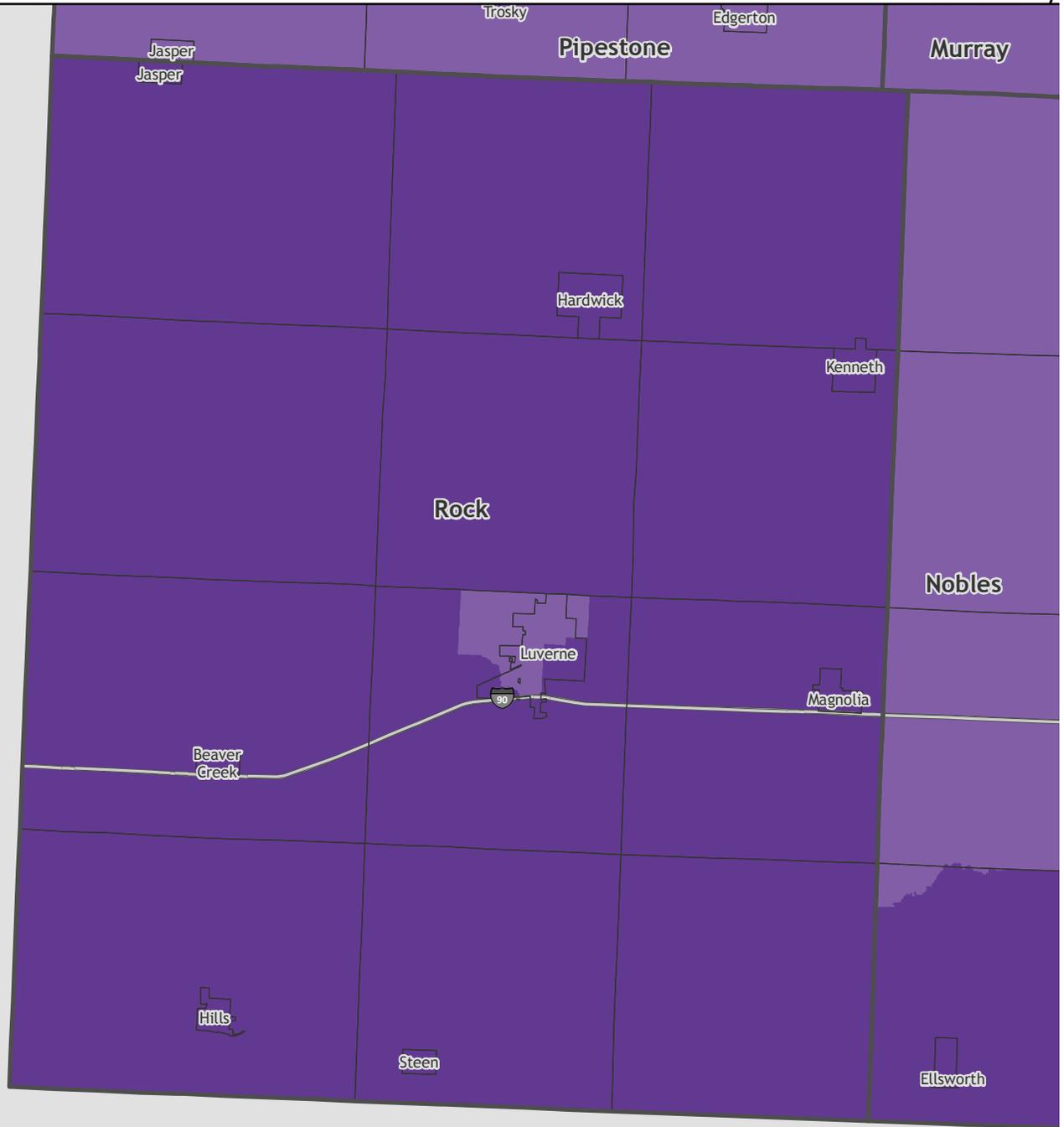
Rock County



22a) Percentage of Owned Units Built Before 1950

Rock County

- 28.3-48.8%
- 48.9-100%

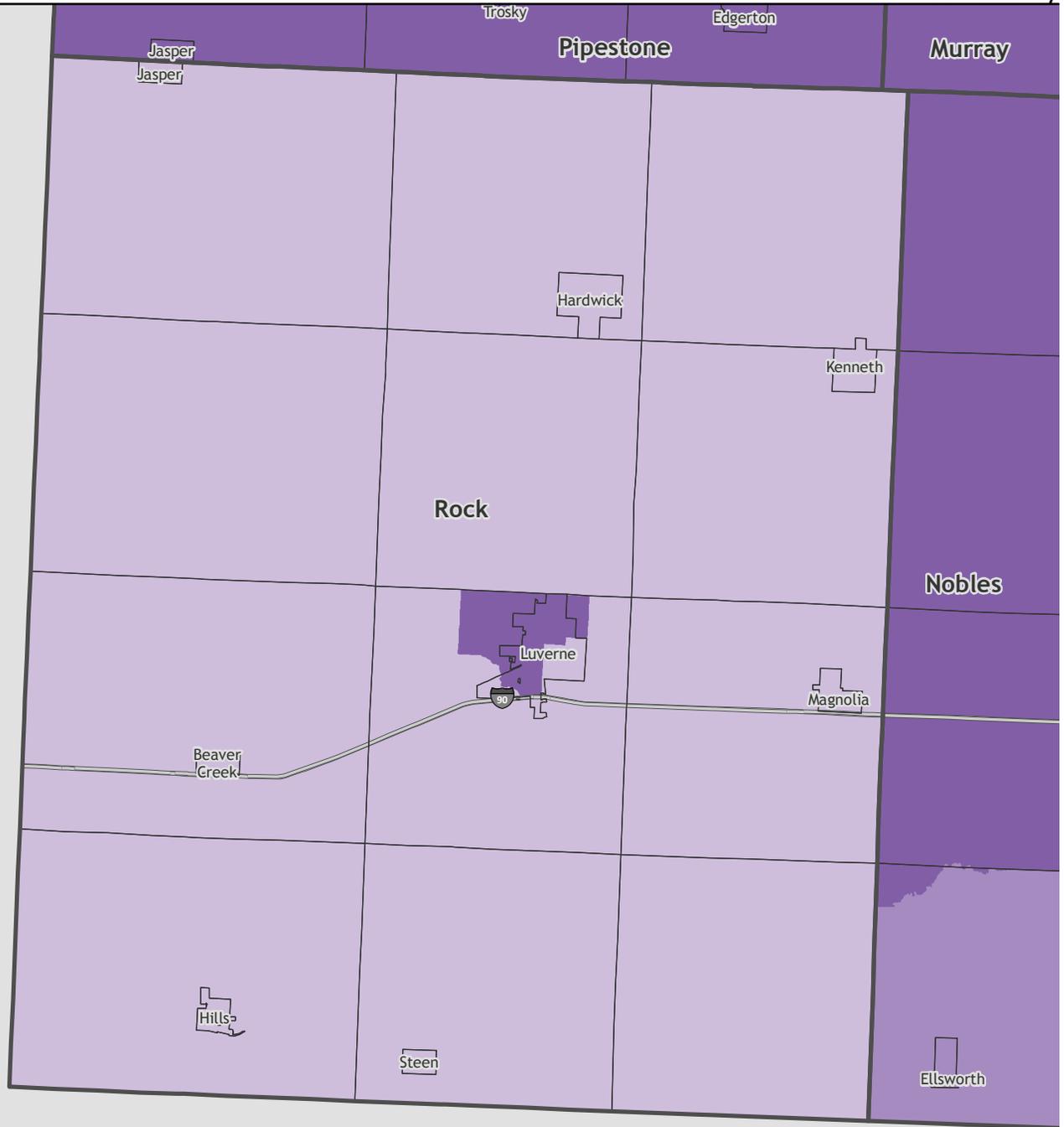


2.5 Miles

22b) Percentage of Owned Units Built 1950-1979

Rock County

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

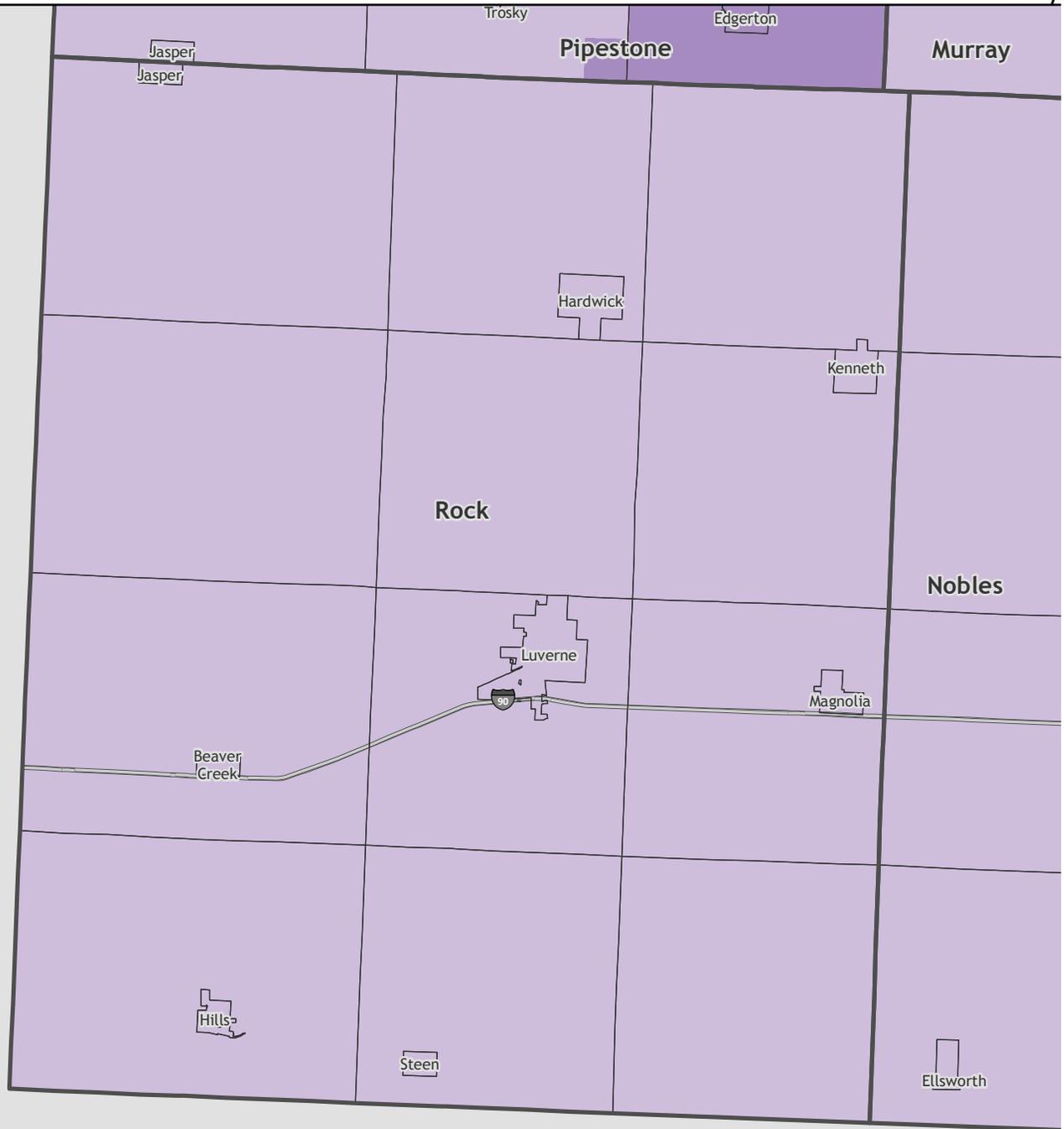


2.5 Miles

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

Rock County

- 11.2-23.8%
- 23.9-41.6%

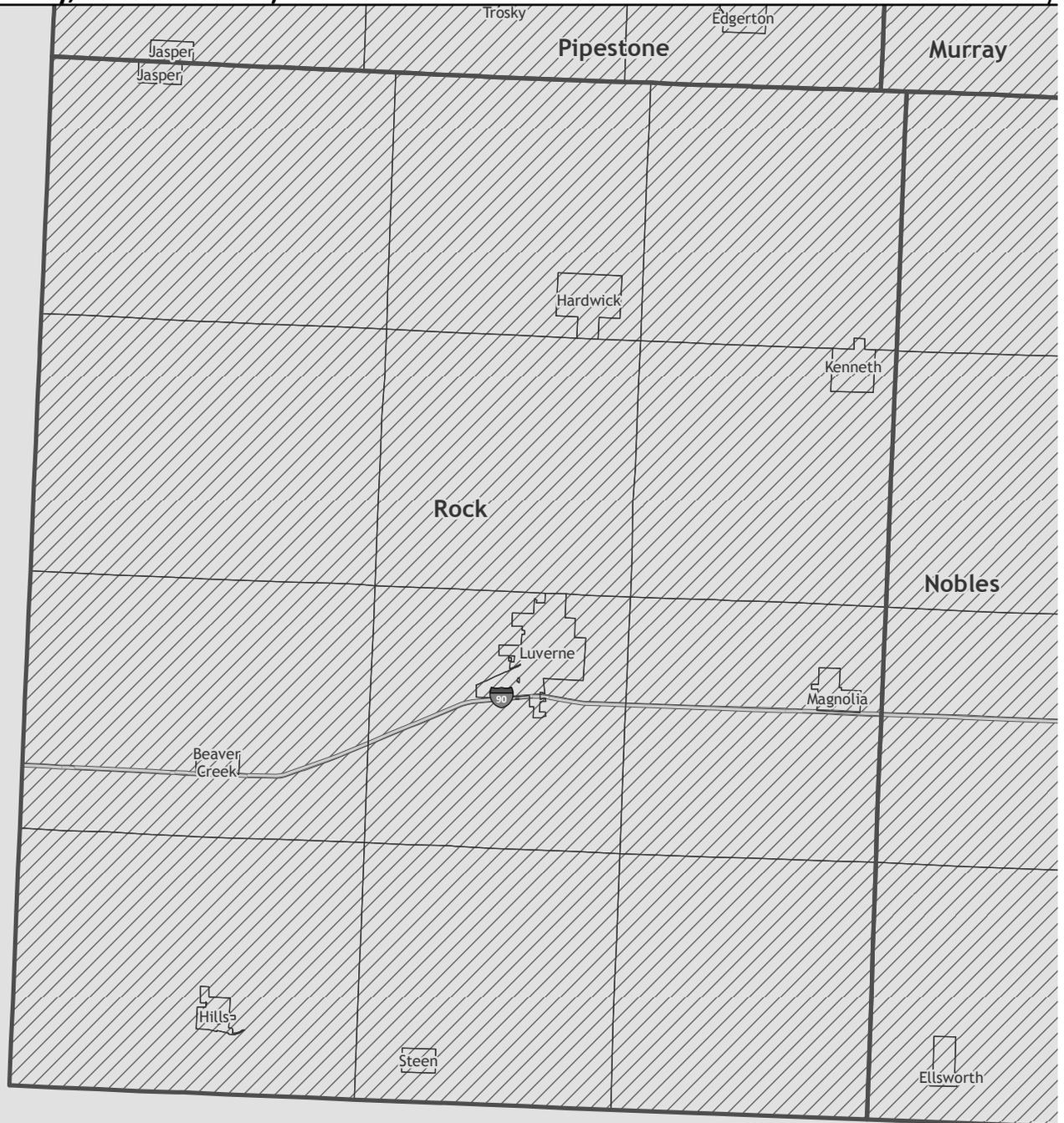


2.5 Miles

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

Rock County

/// Insufficient Data



Includes all transactions.

Excludes zip codes with fewer than 10 sales.

Data allocated to tracts from zip code data.

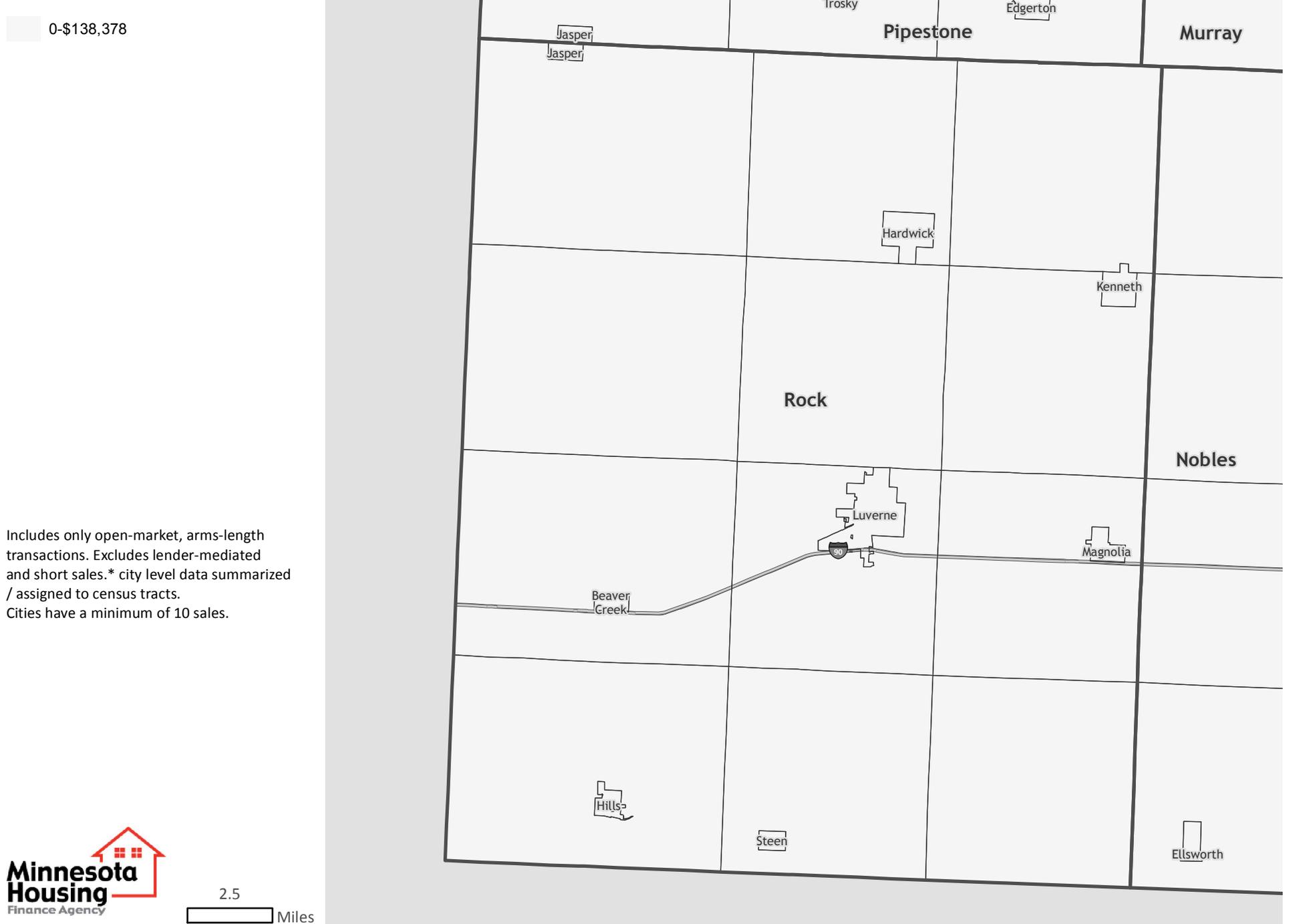
Data available only for Twin Cities Metro.



2.5  
Miles

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

Rock 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.

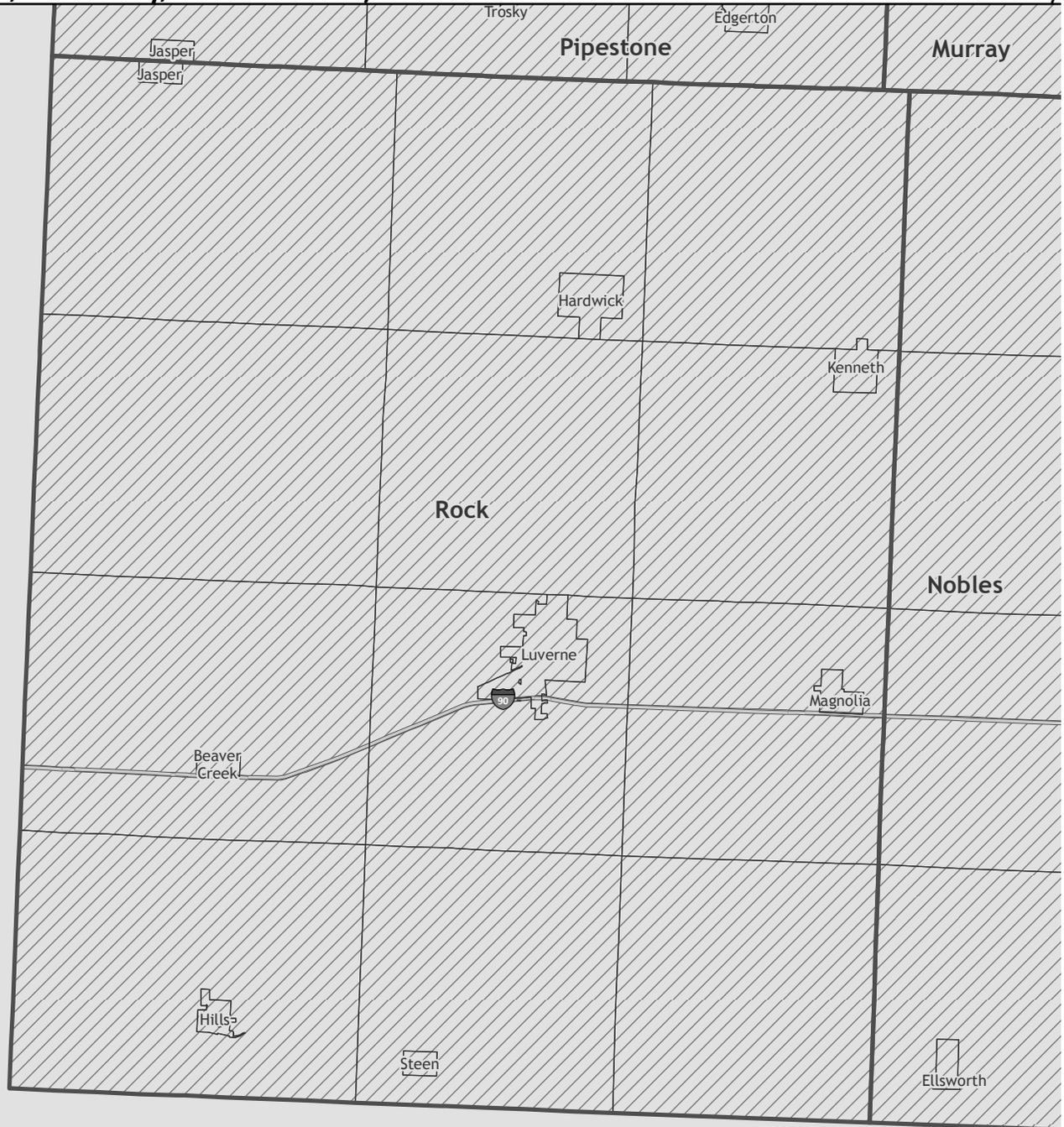


2.5 Miles

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

Rock 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.

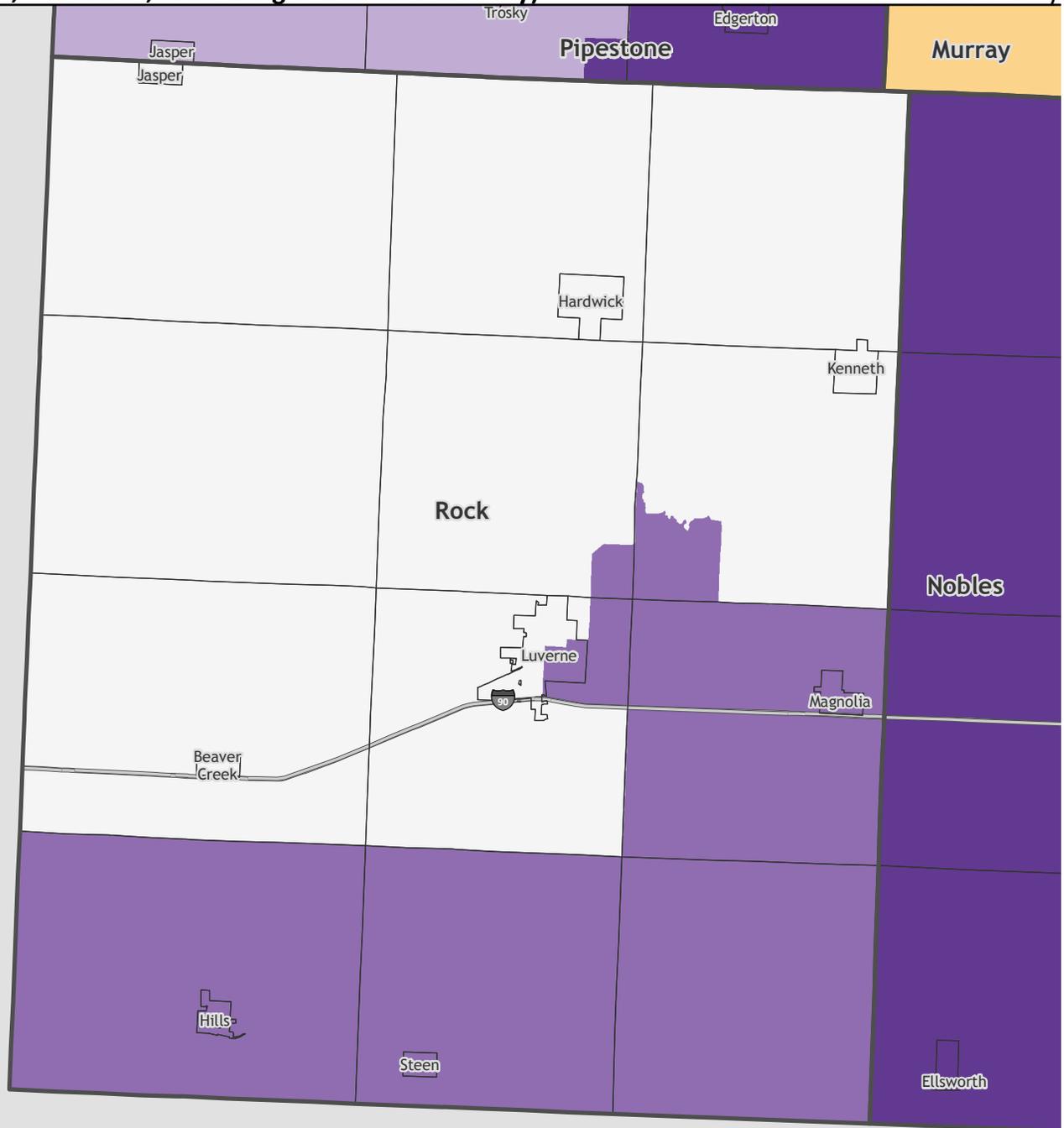


2.5 Miles

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

Rock County

- Decrease
- 0-4.2% Gain
- 4.3-6.0% 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.

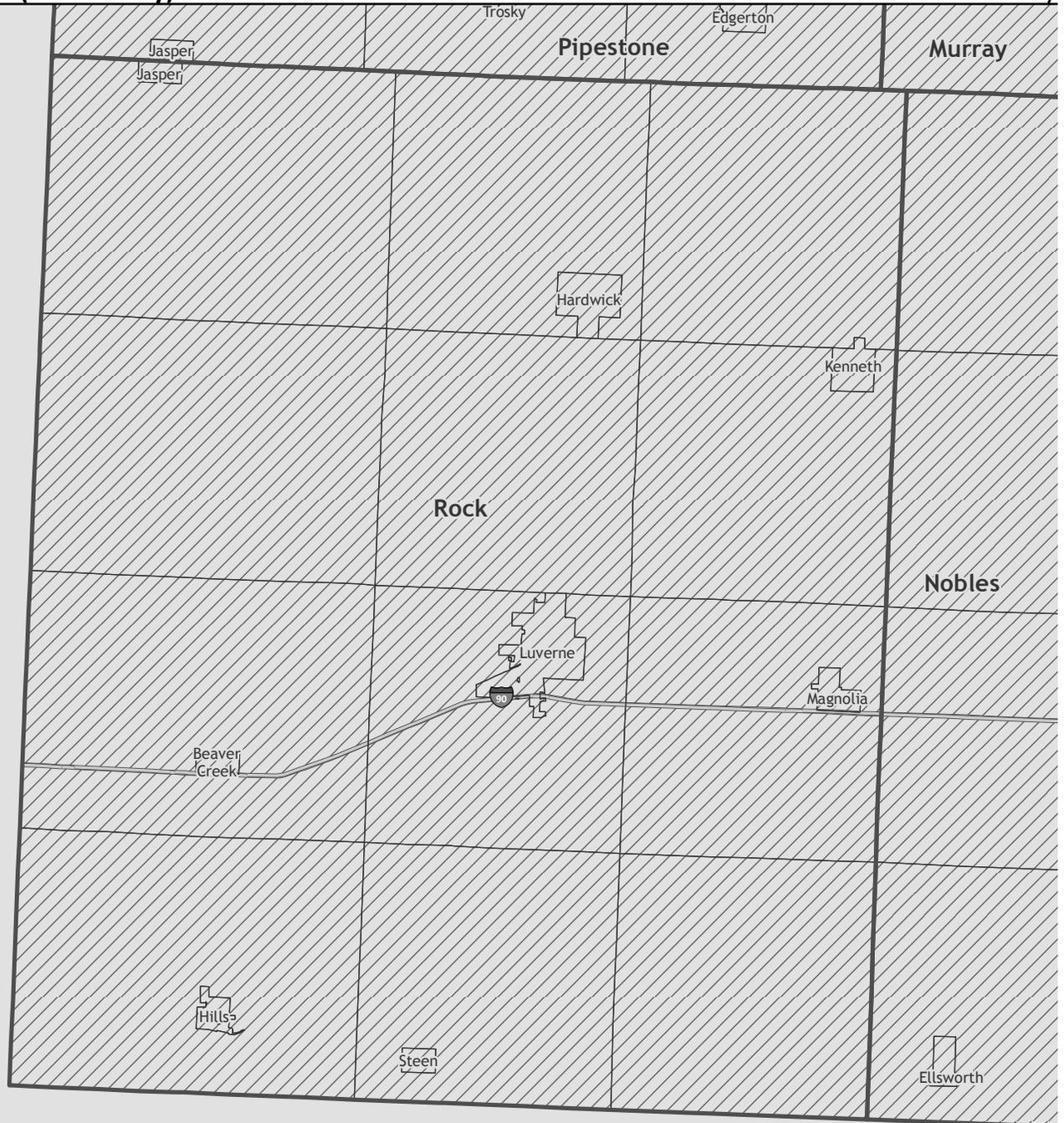


2.5 Miles

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

Rock County

/// Insufficient Data



For 4th Quarter 2014

Data allocated to tracts from zip code data.

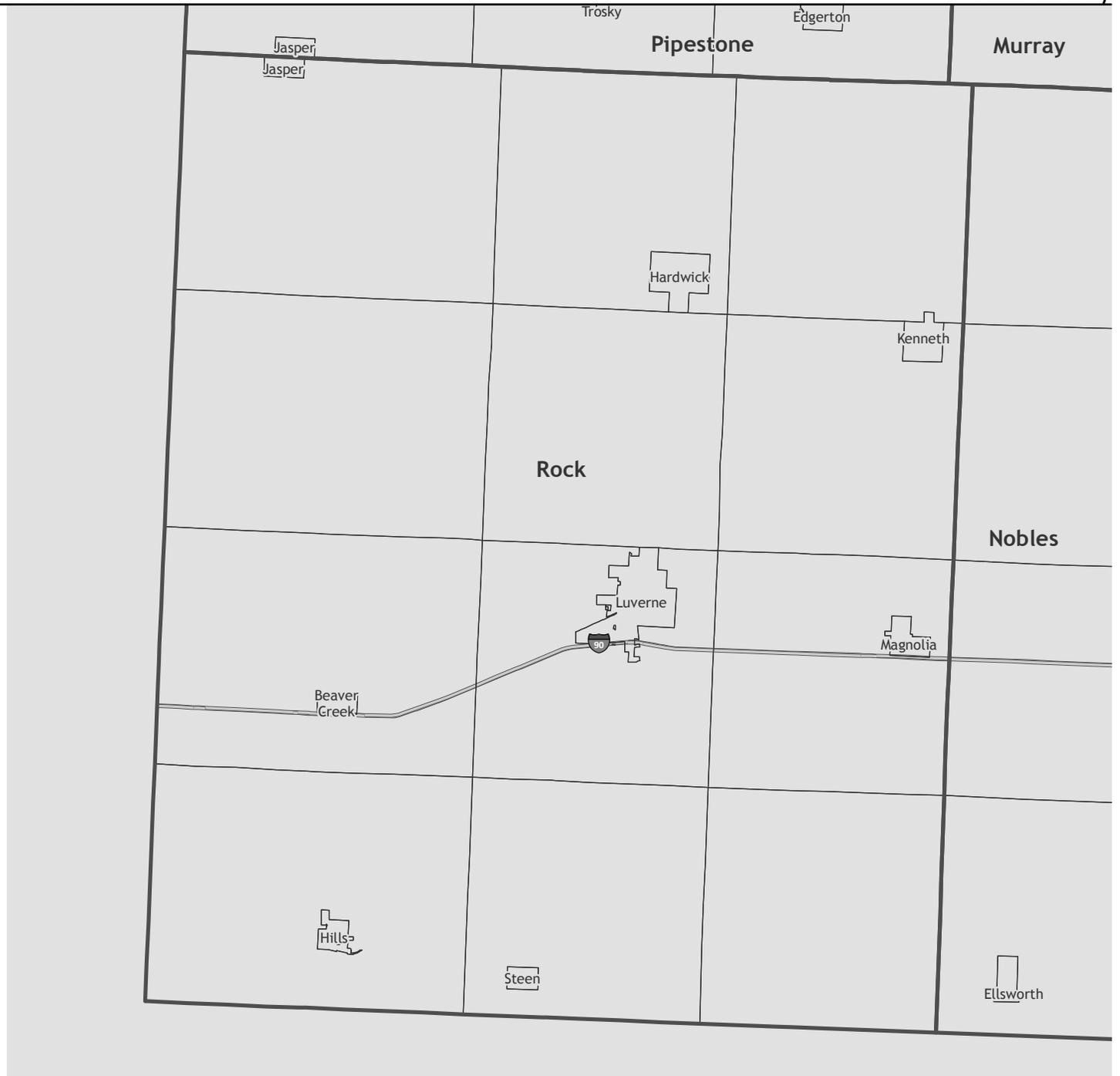
Data available only for Twin Cities Metro.



2.5 Miles

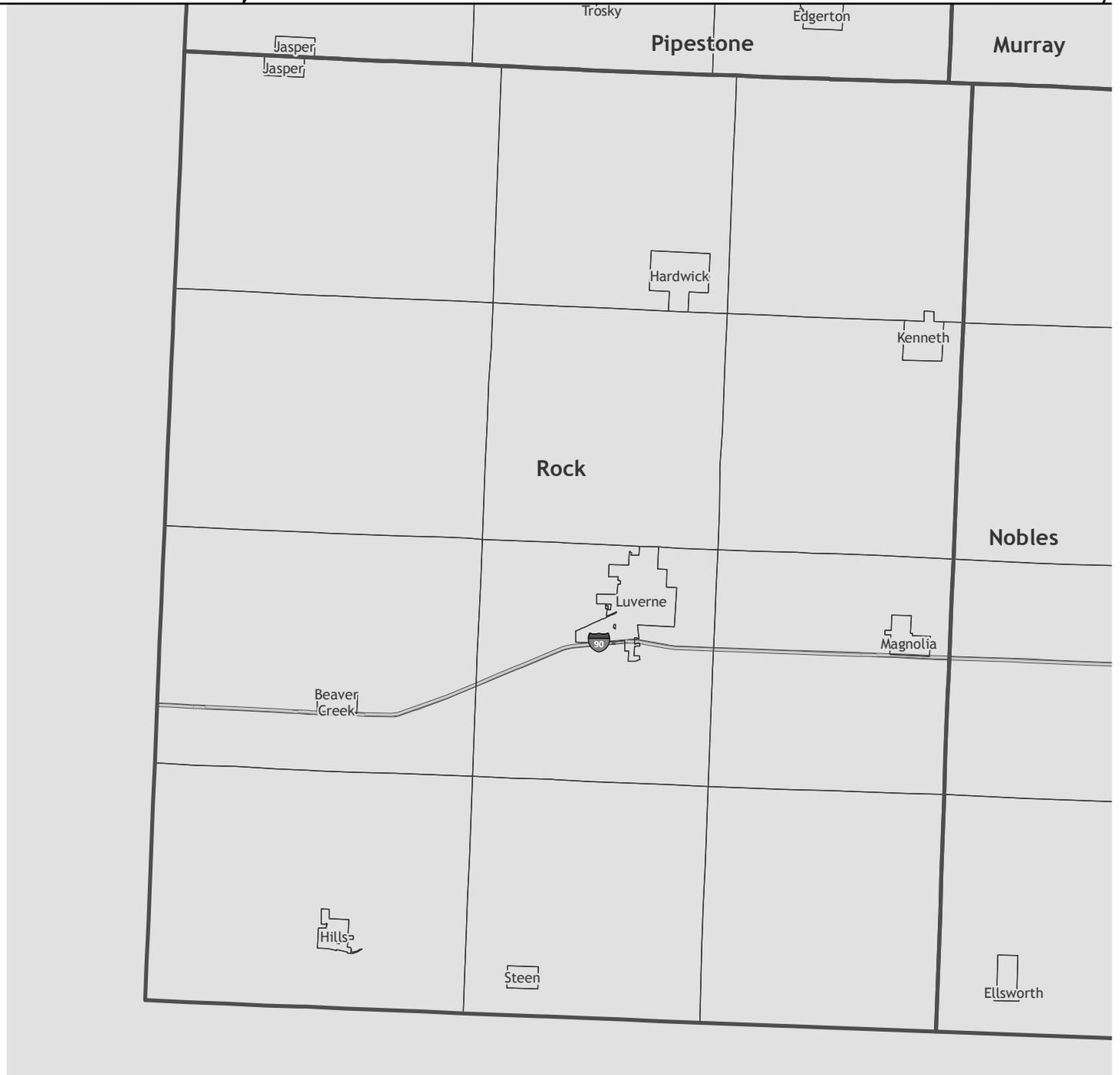
## 26) Economic Integration Priority Tracts

Rock County



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

Rock County



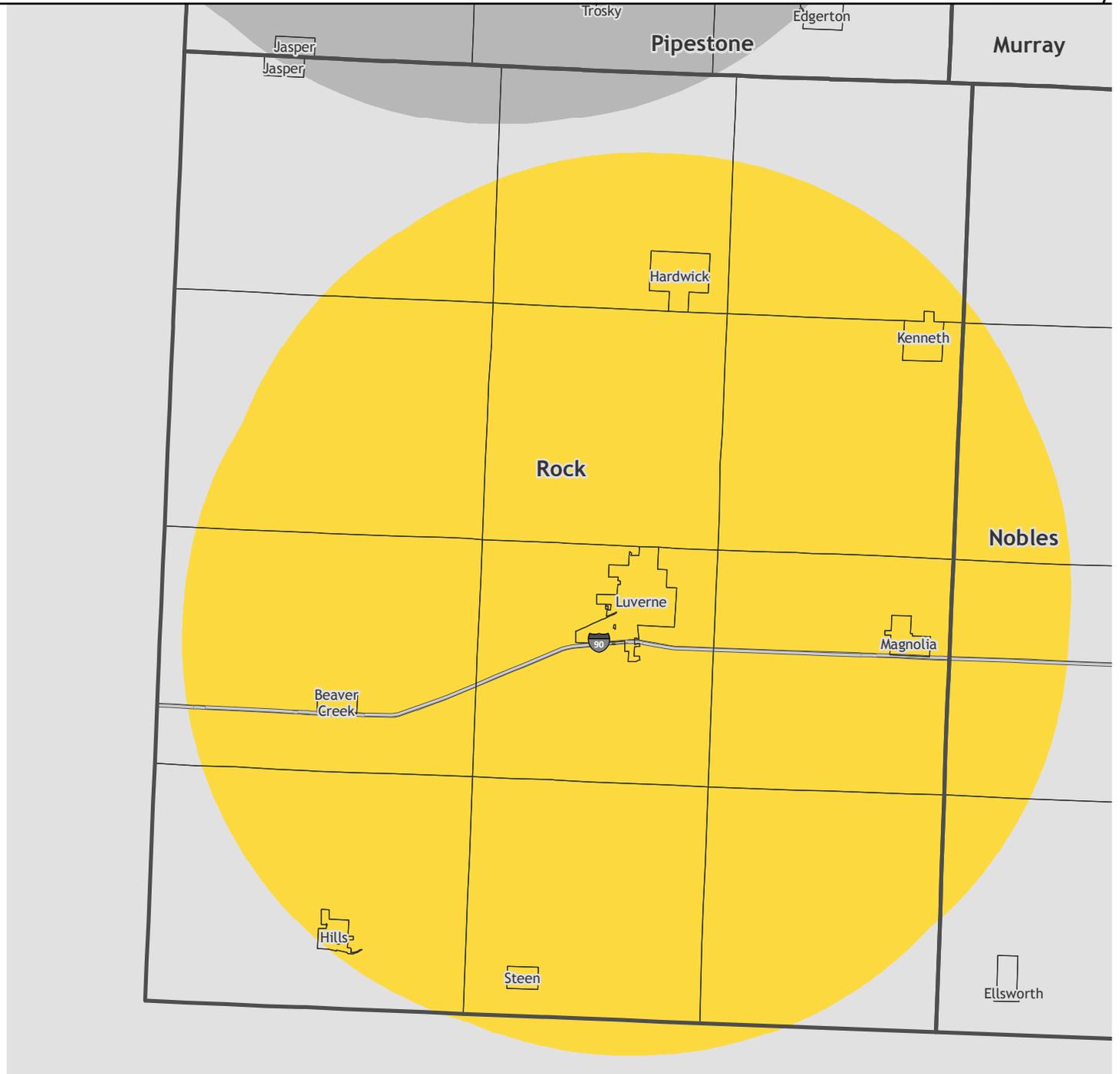
2.5  
Miles

## 28) Workforce Housing Areas

Rock County

### Type

-  Job Growth Community
-  Long Commute Community

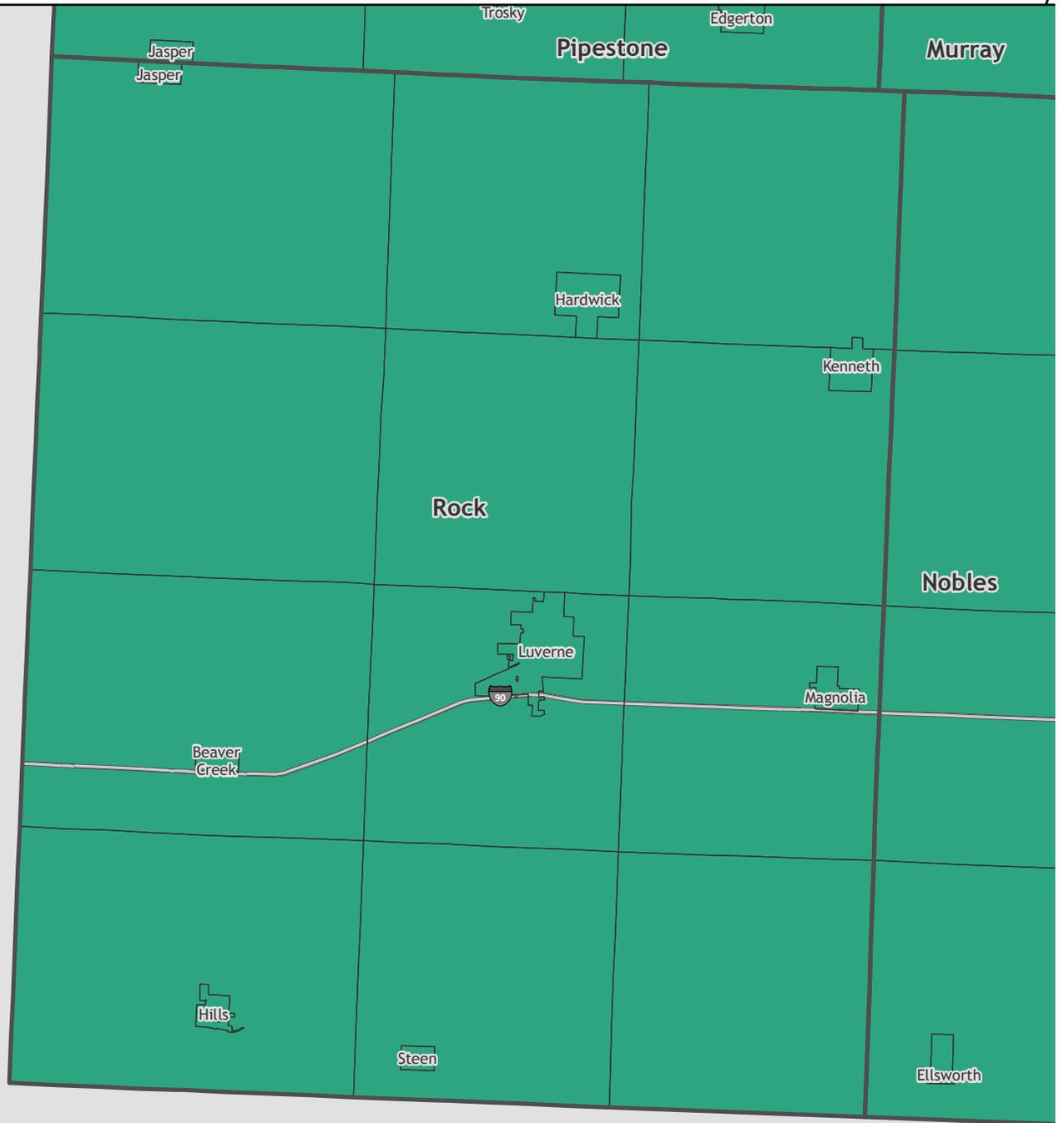


## 29) Rural Designation

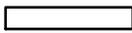
Rock County

### Type

 Rural Area

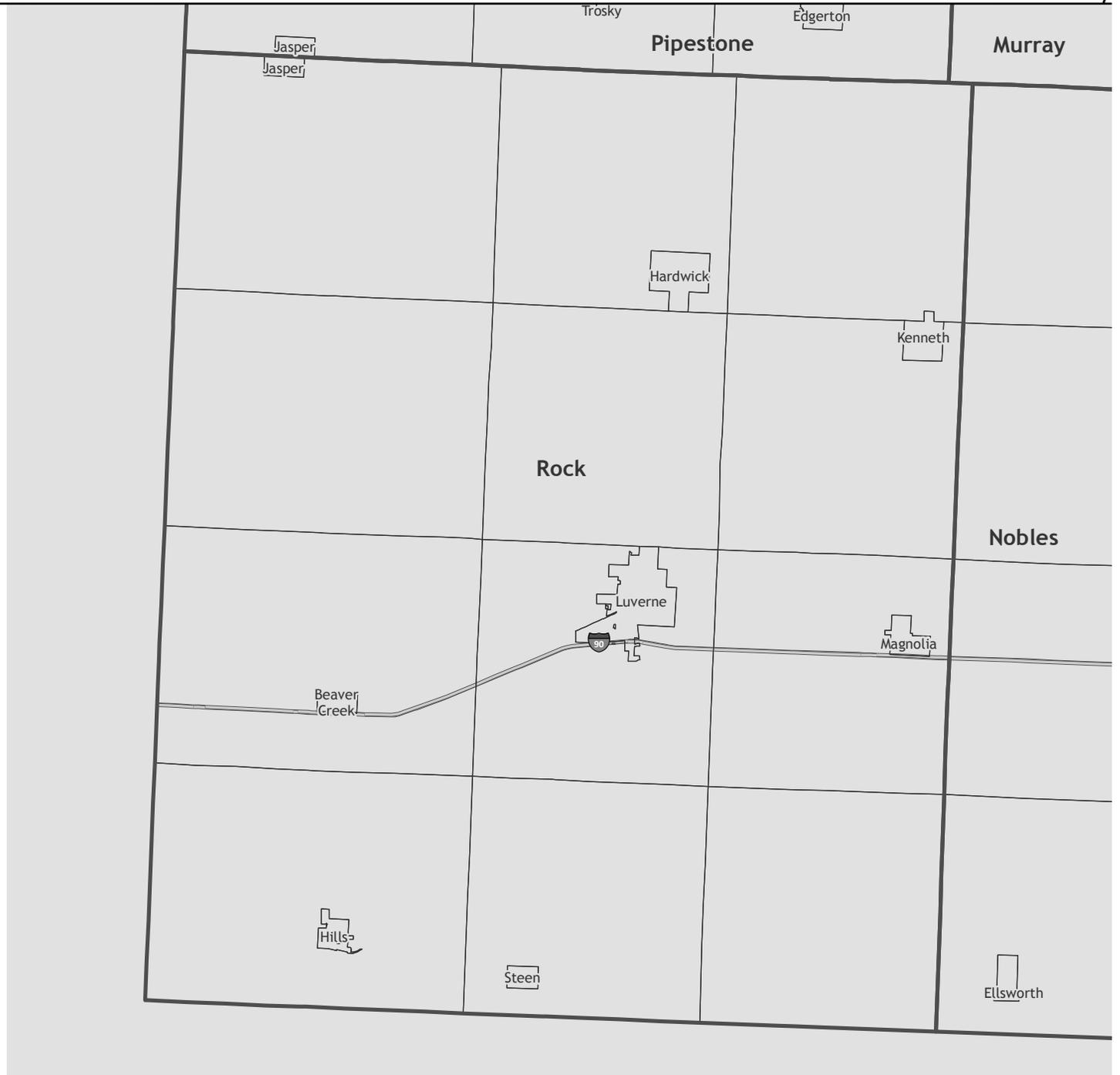


2.5

 Miles

30) Qualified Census Tracts and Reservation Areas

Rock County



2.5  
Miles

### 31) Preservation Geographic Priority Areas

Rock County

Type

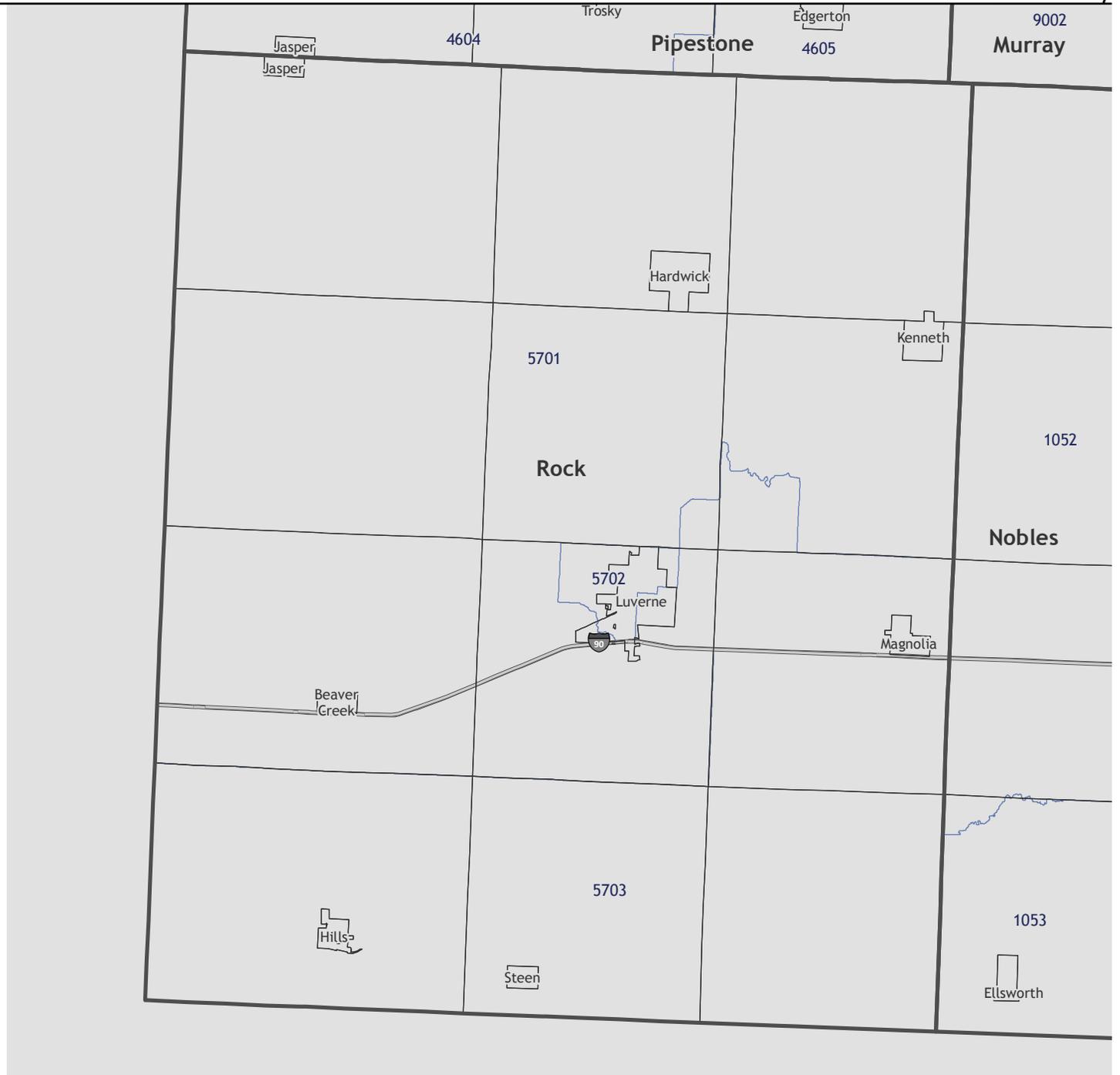
■ Preservation



### 32) Census Tract Boundaries

Rock County

2010 Tracts



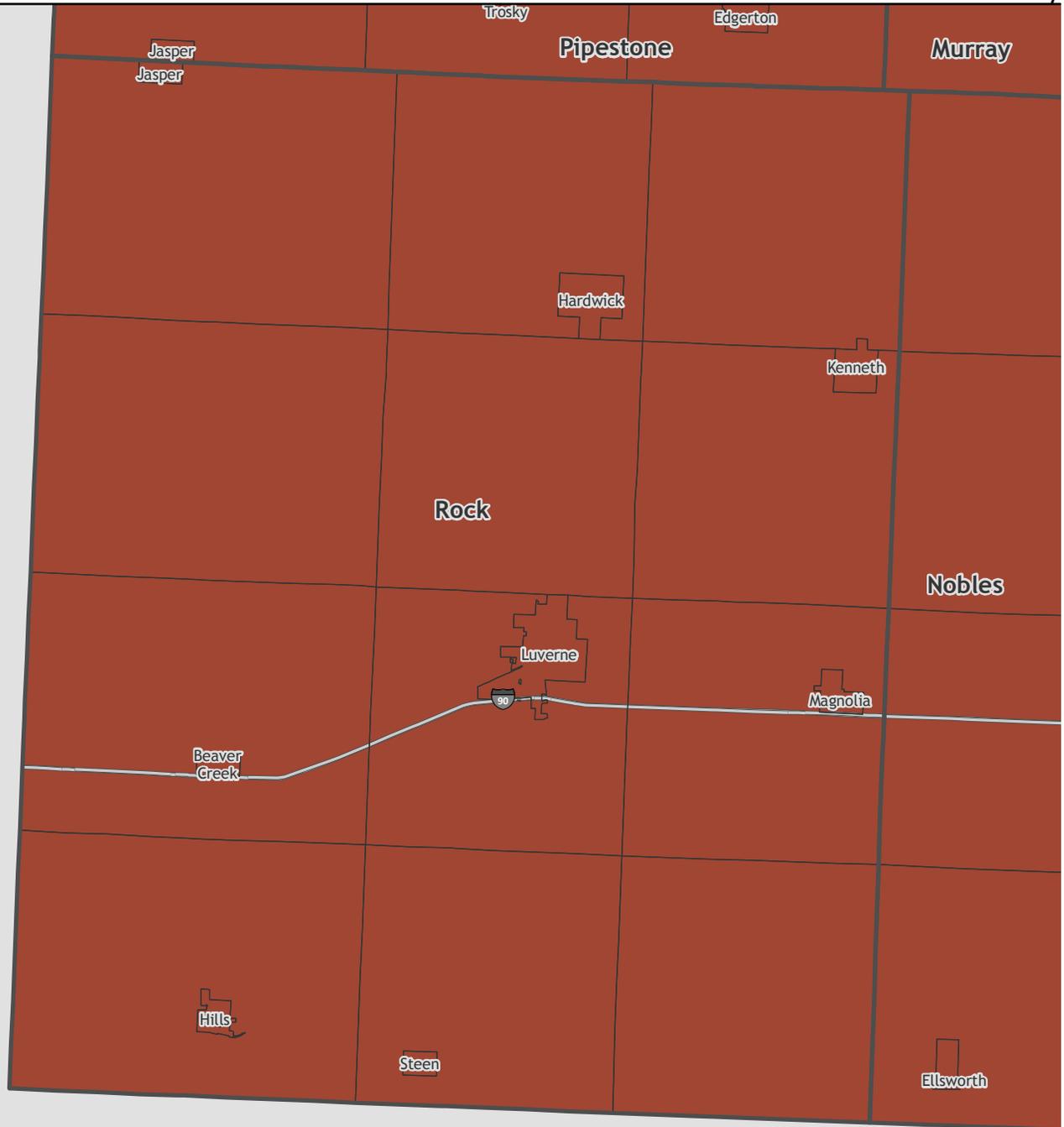
2.5 Miles

Source: US Census Tiger 2010.

### 33) Regional Areas of Analysis

Rock County

 Greater Minnesota



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