



Community Profiles Map Series for Waseca County

Maps for HTC 2017, RFP 2016

Community Profiles –Maps for HTC 2017 and RFP 2016

CENSUS TRACT MAP SERIES – TABLE OF CONTENTS

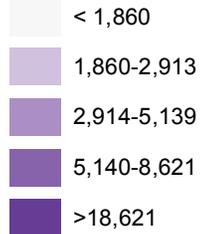
Economy and Workforce Indicators	2
1. Total Jobs	2
2. Median Distance to Work	3
3. Unemployment Rate (12/2013).....	4
Household Demographics Indicators	5
4. Population Age.....	5
5. Percentage of Population from Communities of Color.....	9
6. Households And Change in Households (2000-2012).....	10
7. 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
Rental Housing Market Indicators	20
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
Homeowner Housing Market Indicators	34
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
MN Housing RFP Geographic Priority Areas	46
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
Reference Maps	52
32. Census Tract Boundaries.....	52
33. Regional Areas of Analysis	53

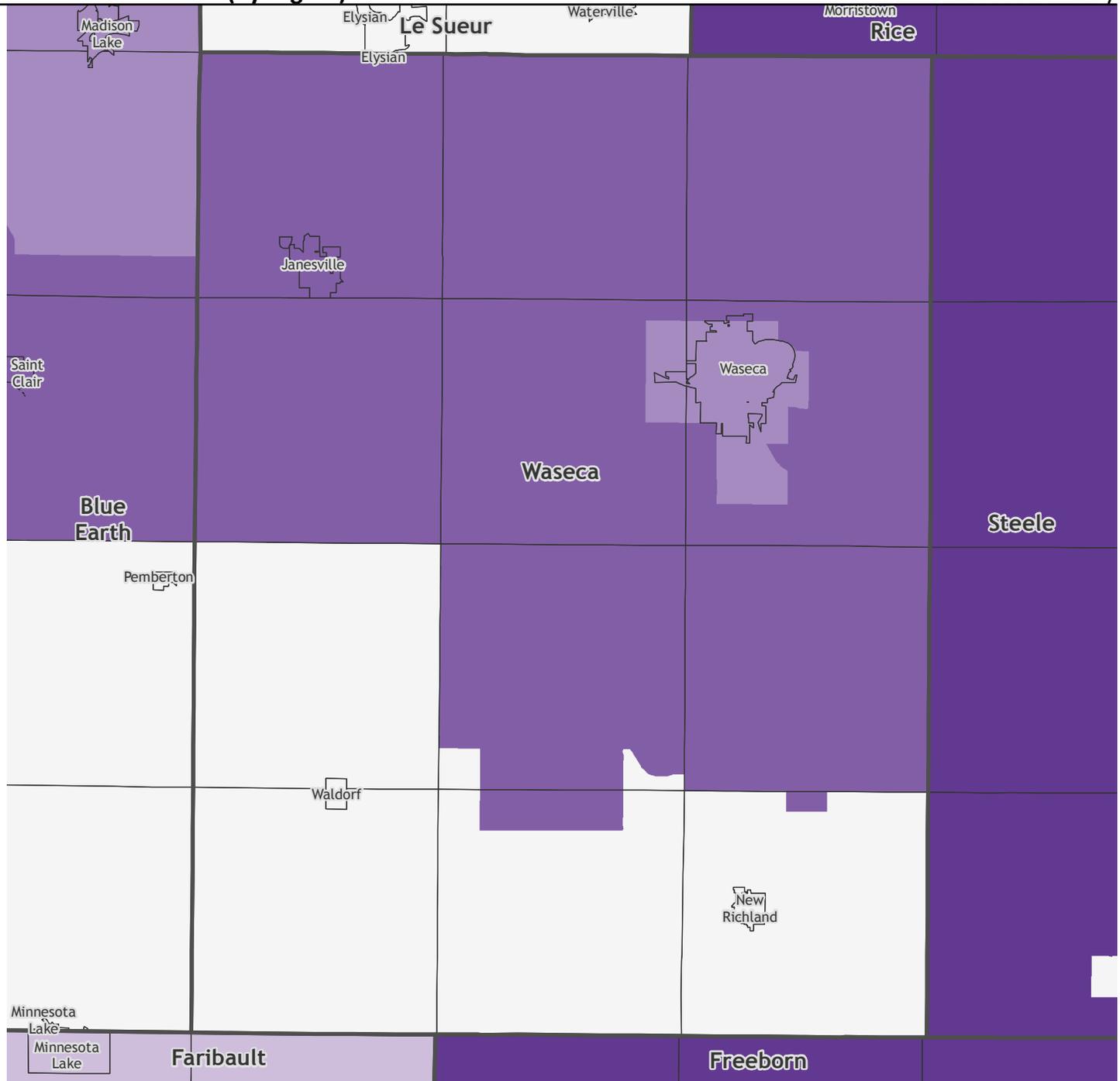
1) Total Low and Moderate Wage Jobs within 5 Miles (by region)

Waseca County

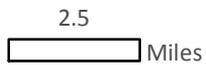
Greater Minnesota



NonTwin Cities MSA

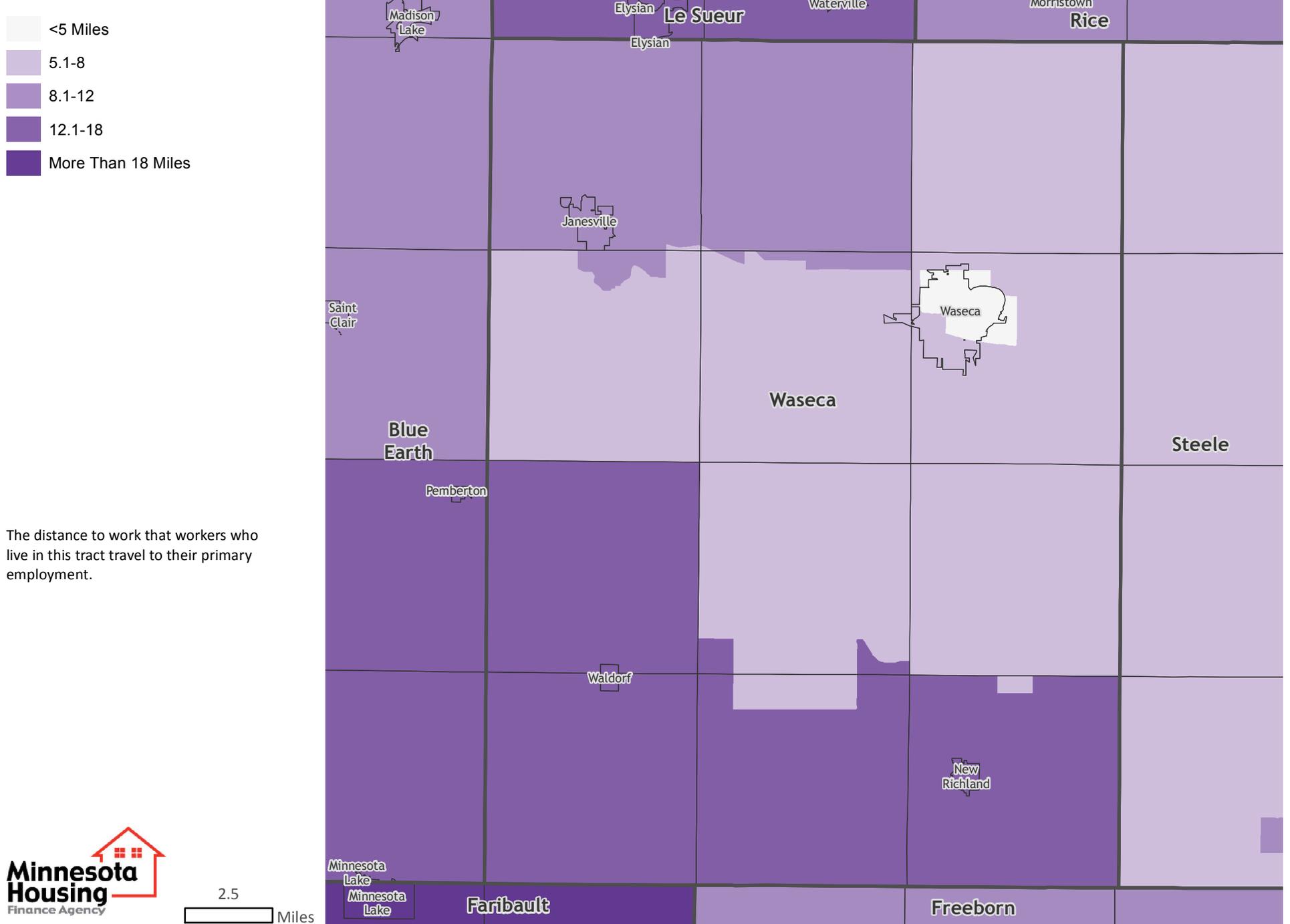


Low and Moderate Wage jobs are defined as those with monthly incomes <\$3,333 (about \$40,000 annually). Jobs are summarized with the census tract and within 5 miles of the census tract boundary.



2) Median Distance to Work (in miles)

Waseca County



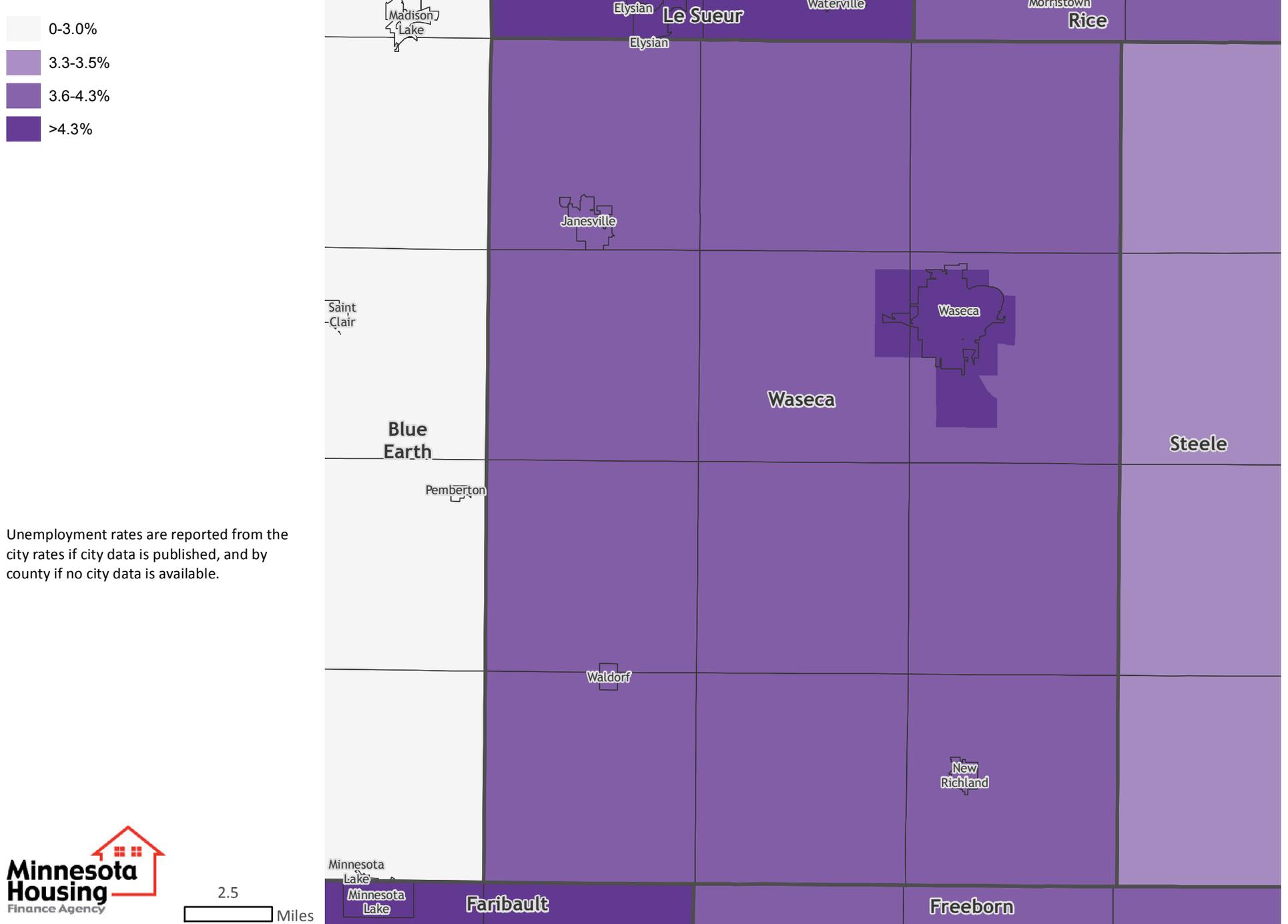
The distance to work that workers who live in this tract travel to their primary employment.



2.5 Miles

3) Unemployment Rate (February 2015)

Waseca County

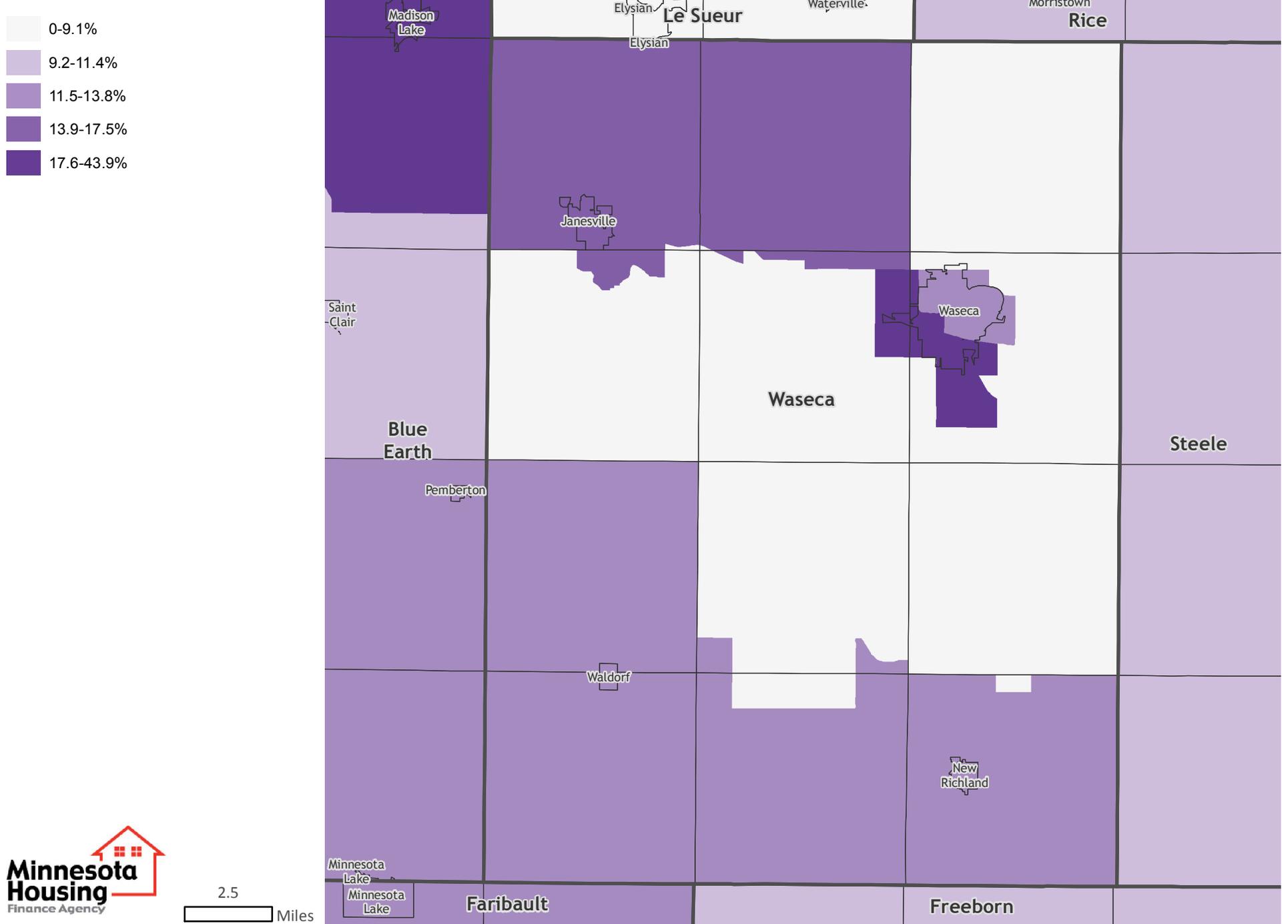


Unemployment rates are reported from the city rates if city data is published, and by county if no city data is available.



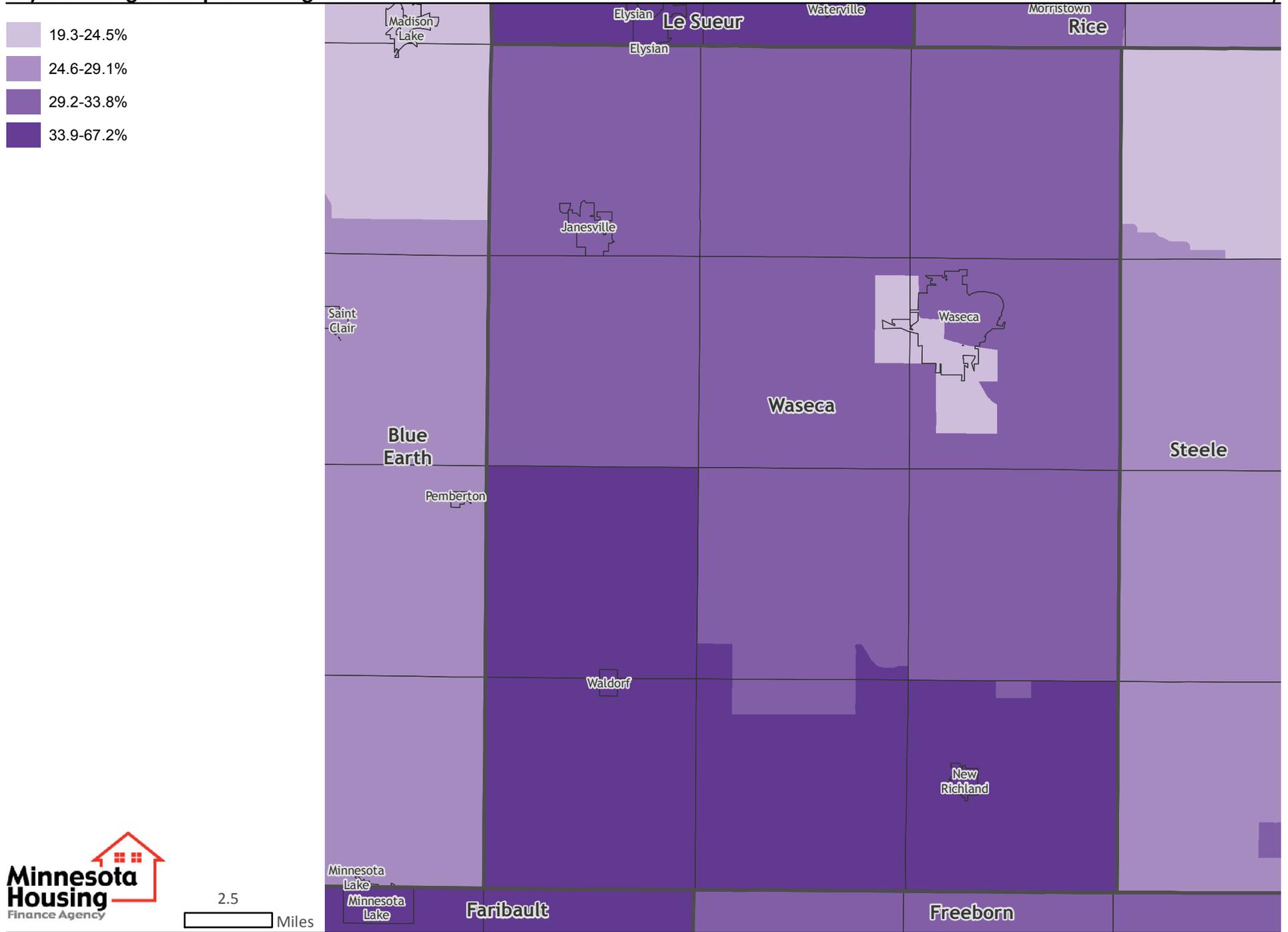
4a) Percentage of Population Age 25-34

Waseca County



4b) Percentage of Population Age 55+

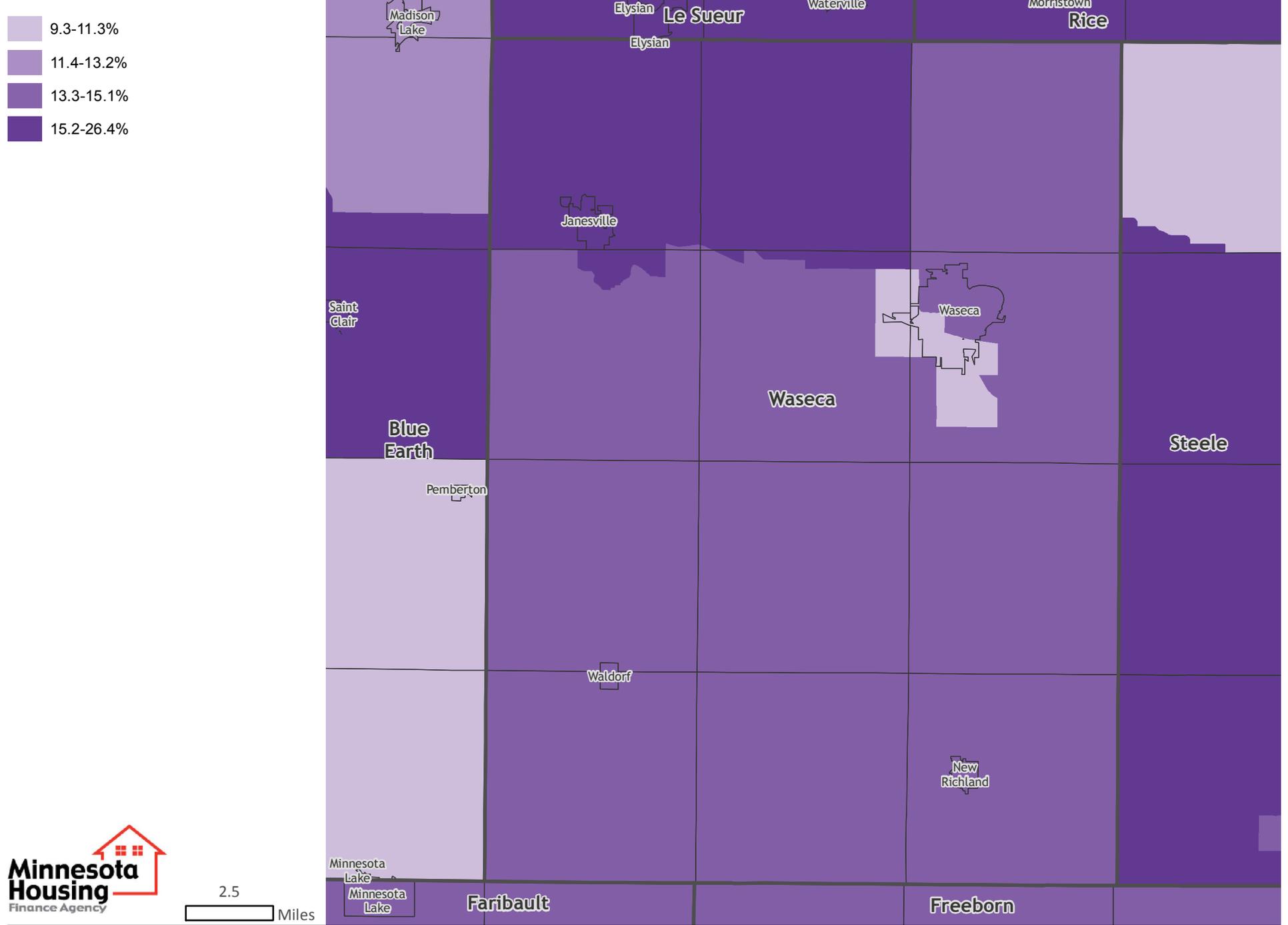
Waseca County



2.5 Miles

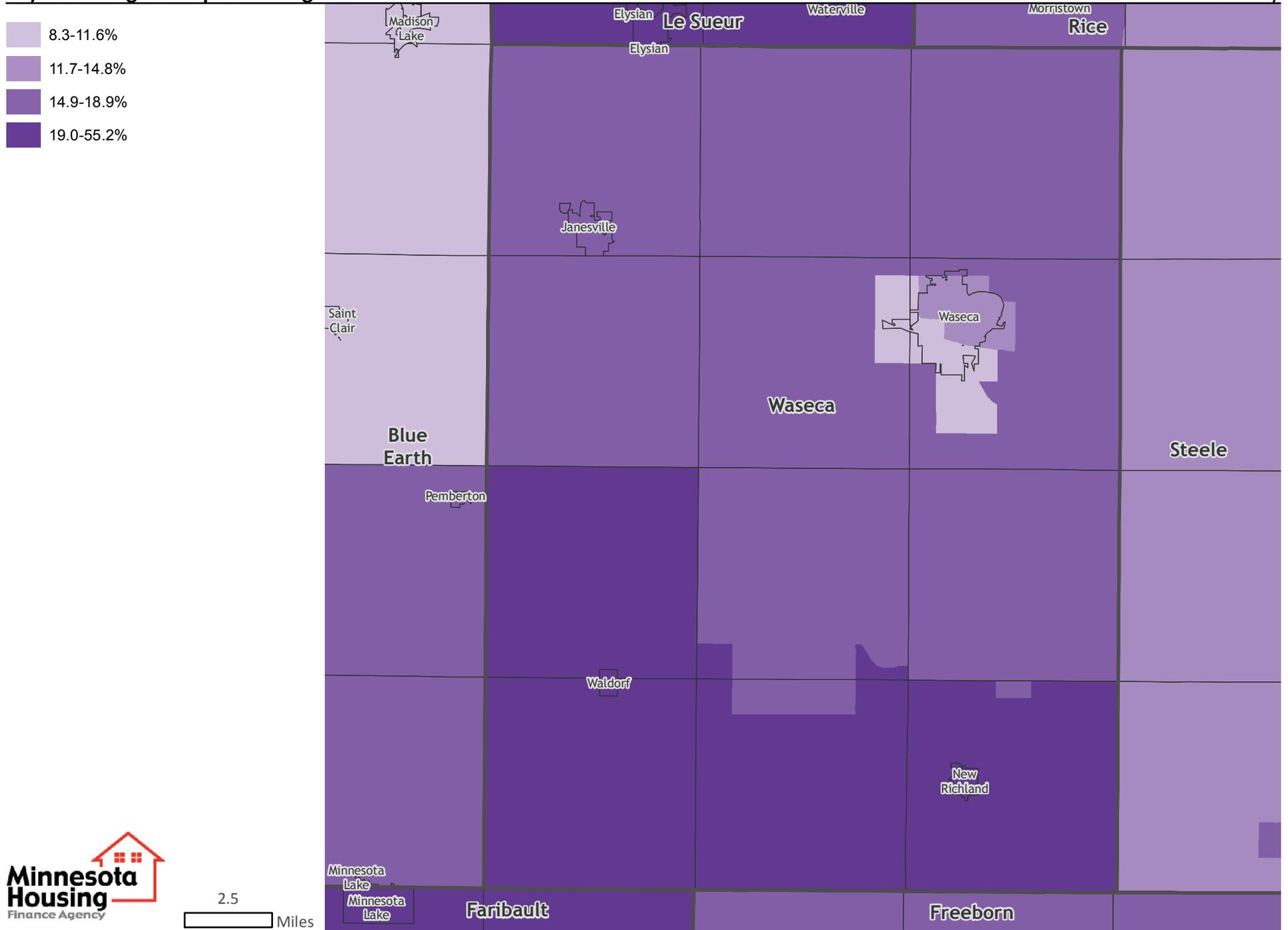
4c) Percentage of Population Age 55-64

Waseca County



4d) Percentage of Population Age 65+

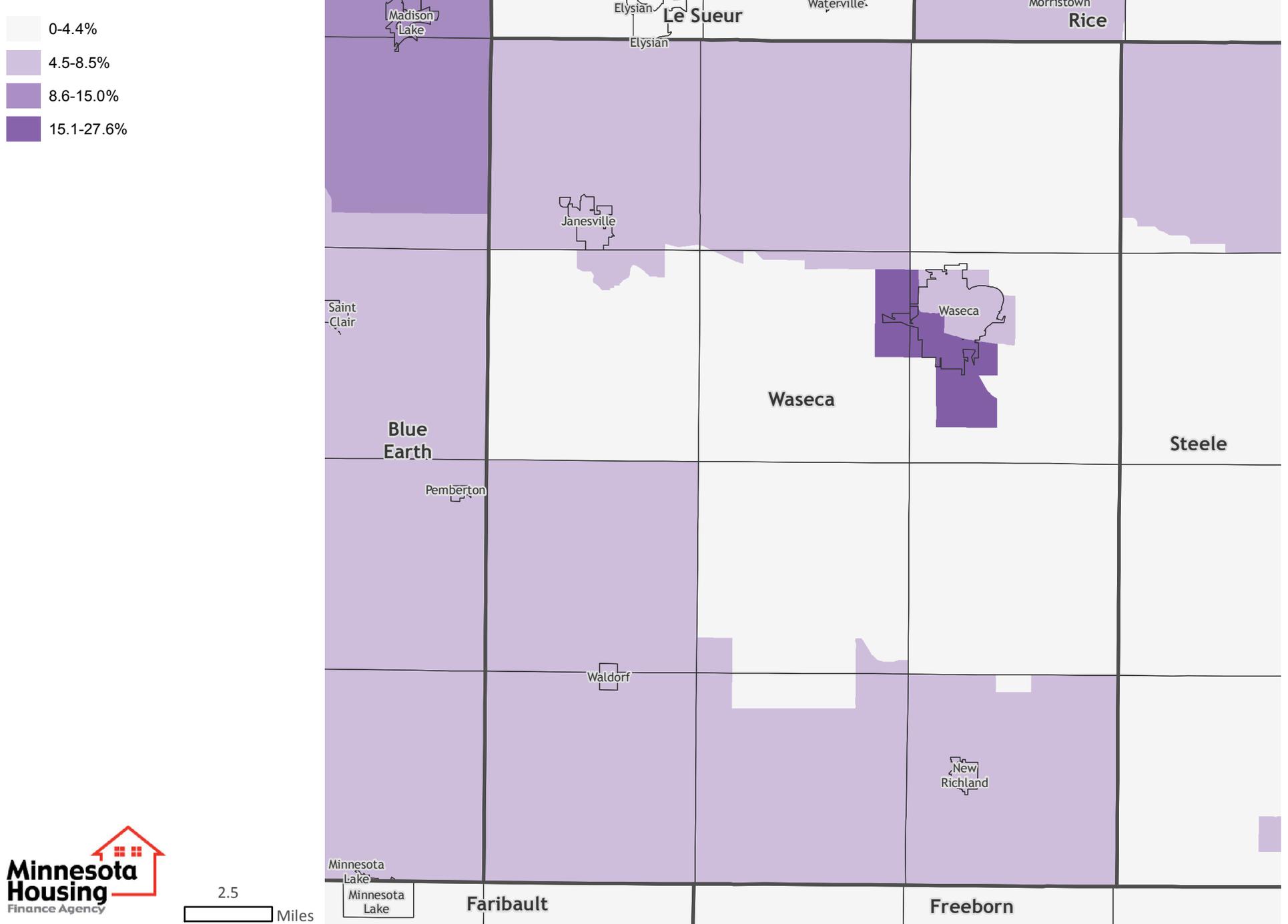
Waseca County



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

5) Percentage of Population from Community of Color

Waseca County

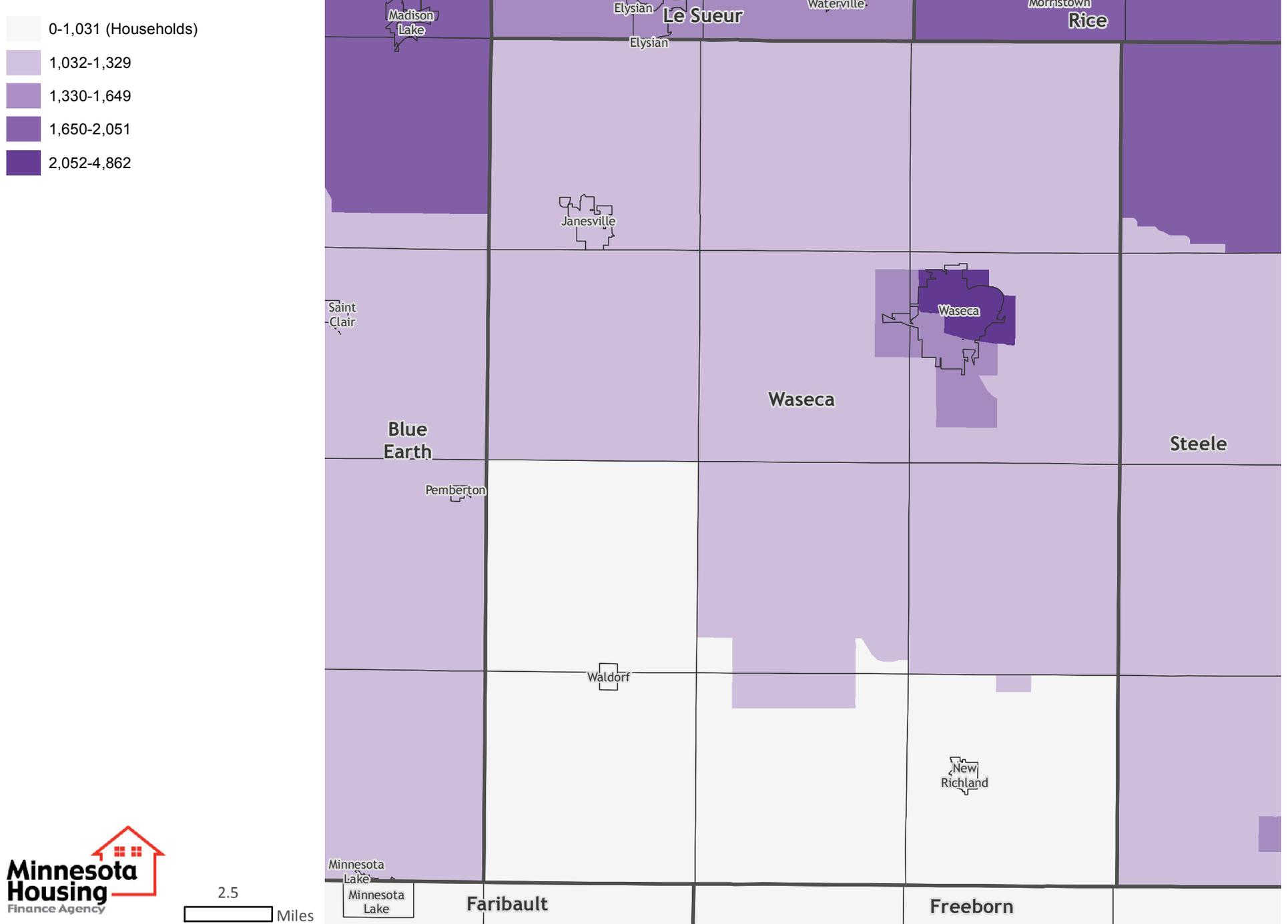


2.5 Miles

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

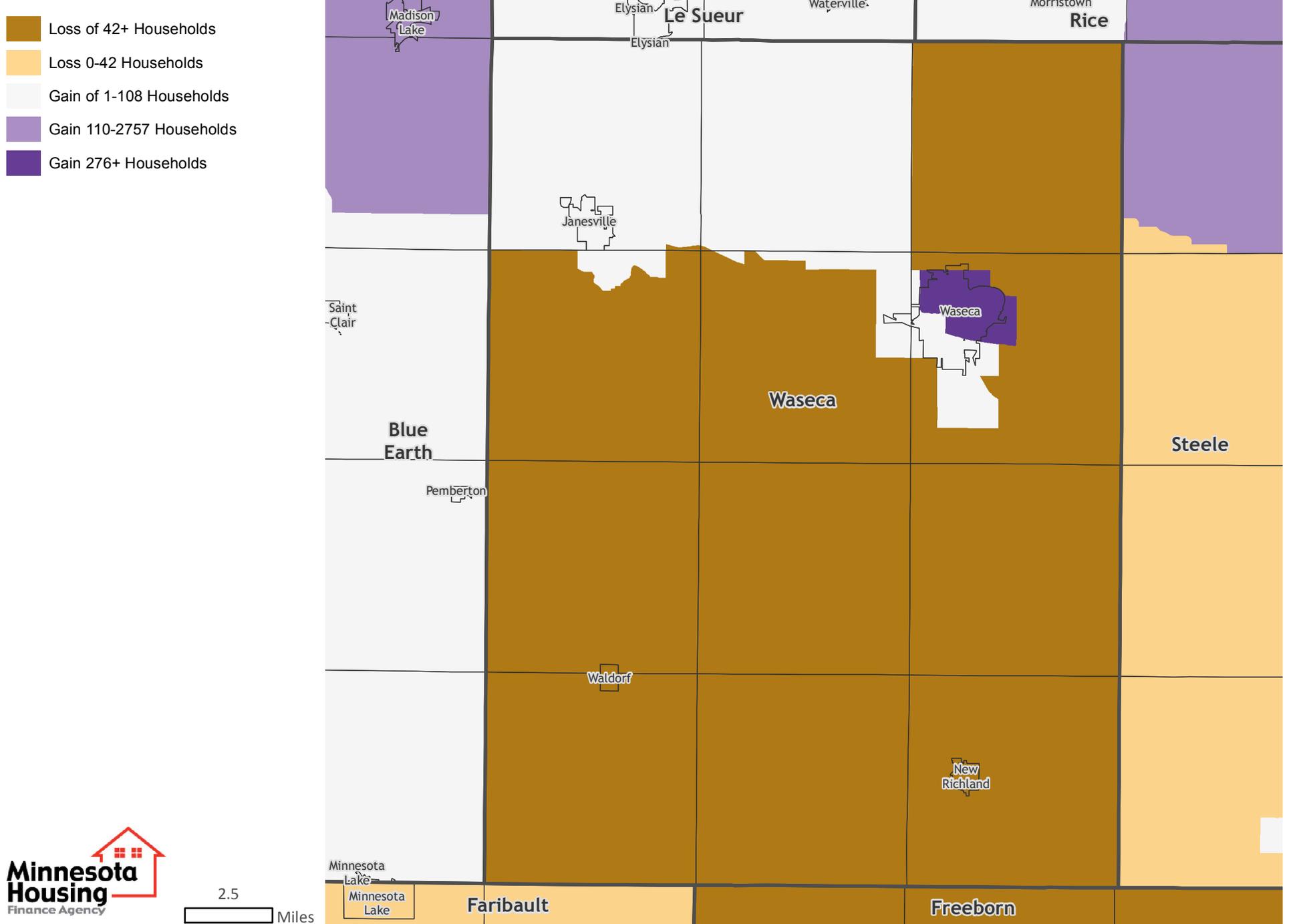
6a) Total Households

Waseca County



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

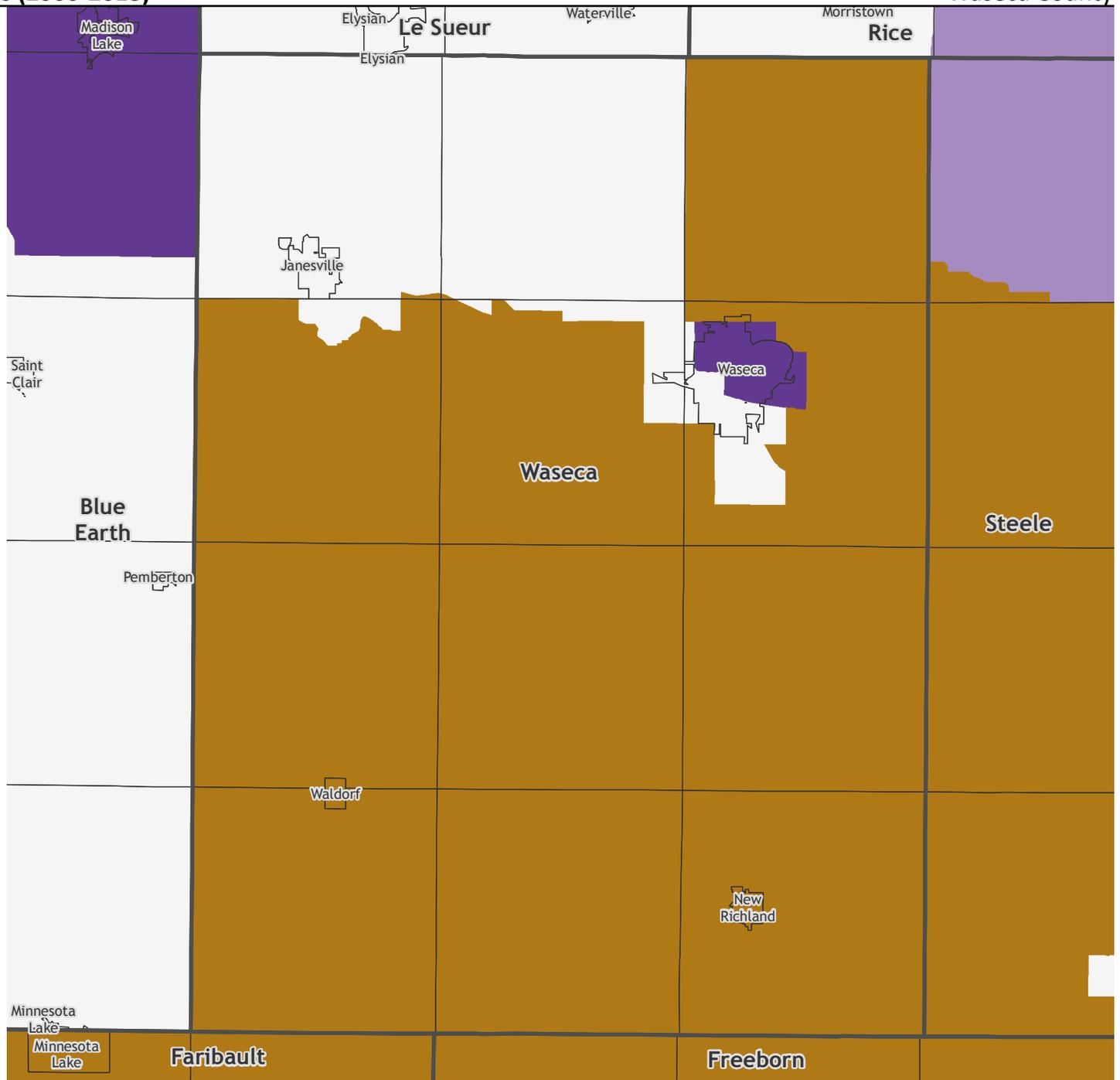
Waseca County



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

Waseca County

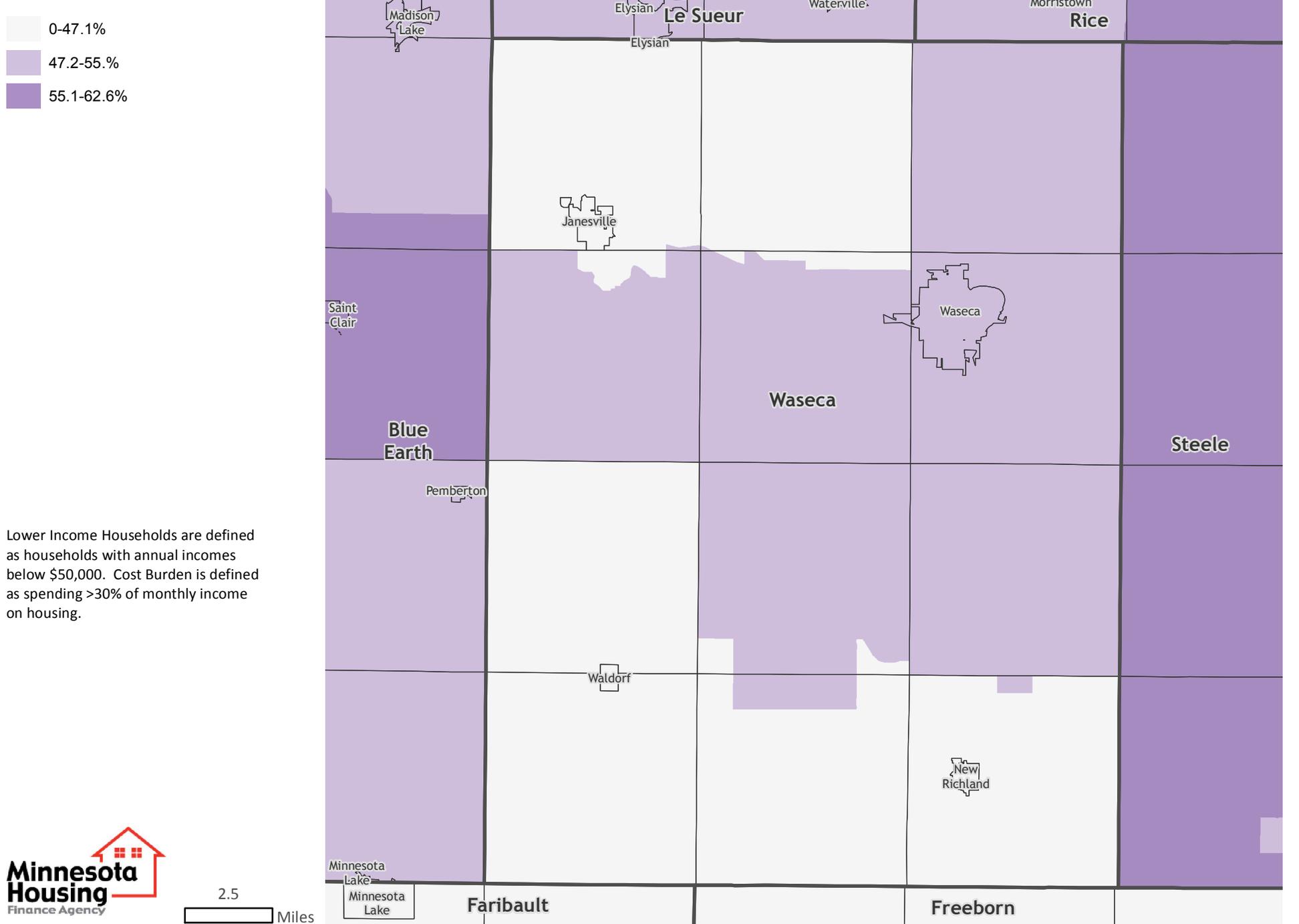
- Loss of >3.4%
- Gain of 0-7.8%
- Gain of 7.9-18.8%
- Gain of >18.9%



2.5 Miles

7a) Percentage of All Lower Income Households Cost Burdened

Waseca County

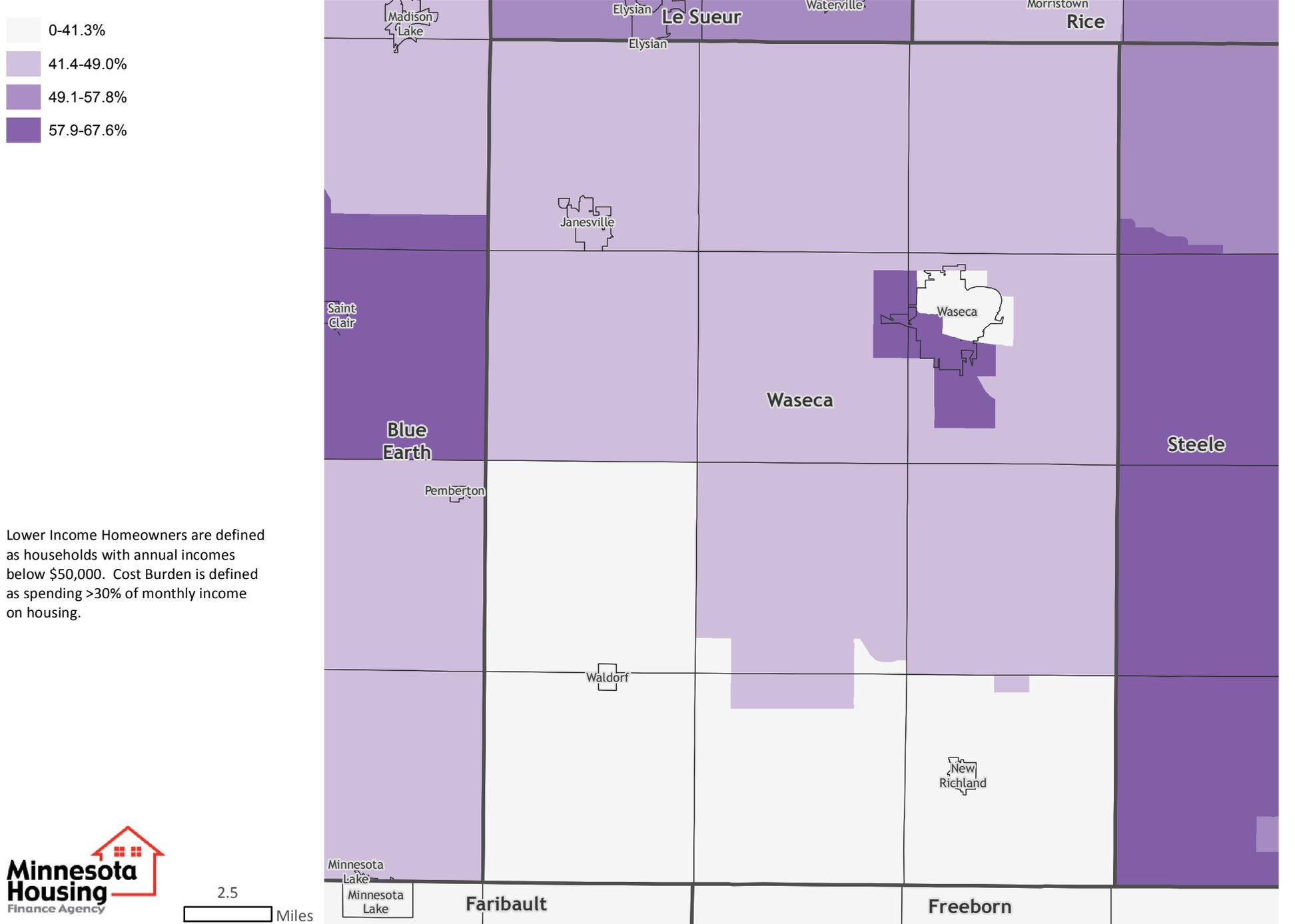


Lower Income Households are defined as households with annual incomes below \$50,000. Cost Burden is defined as spending >30% of monthly income on housing.



7b) Percentage of Lower Income Homeowners Cost Burdened

Waseca County



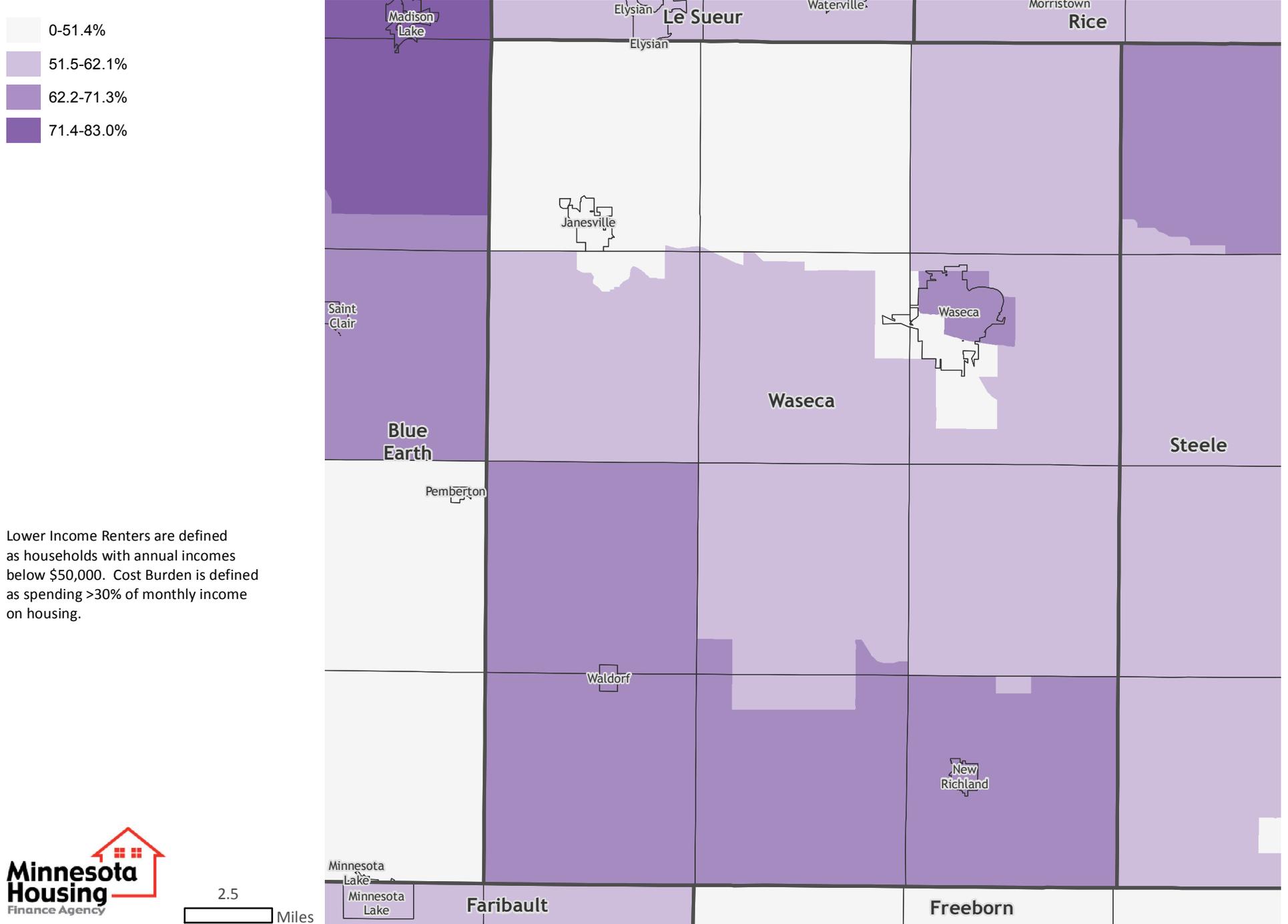
Lower Income Homeowners are defined as households with annual incomes below \$50,000. Cost Burden is defined as spending >30% of monthly income on housing.



2.5 Miles

7c) Percentage of Lower Income Renters Cost Burdened

Waseca County



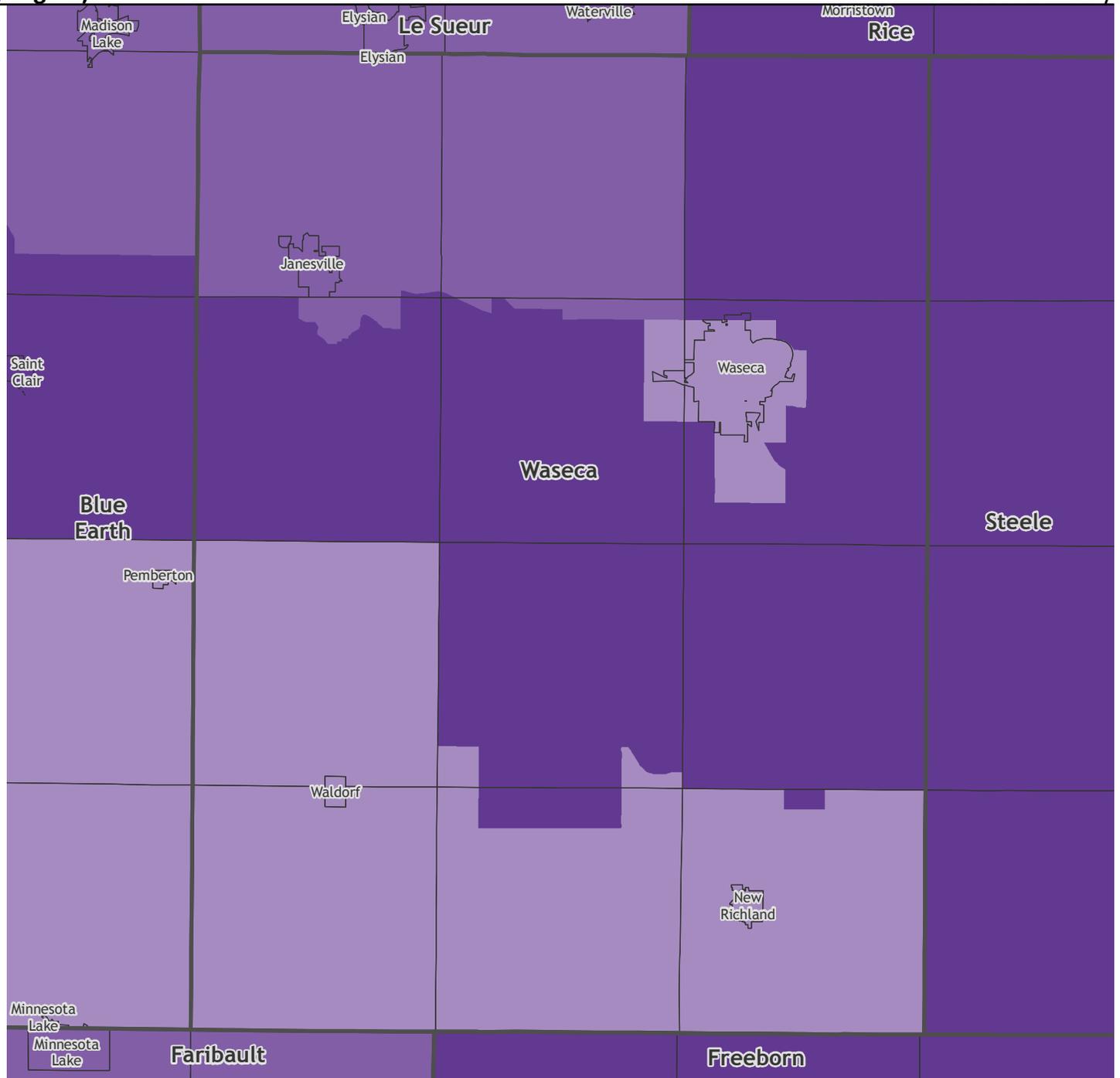
Lower Income Renters are defined as households with annual incomes below \$50,000. Cost Burden is defined as spending >30% of monthly income on housing.



2.5 Miles

8) Median Household Income (by region)

Waseca County



2.5 Miles

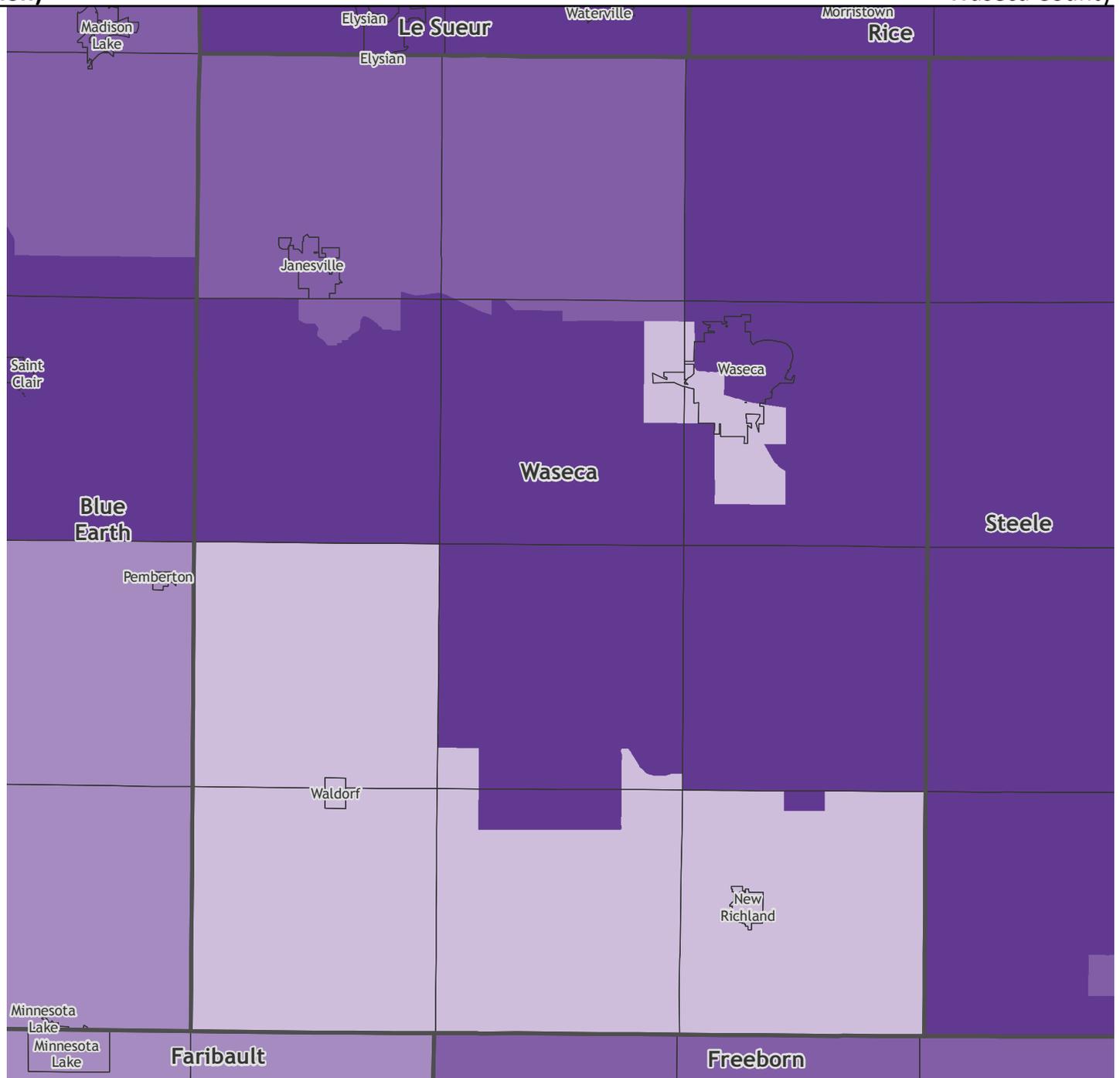
9) Median Family Income (by region)

Waseca County

Greater Minnesota



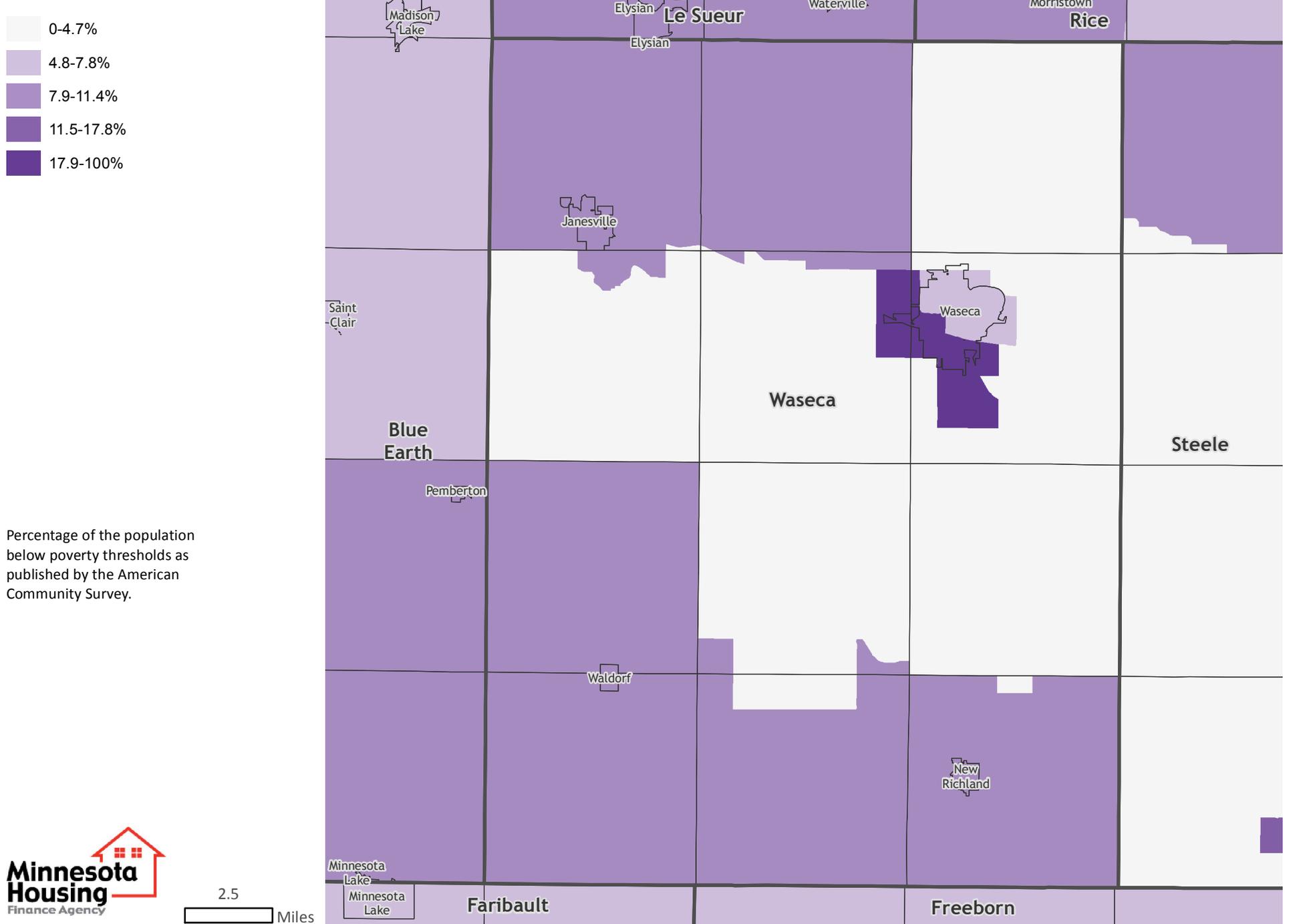
NonTwin Cities



2.5 Miles

10) Poverty Rate

Waseca County



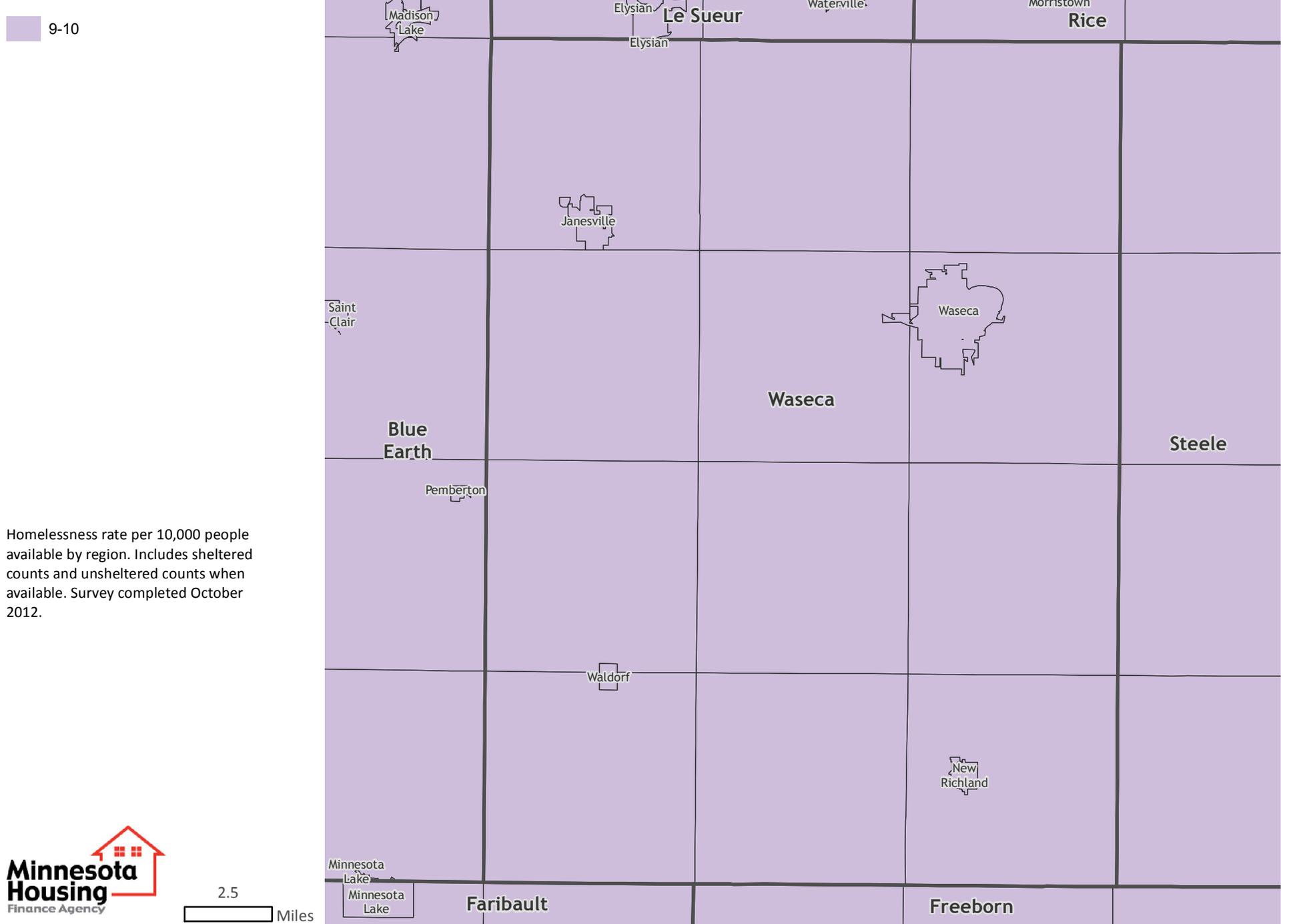
Percentage of the population below poverty thresholds as published by the American Community Survey.



2.5 Miles

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

Waseca County



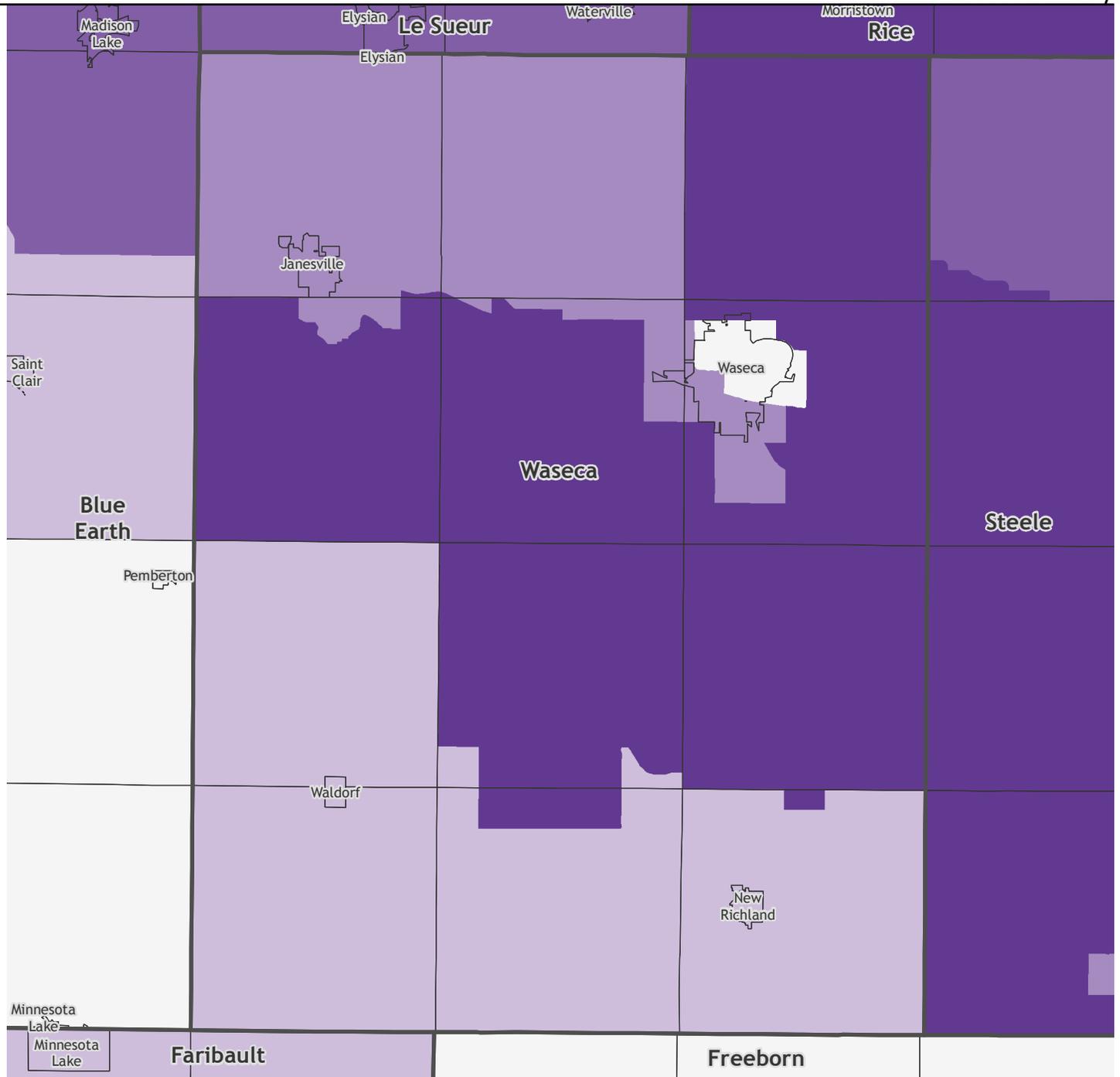
12) Median Rent (by region)

Waseca County

Greater Minnesota



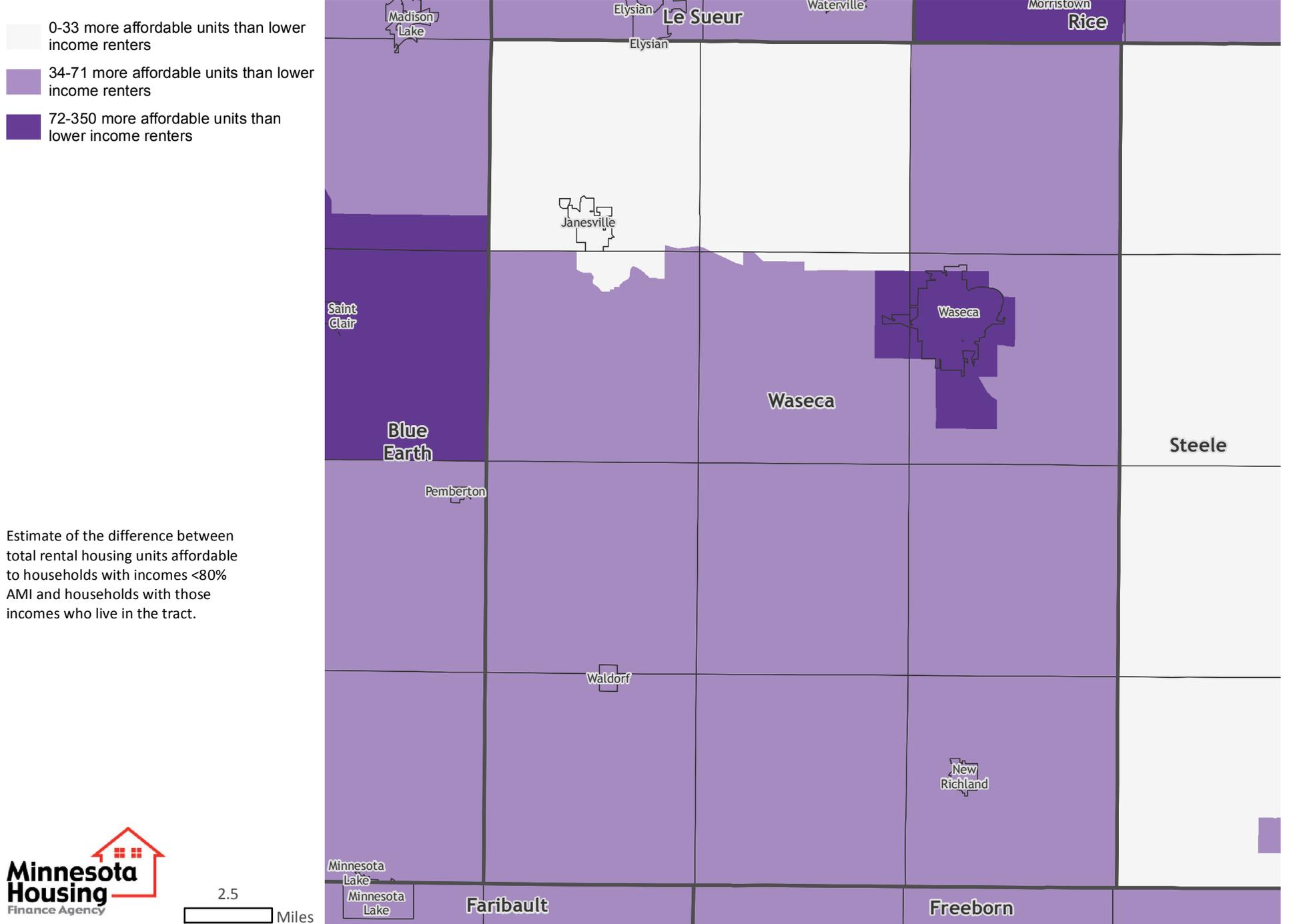
NonTwin Cities MSA



2.5 Miles

13) Affordable Rental Housing Gap

Waseca County

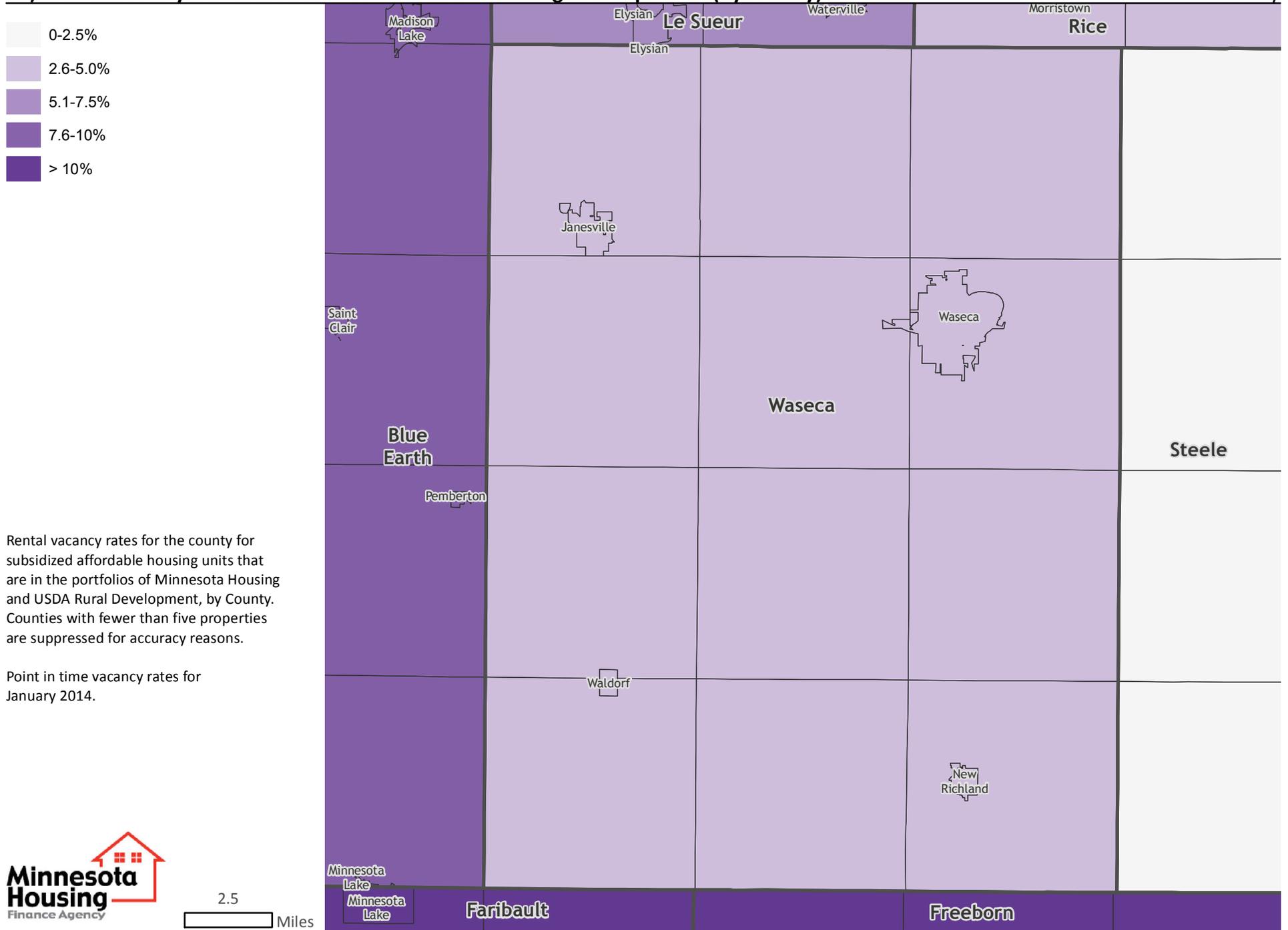


Estimate of the difference between total rental housing units affordable to households with incomes <80% AMI and households with those incomes who live in the tract.



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

Waseca 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.

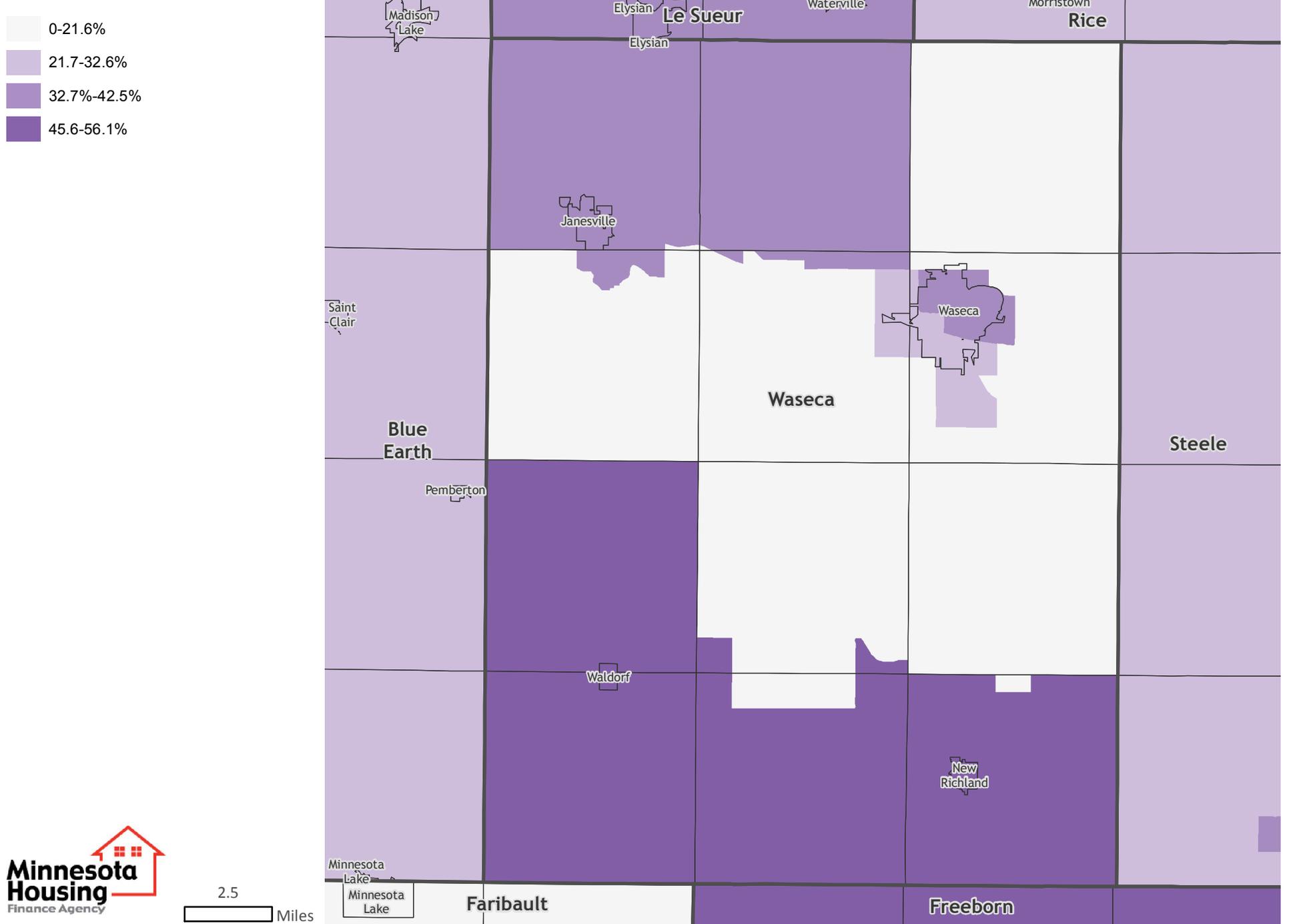
Point in time vacancy rates for January 2014.



2.5 Miles

15b) Percentage of Rented Units Built 1950-1979

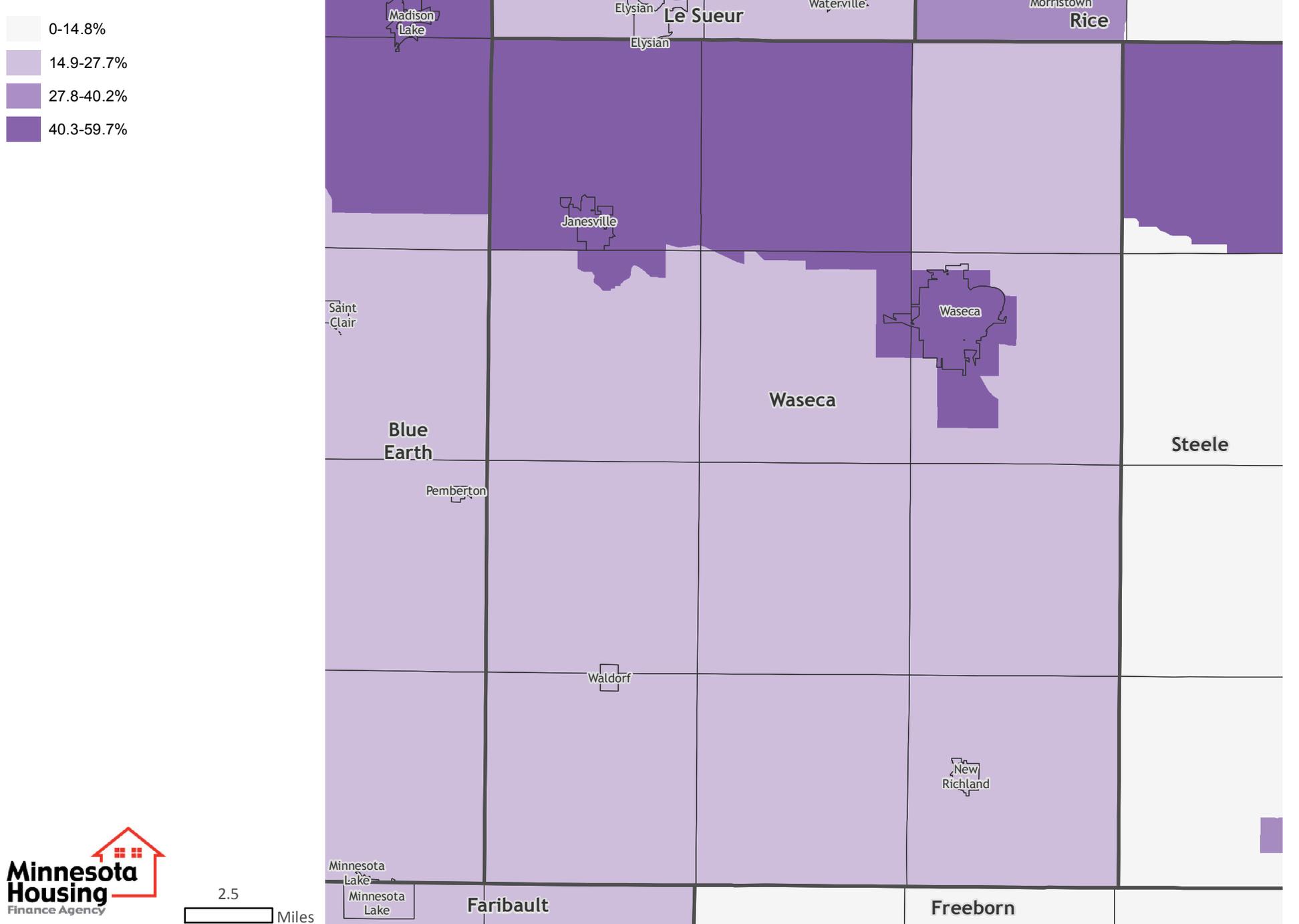
Waseca County



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

15c) Percentage of Rented Units Built 1980 and Later

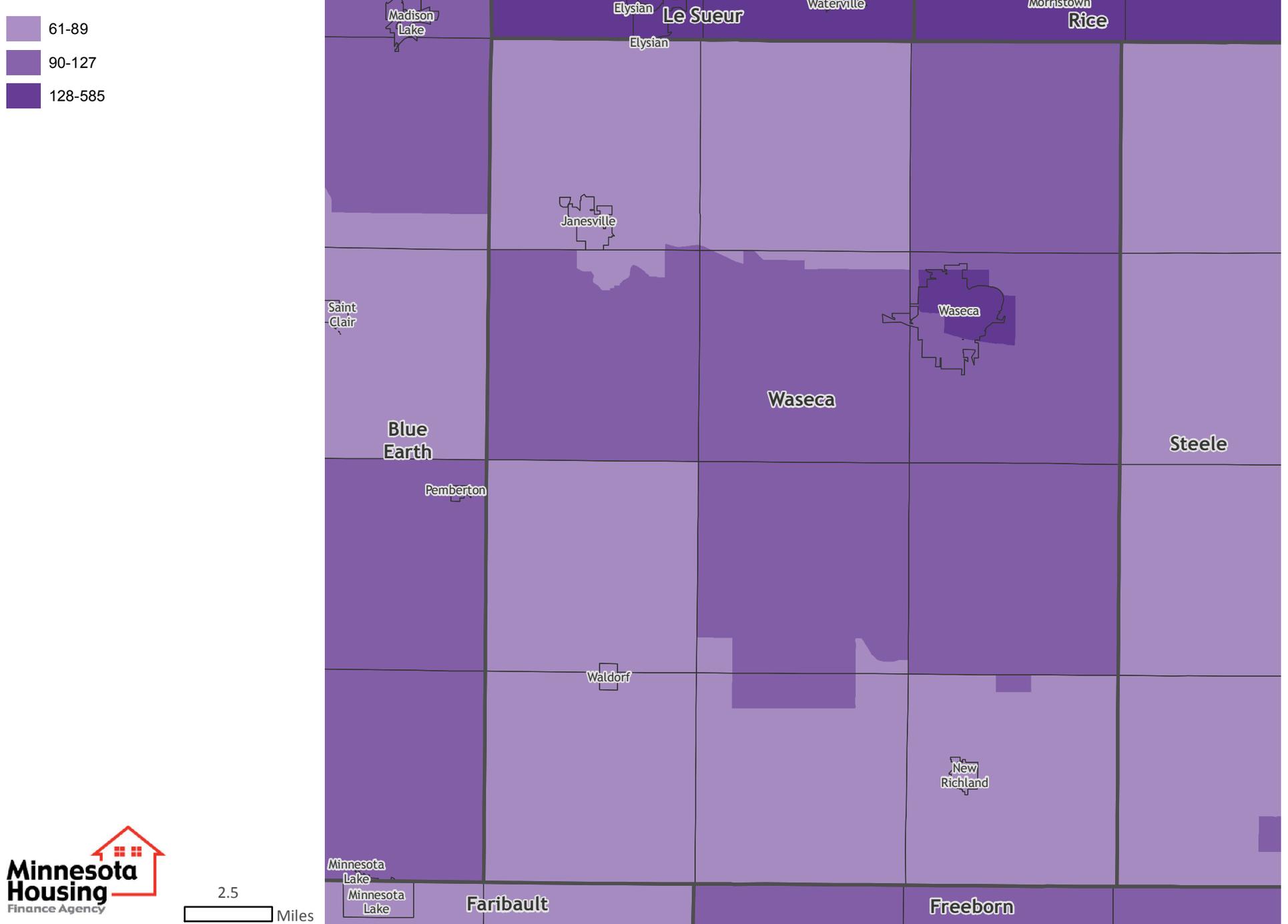
Waseca County



2.5 Miles

16a) Total Rental Units in 1 Unit Buildings

Waseca County

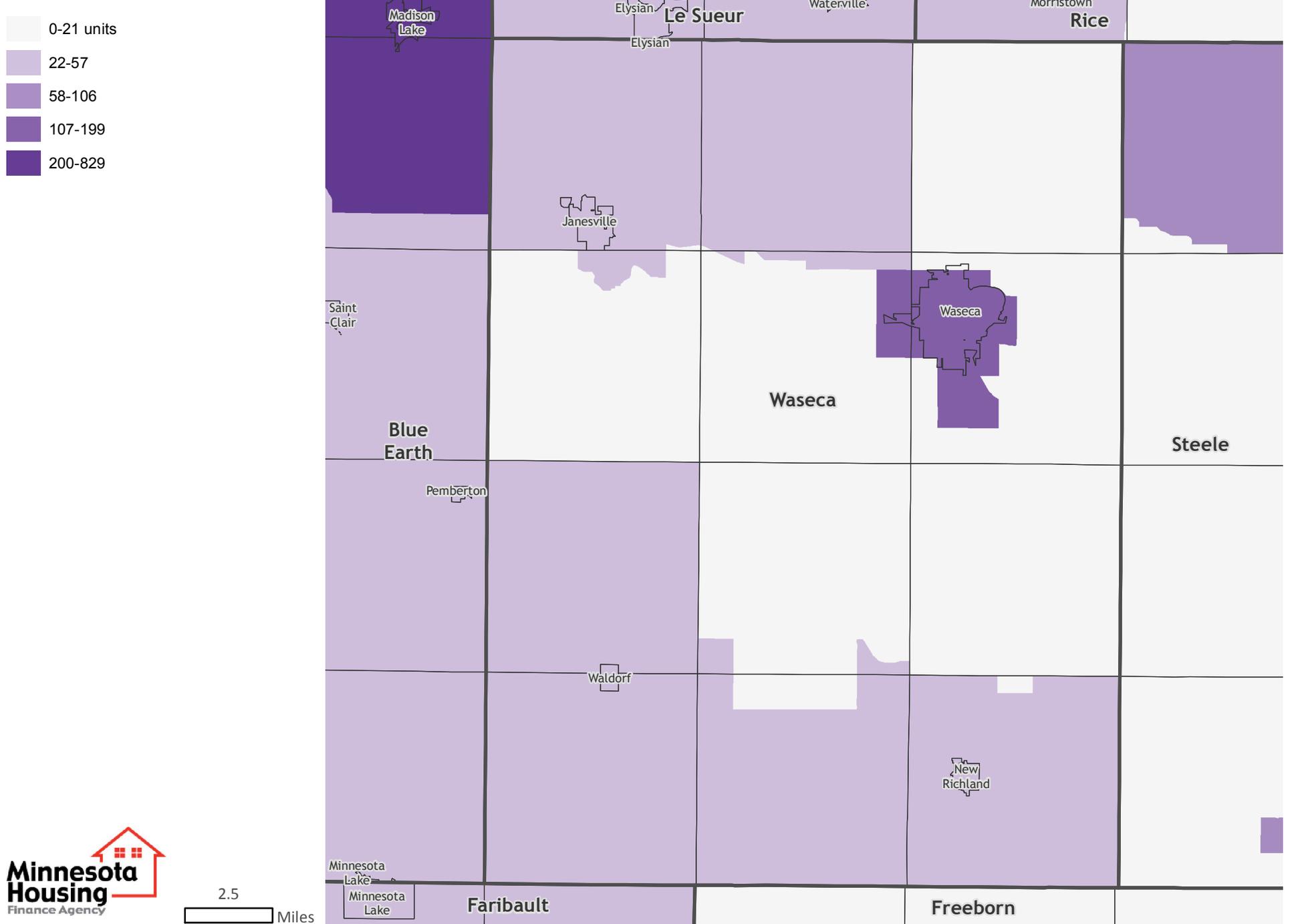


2.5 Miles

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

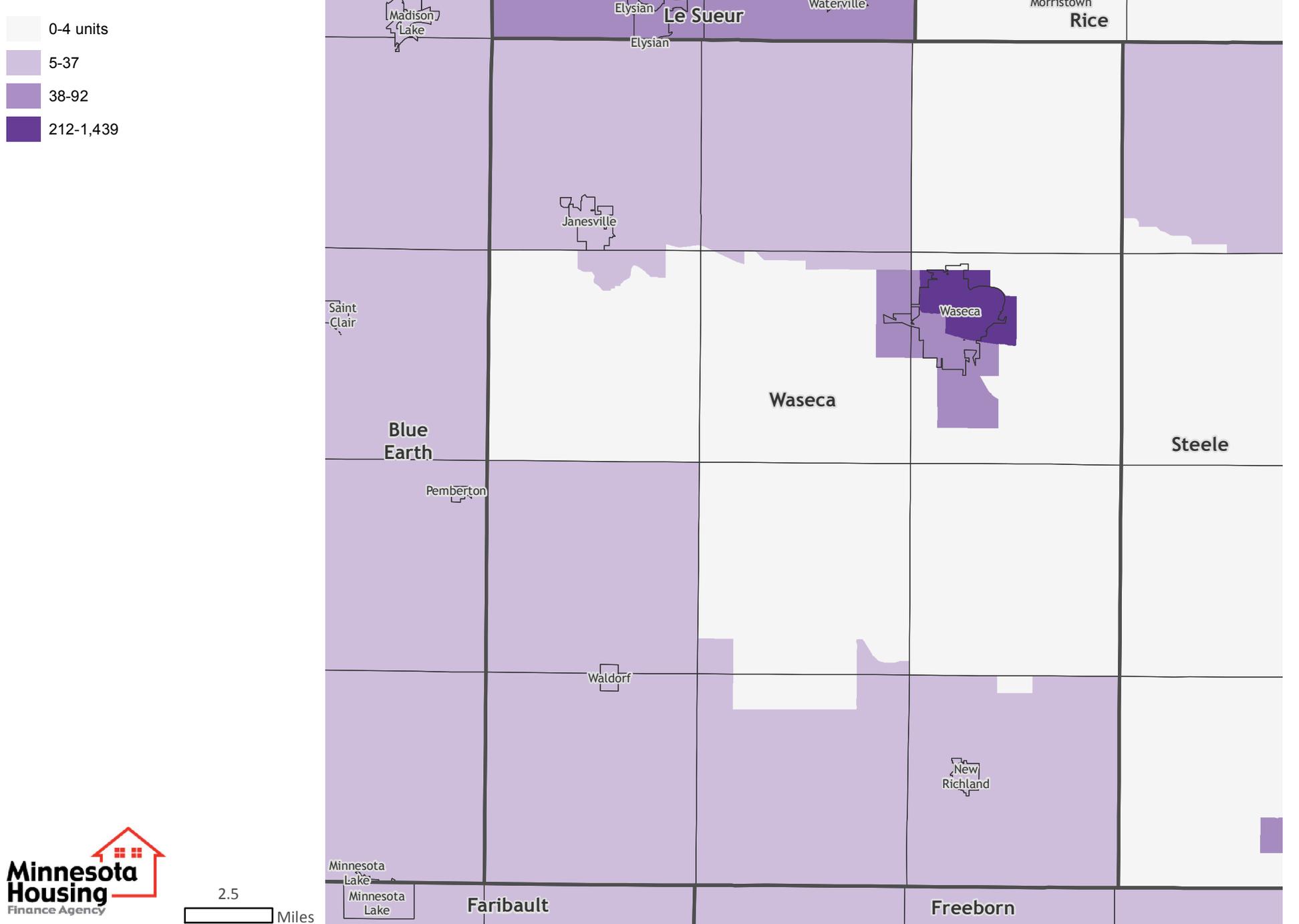
16b) Total Rental Units in 2-9 Unit Buildings

Waseca County



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

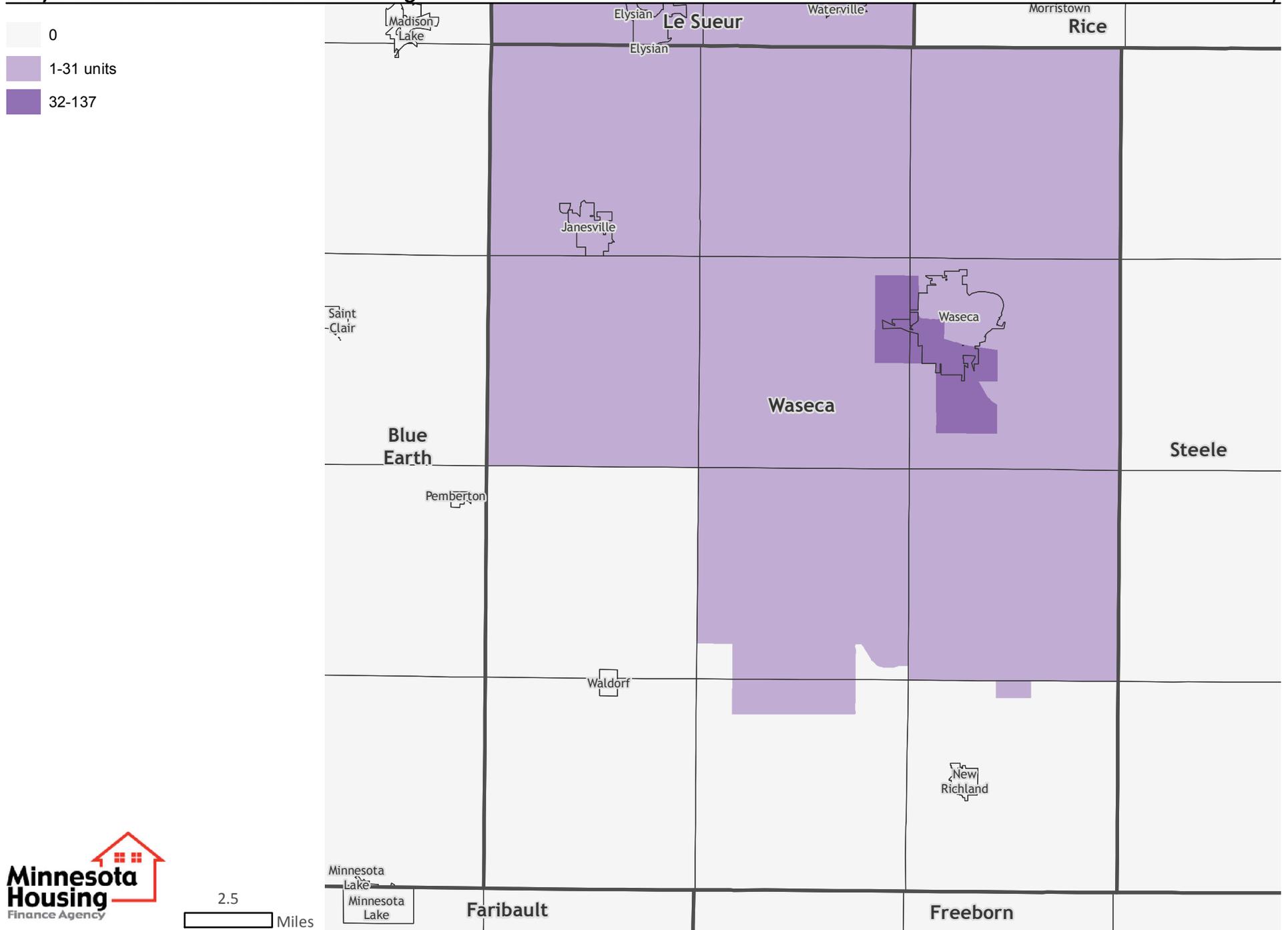
Waseca County



2.5 Miles

16d) Total Rental Units in 50+ Unit Buildings

Waseca County

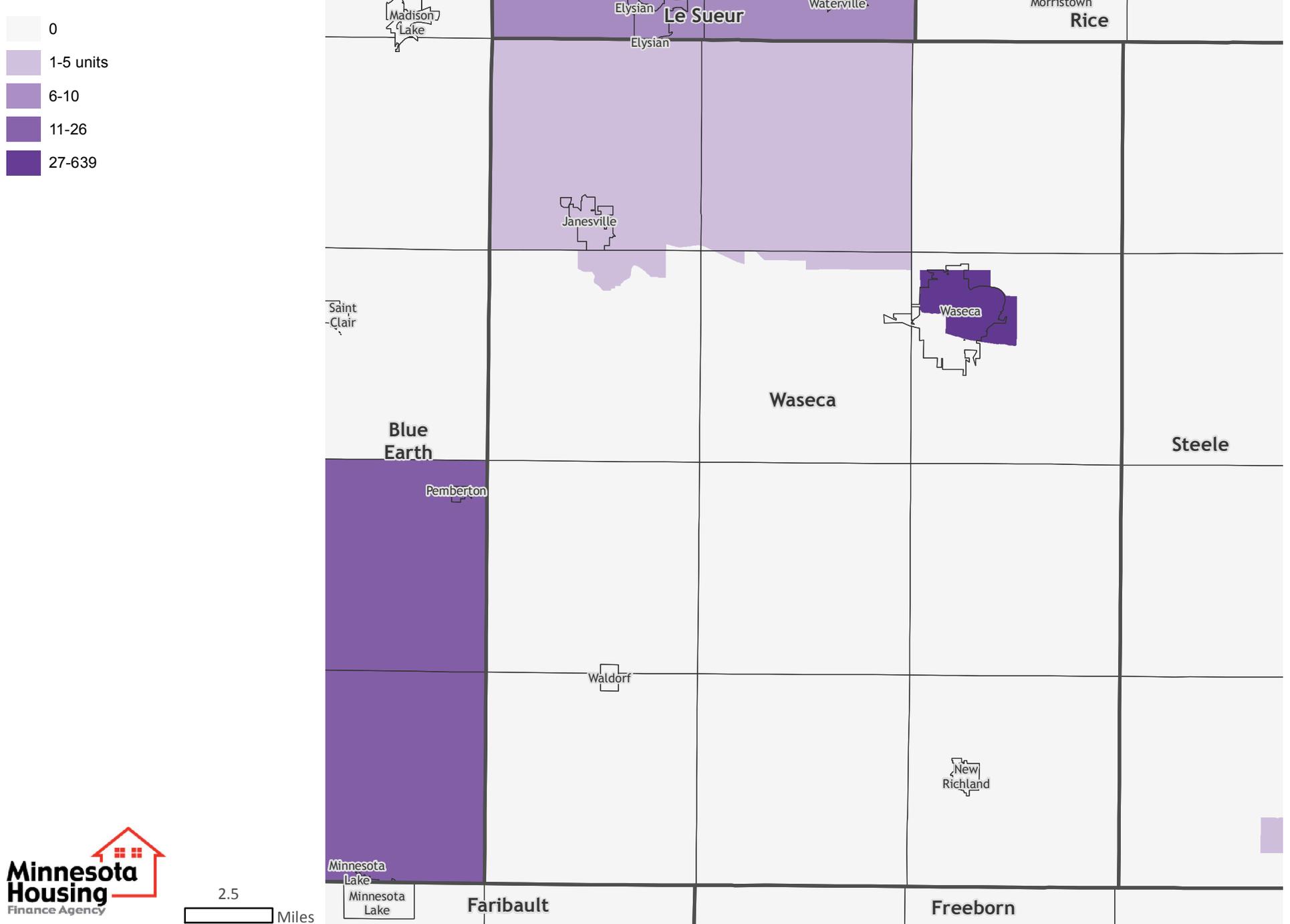


2.5 Miles

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

17a) Total Rental Units - 0 Bedroom

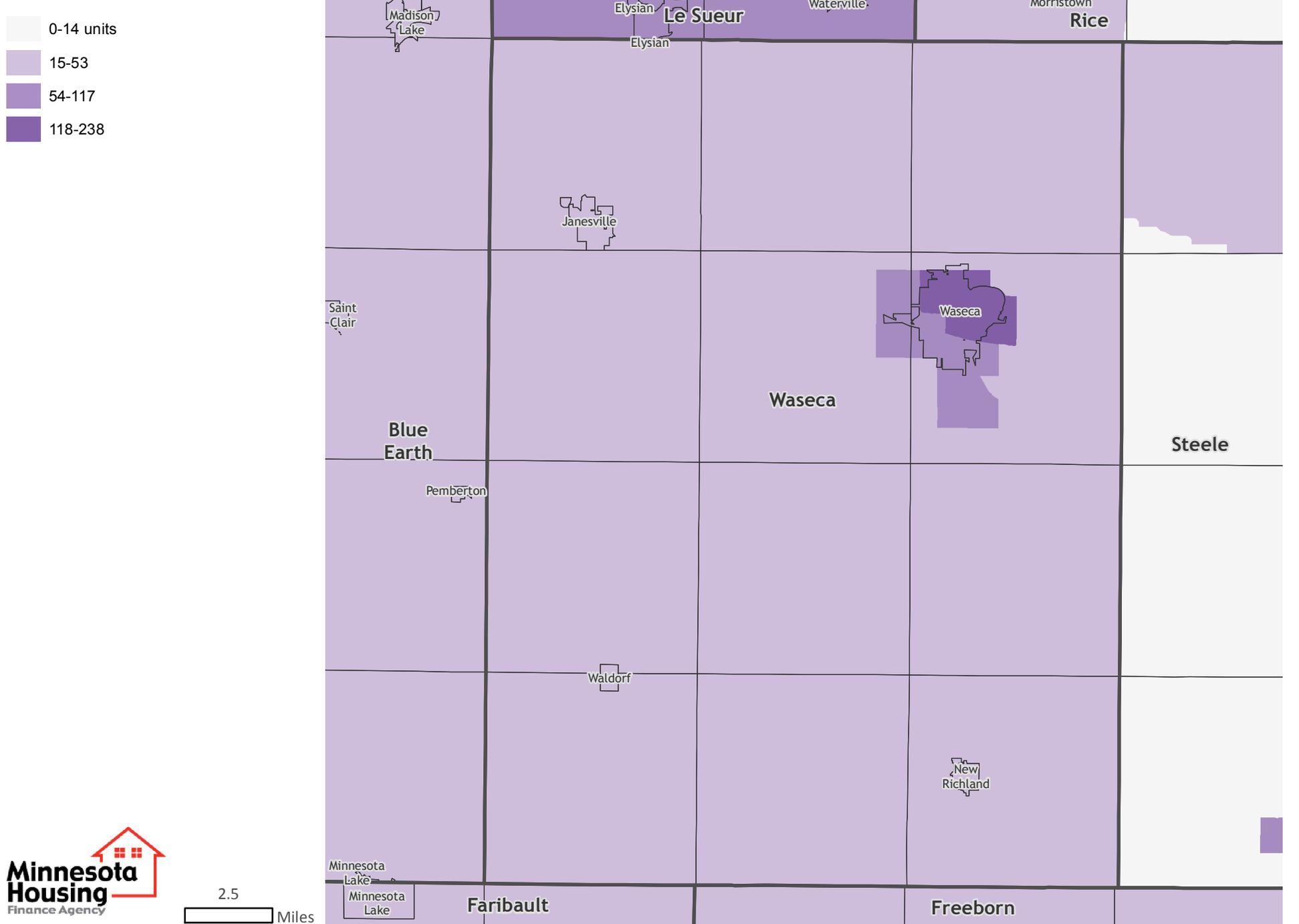
Waseca County



2.5 Miles

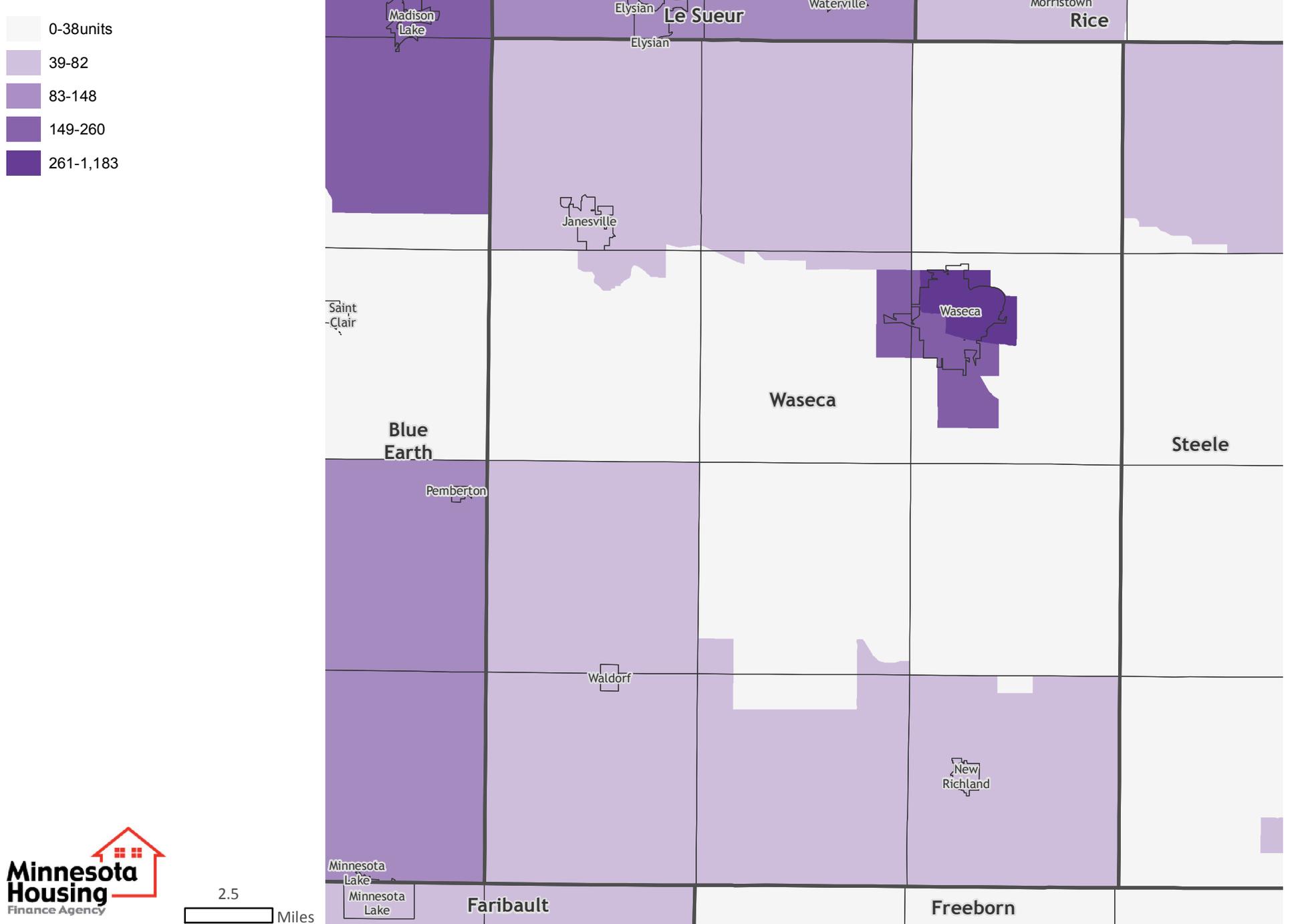
17b) Total Rental Units - 1 Bedroom

Waseca County



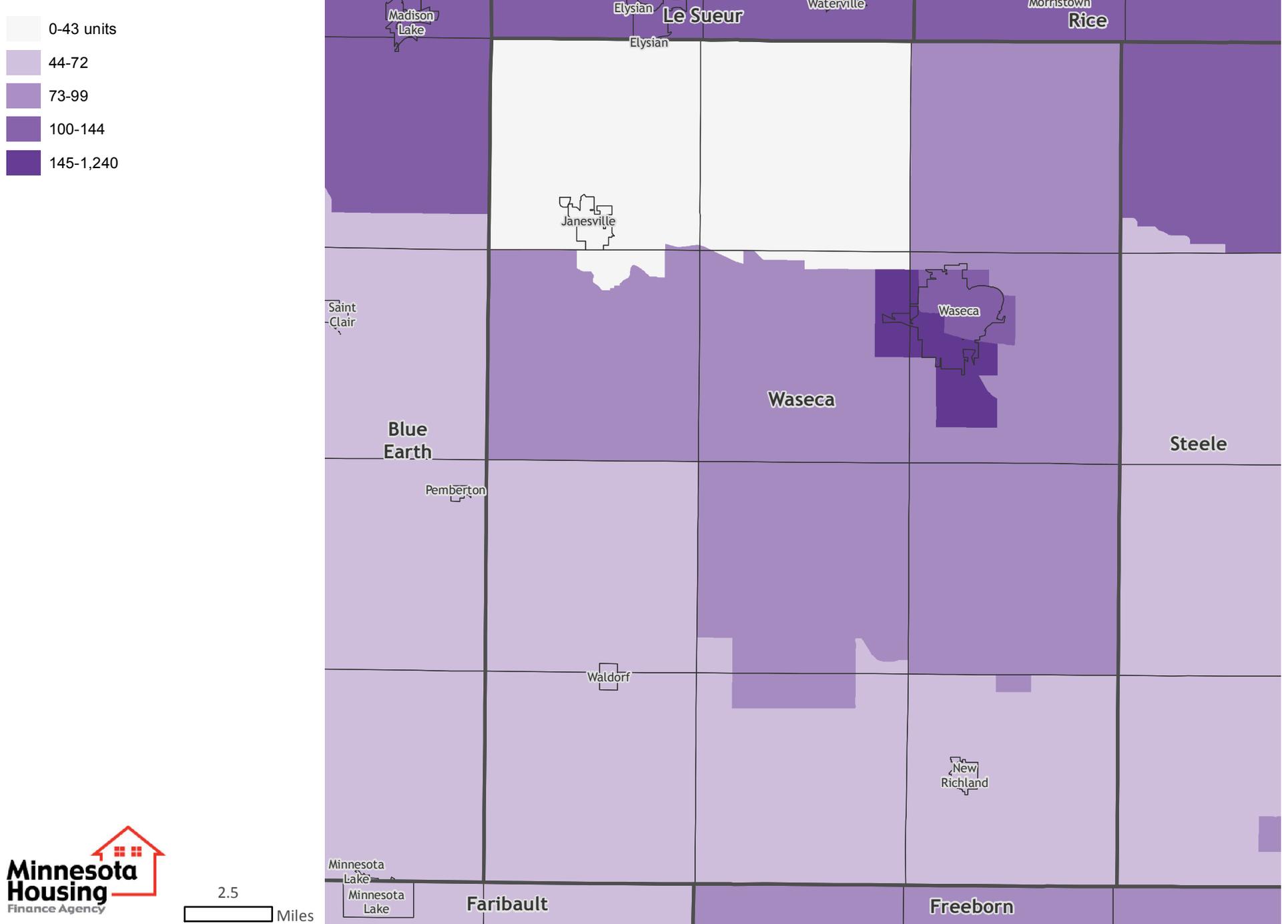
17c) Total Rental Units - 2 Bedroom

Waseca County



17d) Total Rental Units - 3+ Bedroom

Waseca County



2.5 Miles

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

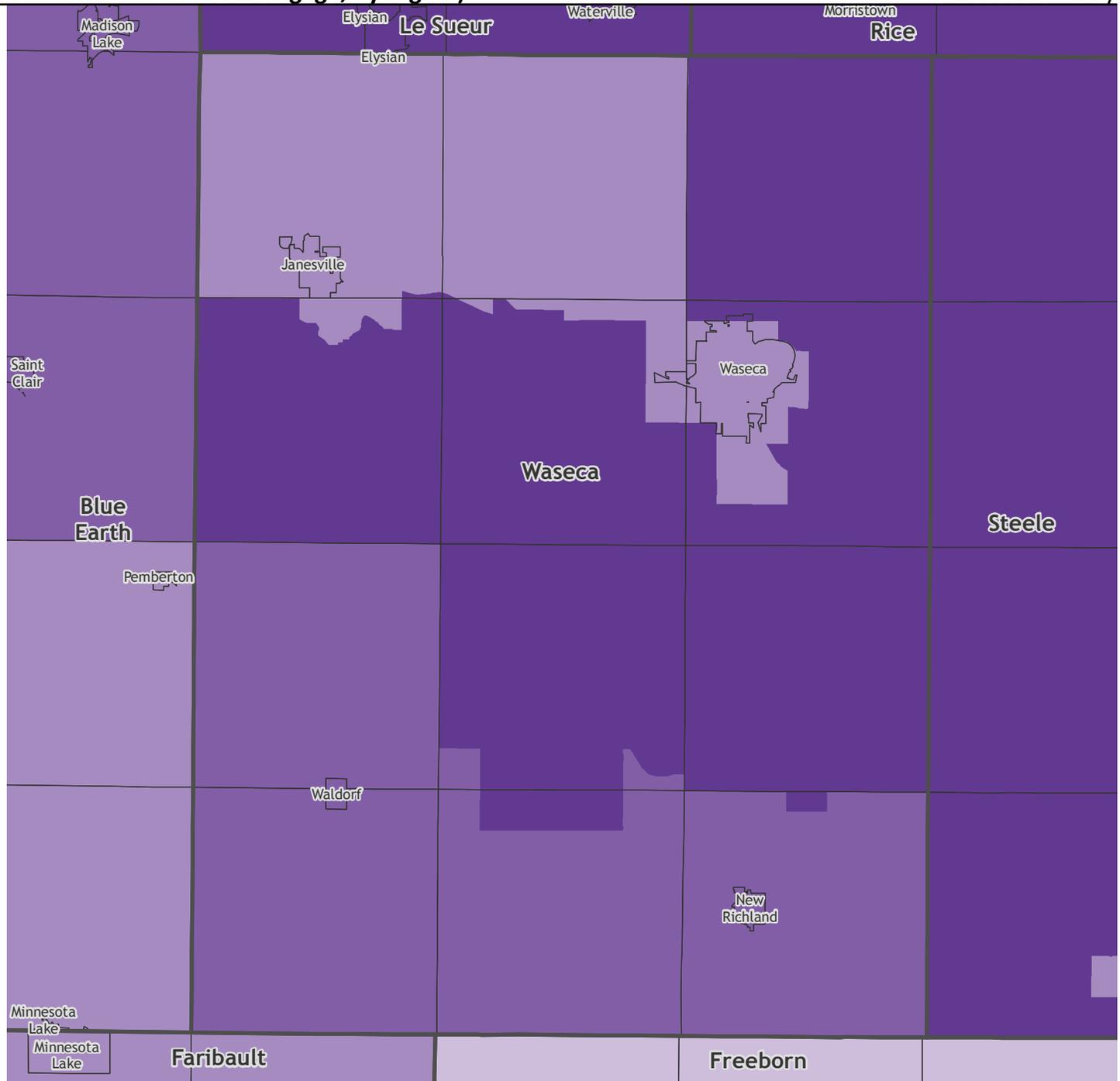
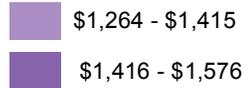
18) Median Homeowner Costs (for households with a mortgage, by region)

Waseca County

Greater Minnesota



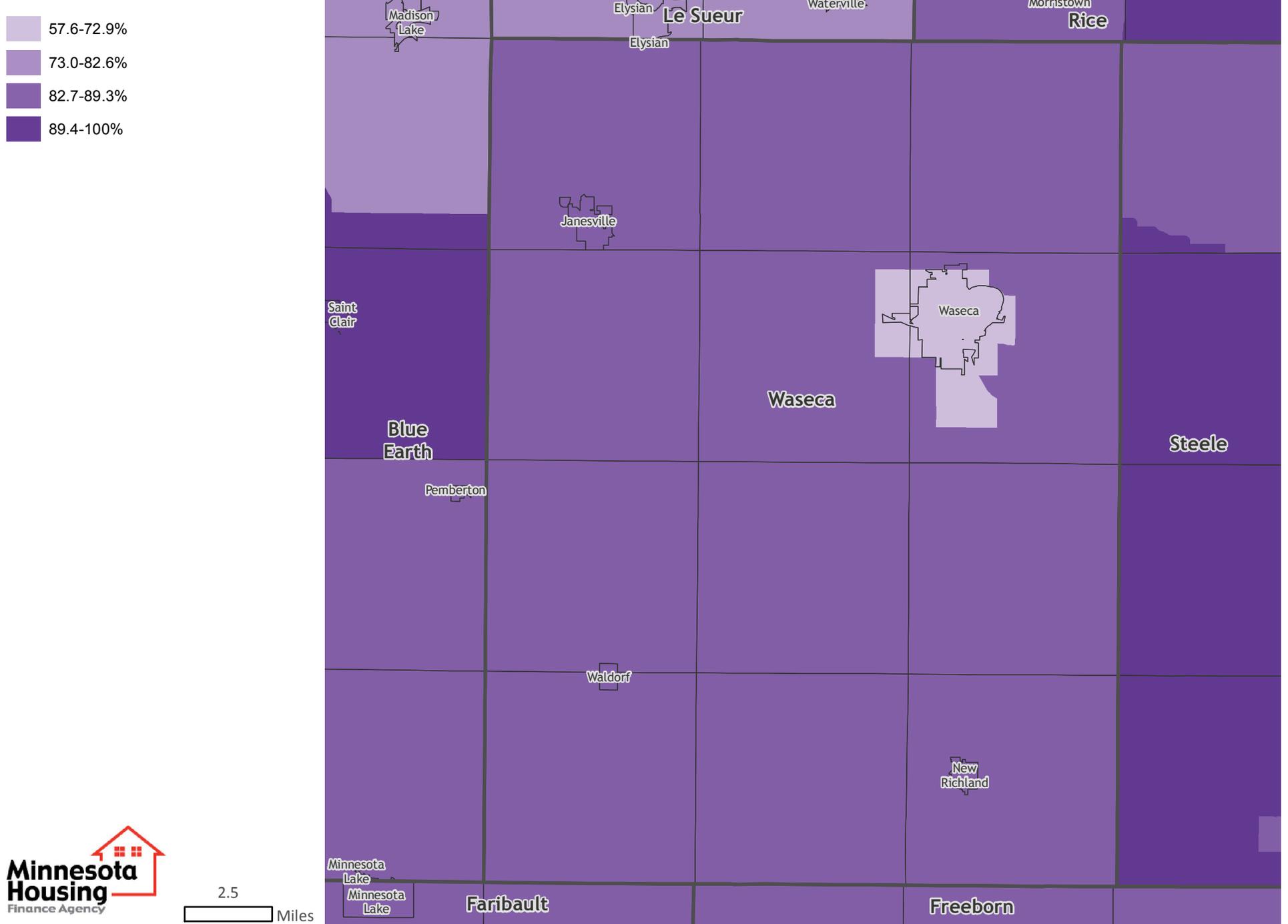
NonTwin Cities MSA



2.5 Miles

19) Homeownership Rate

Waseca County

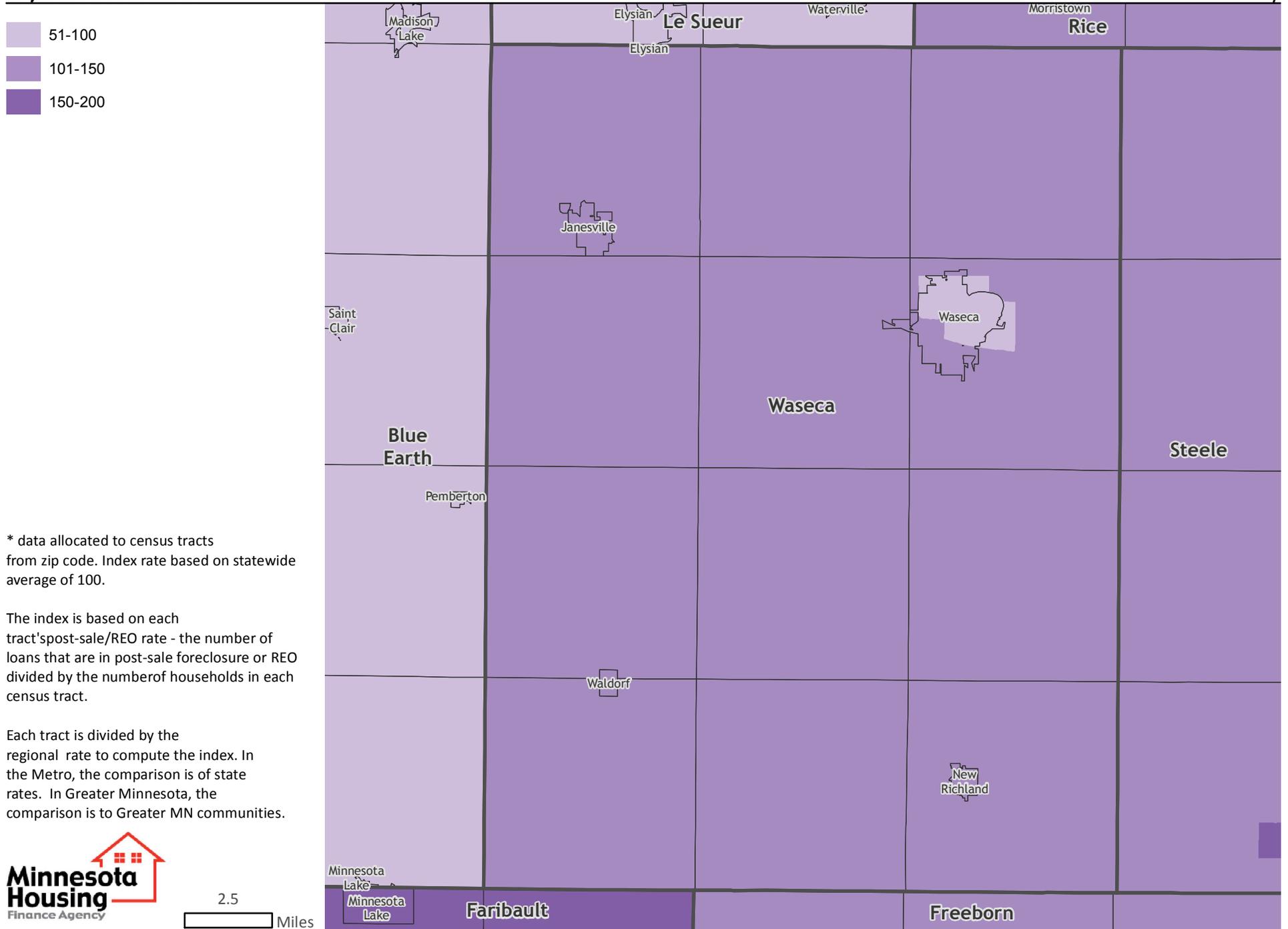


2.5 Miles

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

20) Foreclosure Index

Waseca 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.

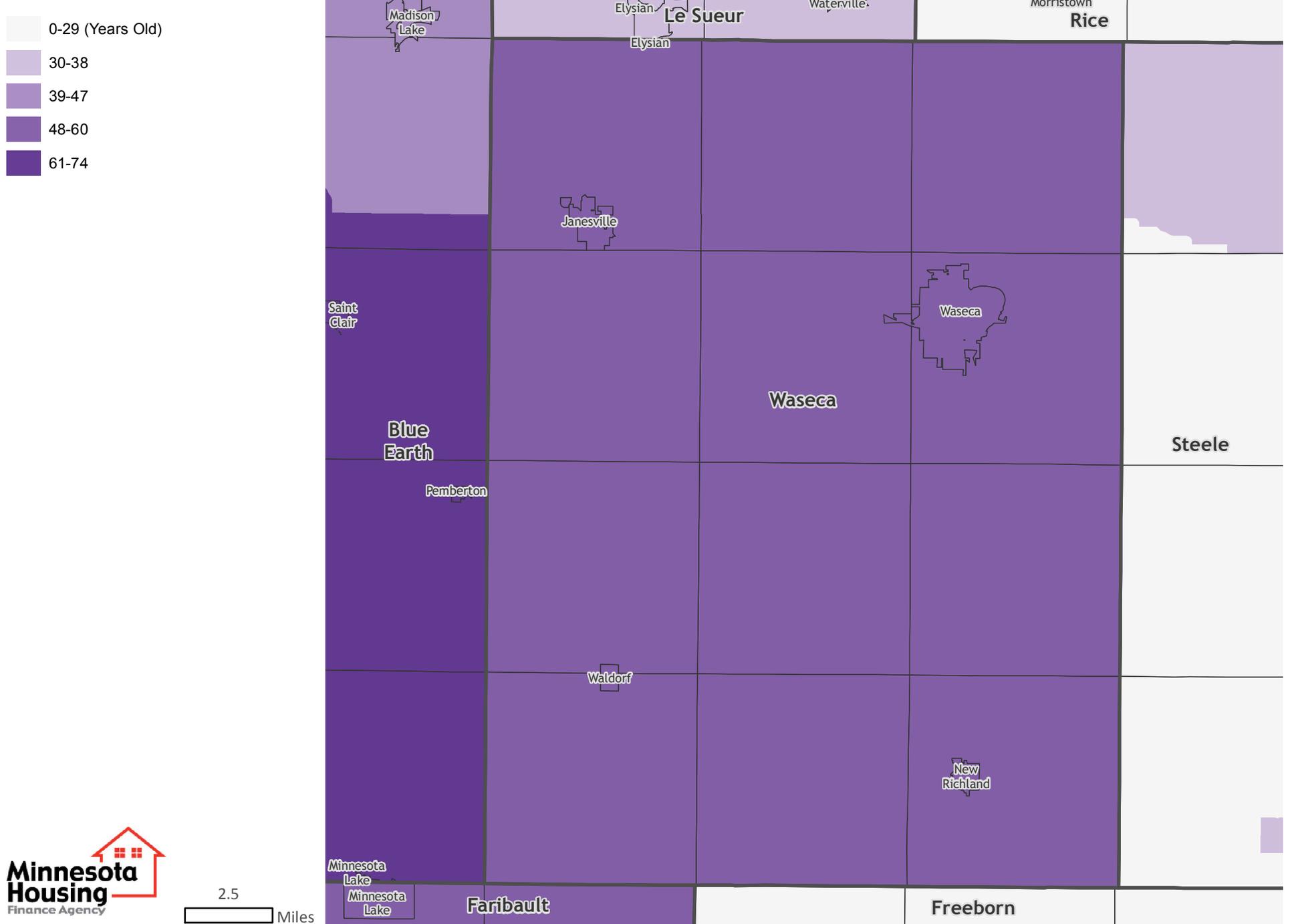
Each tract is divided by the regional rate to compute the index. In the Metro, the comparison is of state rates. In Greater Minnesota, the comparison is to Greater MN communities.



2.5 Miles

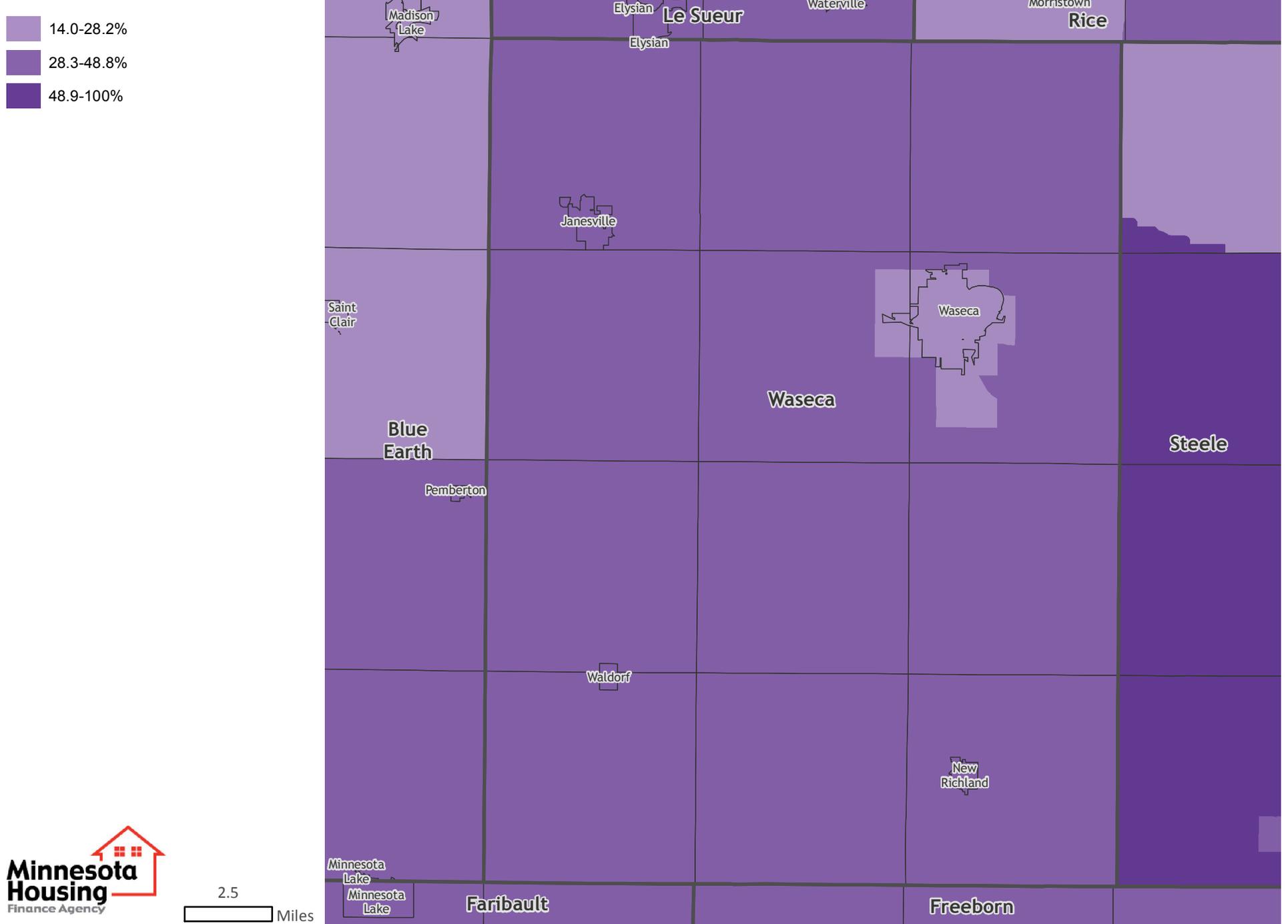
21) Median Age of Housing Stock (in Years)

Waseca County



22a) Percentage of Owned Units Built Before 1950

Waseca County

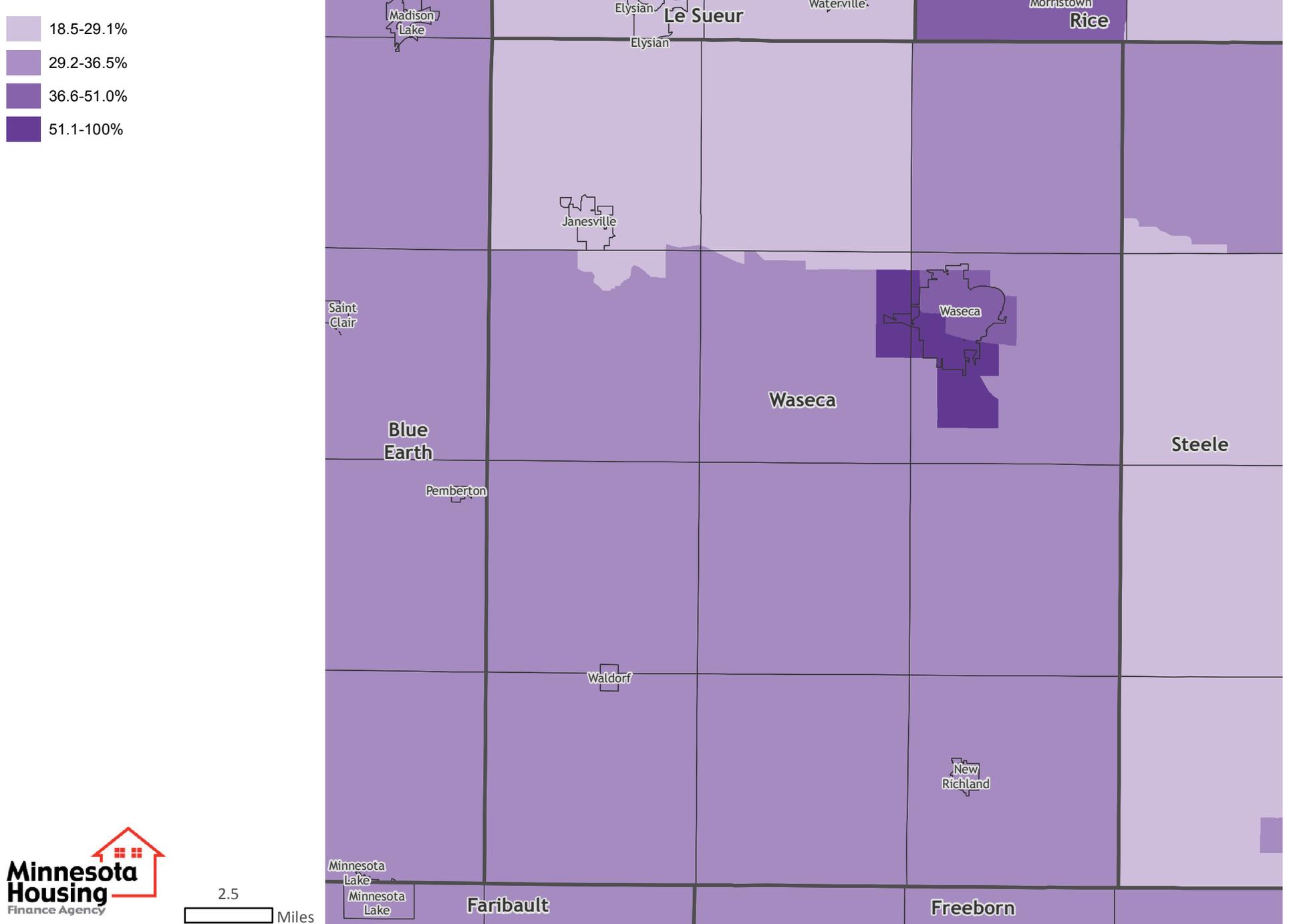


2.5 Miles

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

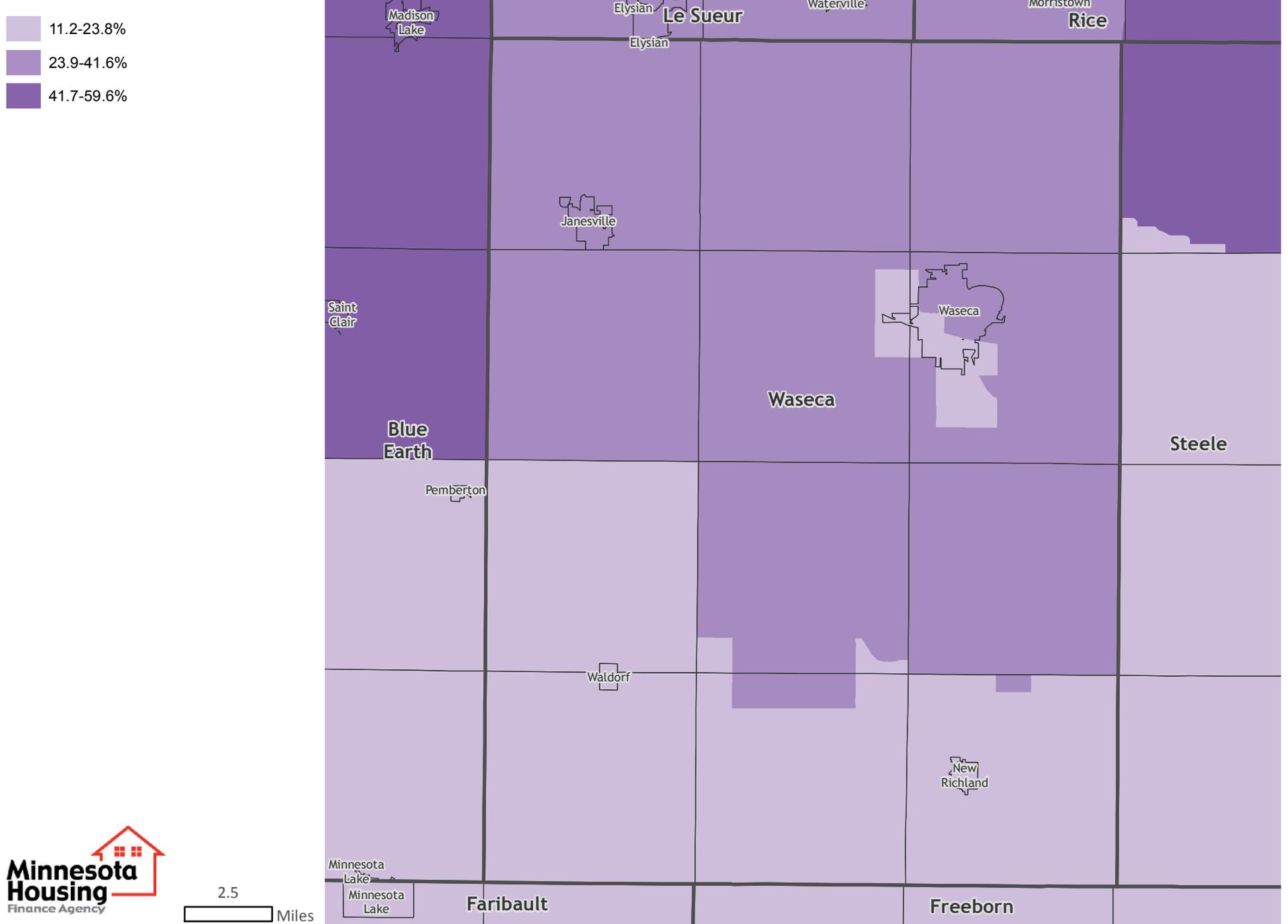
22b) Percentage of Owned Units Built 1950-1979

Waseca County



22c) Percentage of Owned Units Built 1980 and Later

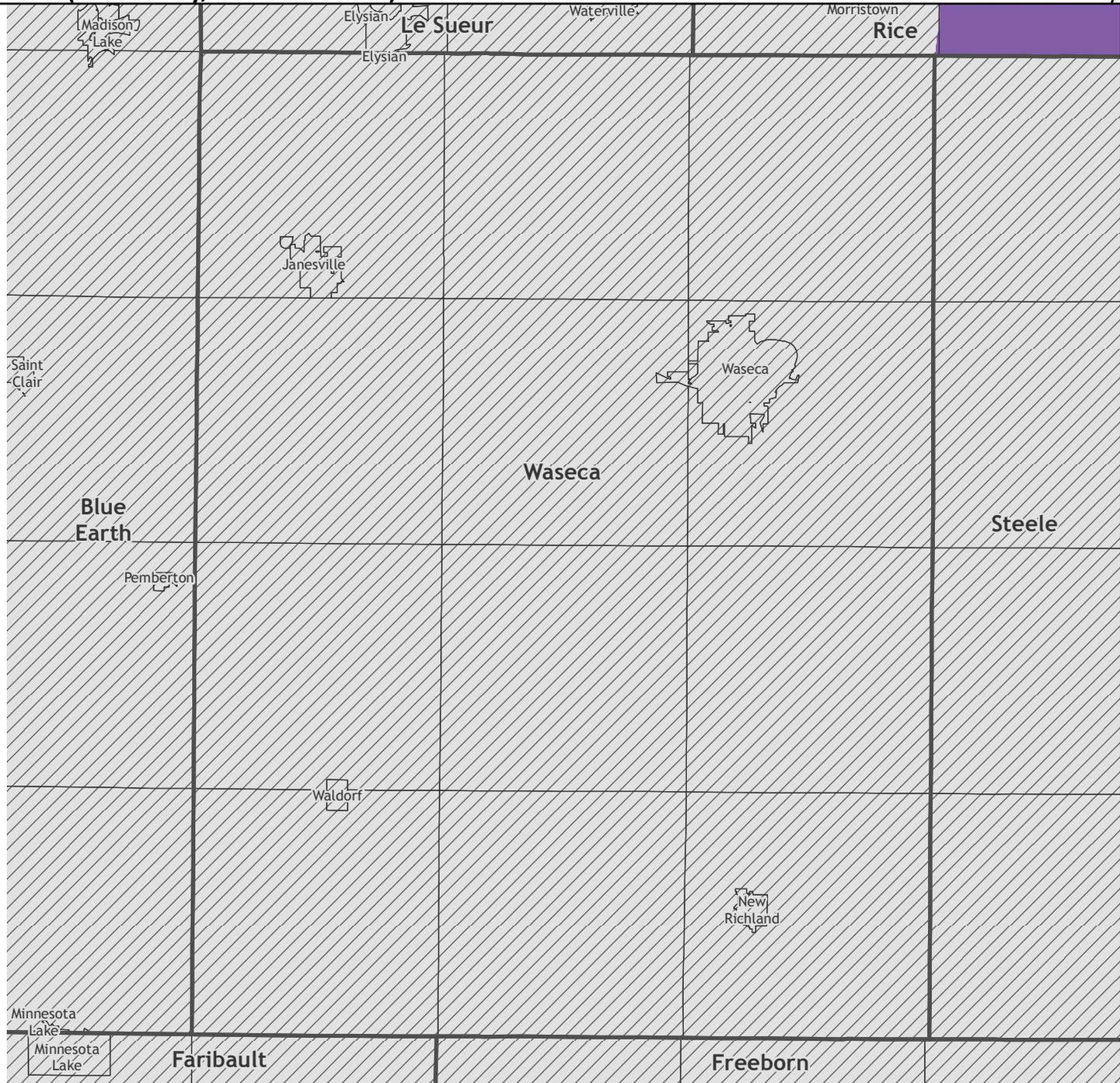
Waseca County



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

Waseca County

- /// Insufficient Data
- \$213,001-\$261,250



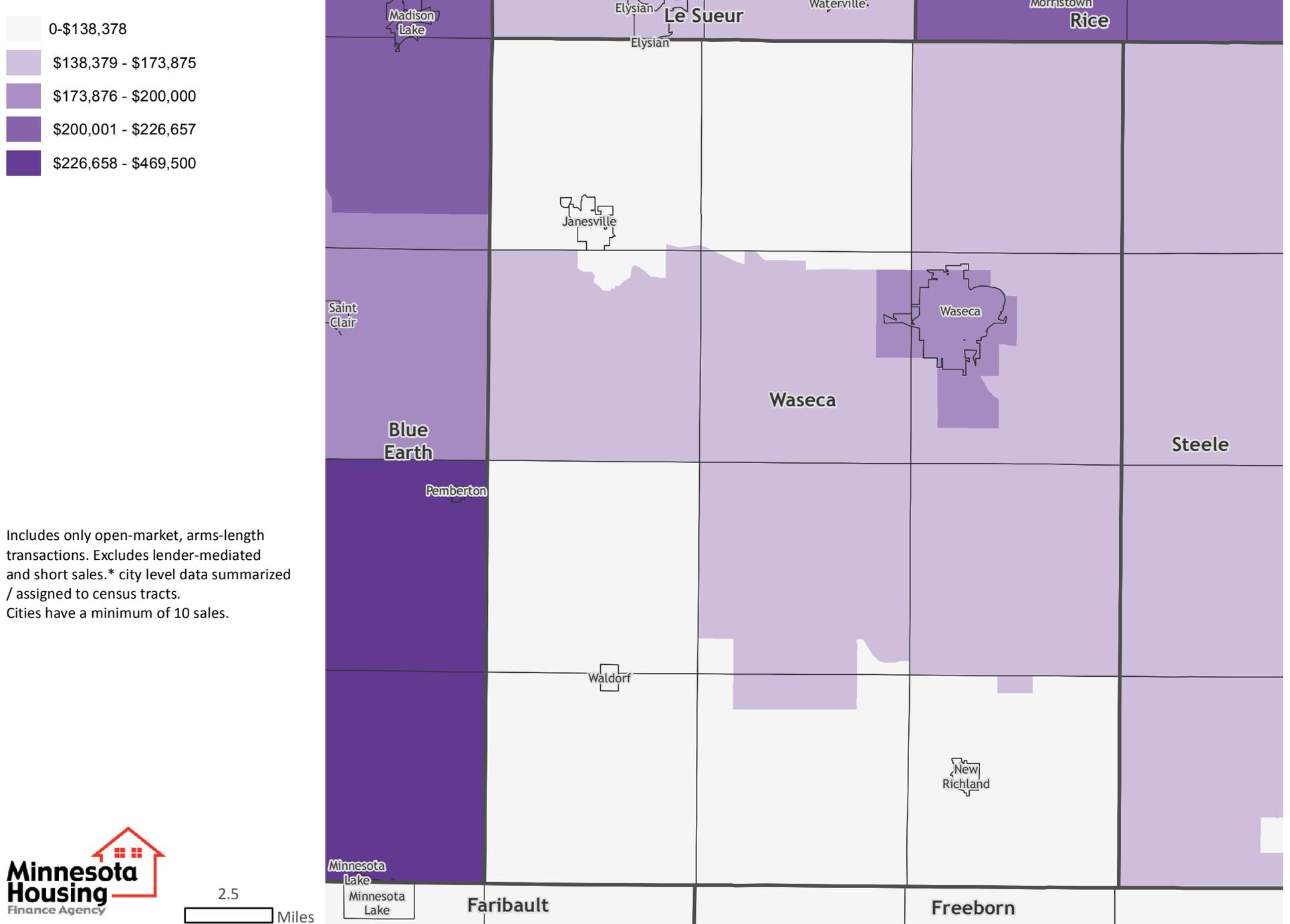
Includes all transactions.
 Excludes zip codes with fewer than 10 sales.
 Data allocated to tracts from zip code data.
 Data available only for Twin Cities Metro.



2.5 Miles

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

Waseca 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.

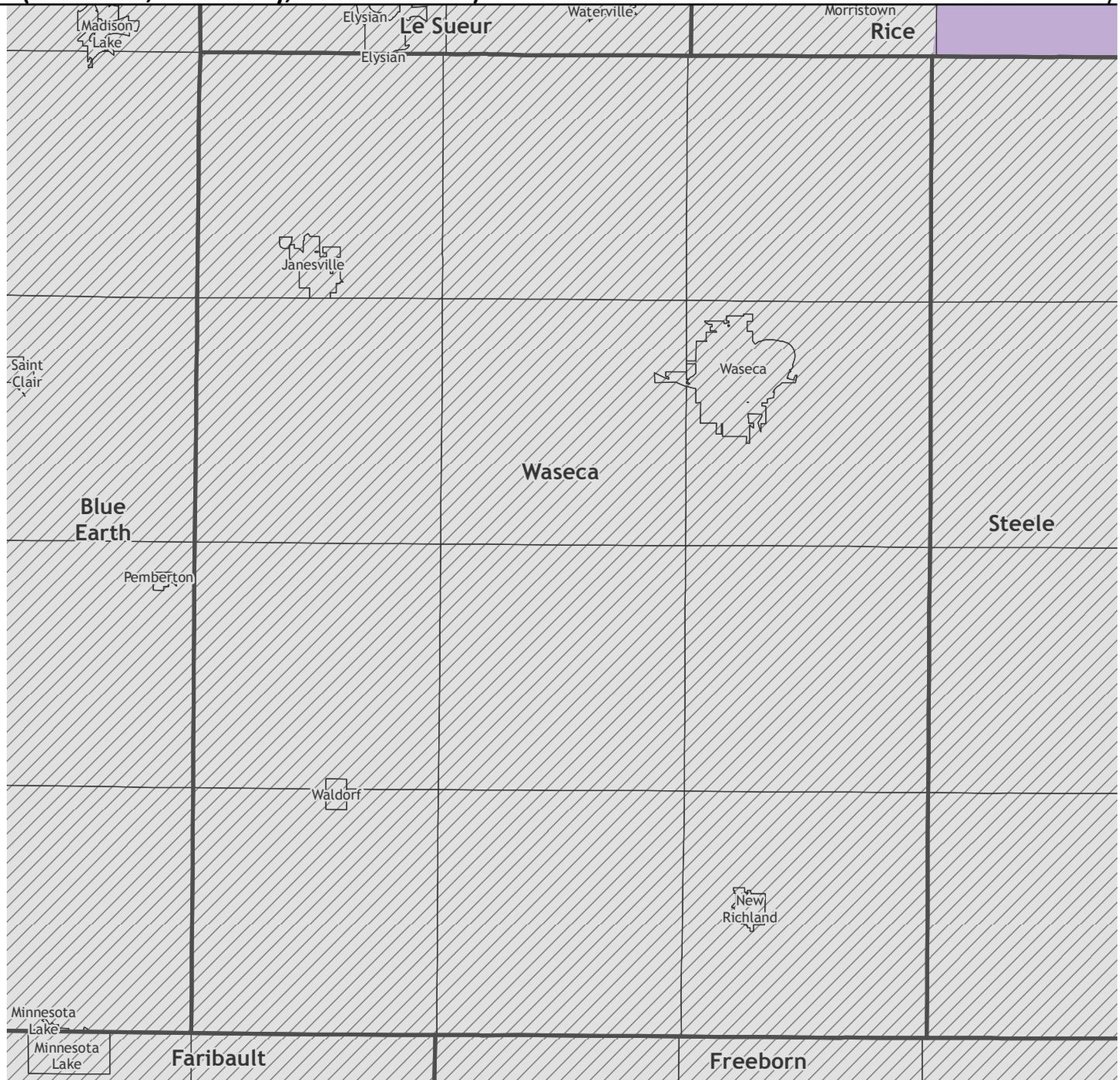


24a) Change in Median Sales Price (2013-2014, Metro Only, All Transactions)

Waseca County

/// Insufficient Data

■ 5.4-7.3% Gain



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

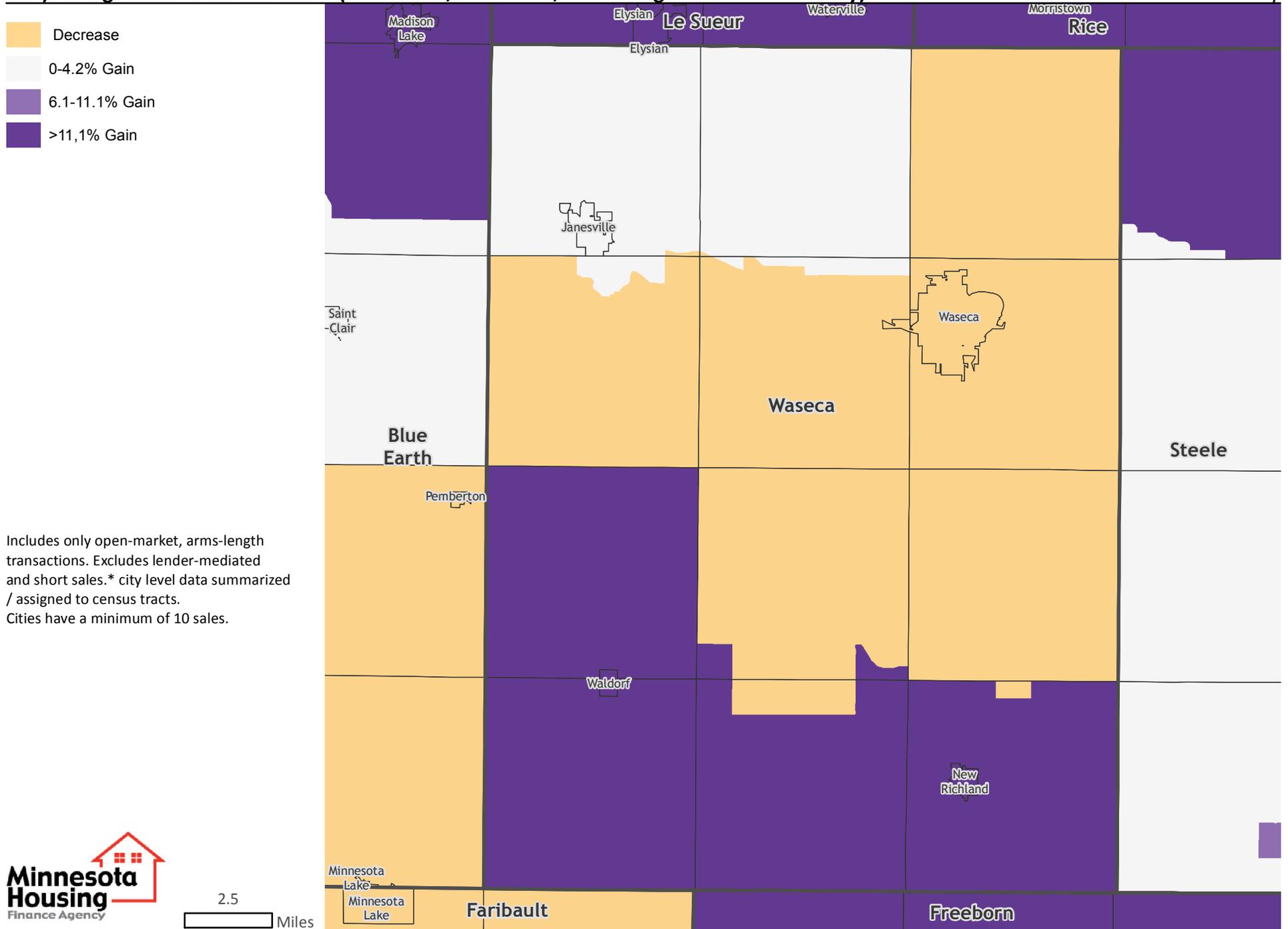
* data allocated to tracts from zip code data.
Data available only for Twin Cities Metro.



2.5 Miles

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

Waseca 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.

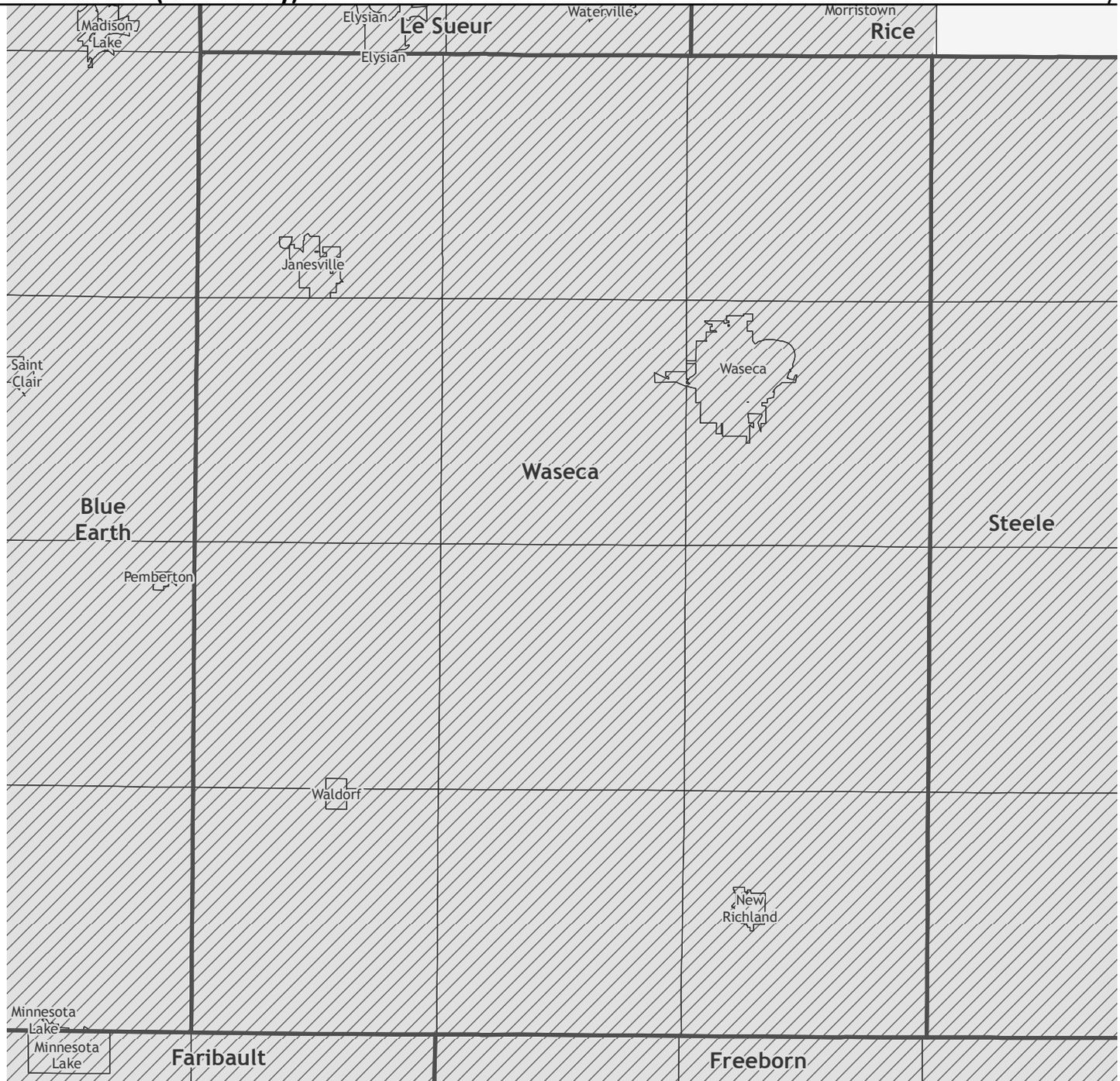


25) Average Month's Supply of Homes for Sale (Metro Only)

Waseca County

/// Insufficient Data

0-2.1



For 4th Quarter 2014

Data allocated to tracts from zip code data.

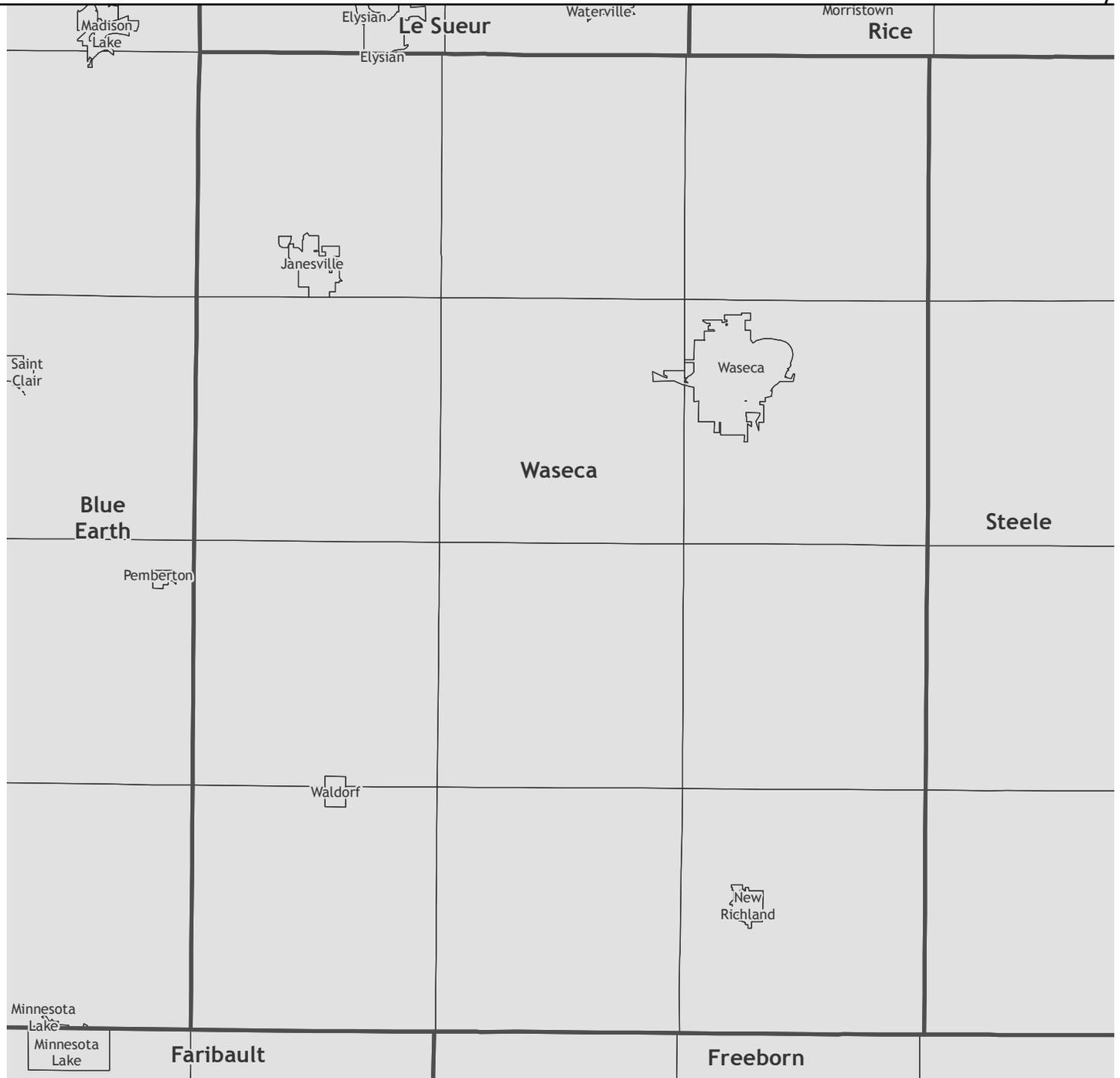
Data available only for Twin Cities Metro.



2.5 Miles

26) Economic Integration Priority Tracts

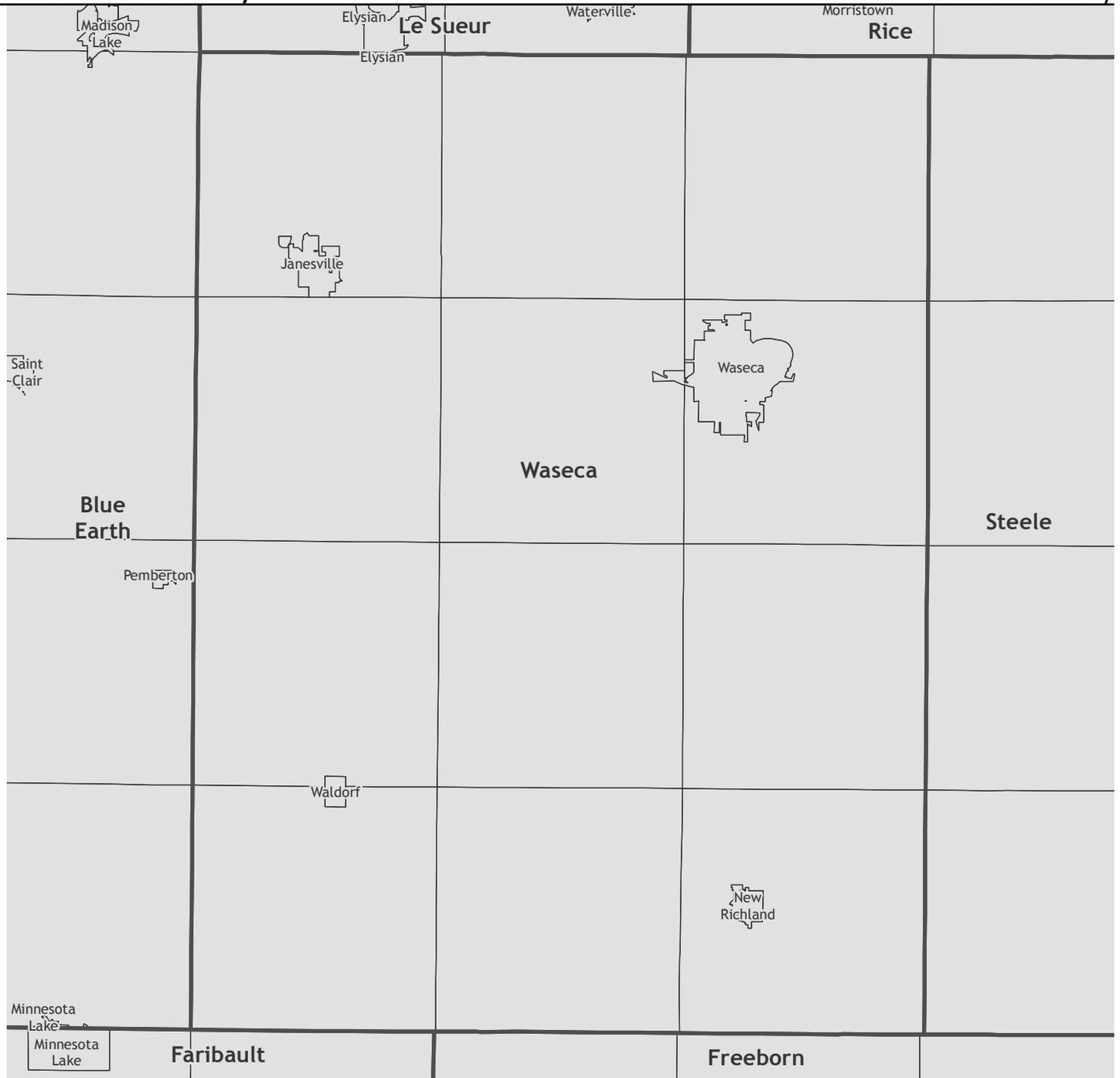
Waseca County



2.5 Miles

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

Waseca County



2.5 Miles

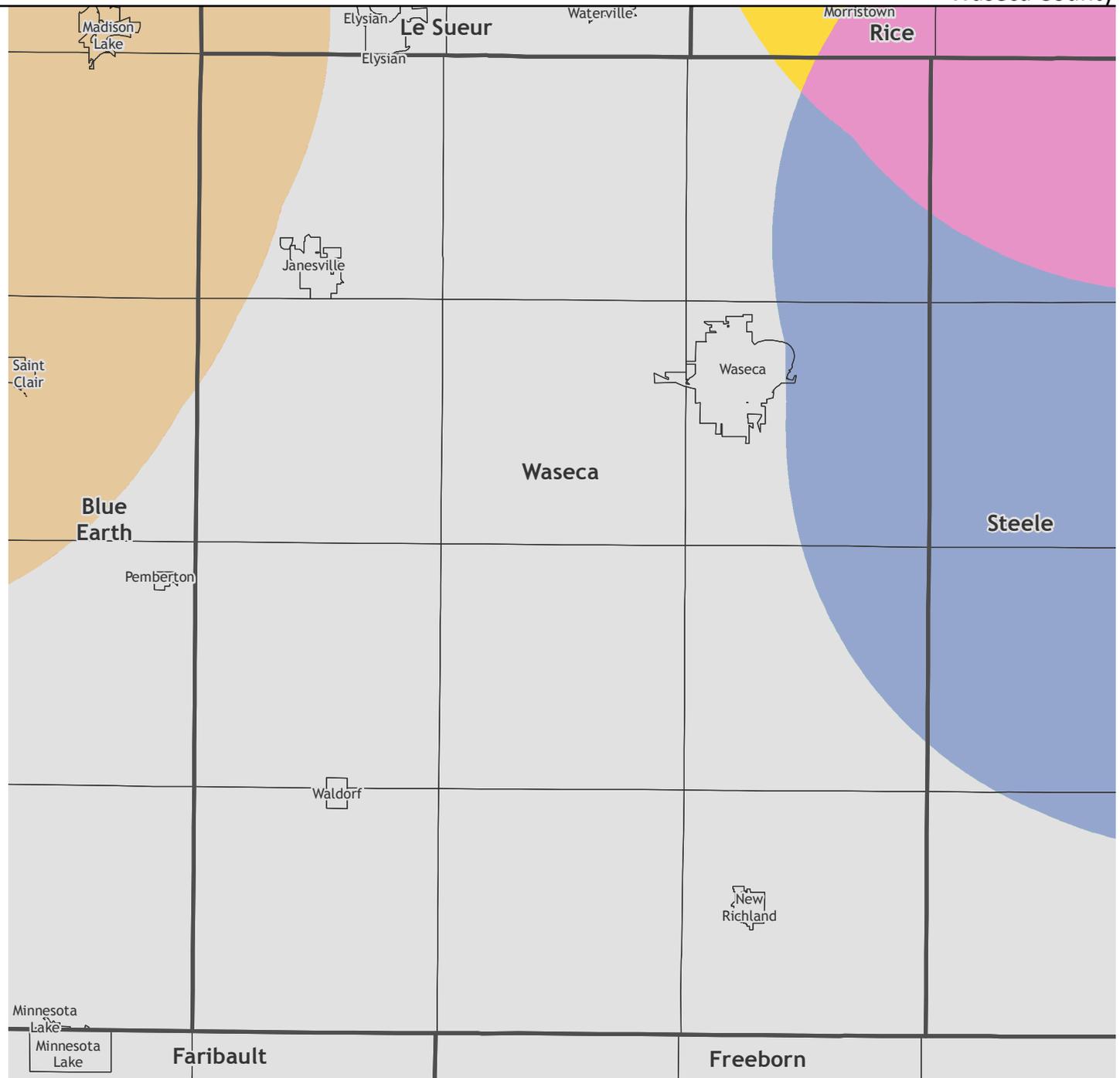
Source: Minnesota Housing analysis of transit data from Metro Transit, Duluth Transit Authority, St. Cloud, Rochester, and Moorhead bus systems.

28) Workforce Housing Areas

Waseca County

Type

- Job Center
- Job Center and Growth Community
- Job Center and Long Commute Community
- Job Center, Growth, and Long Commute Community
- Job Growth Community
- Job Growth and Long Commute Community
- Long Commute Community



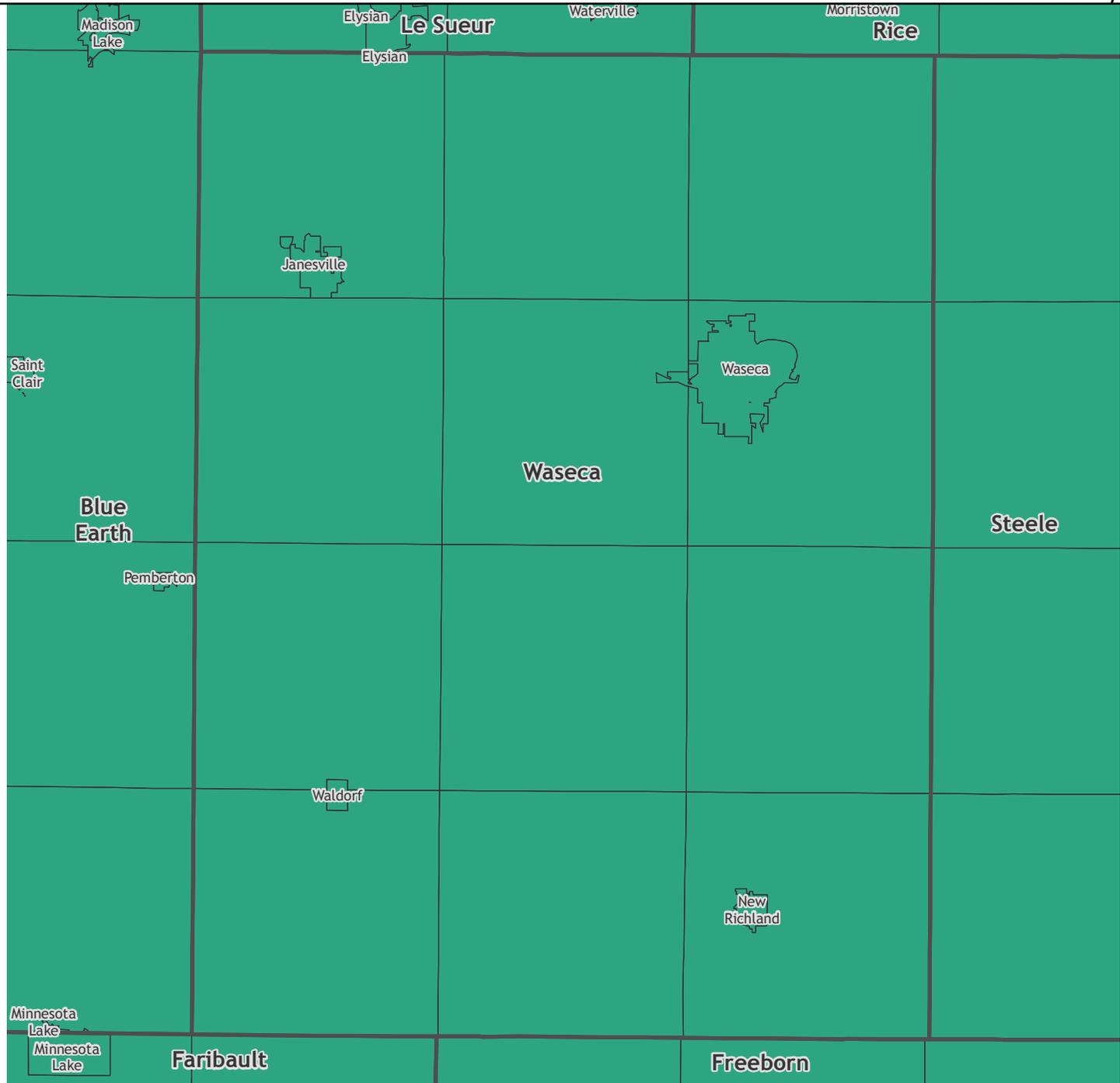
2.5 Miles

29) Rural Designation

Waseca County

Type

 Rural Area

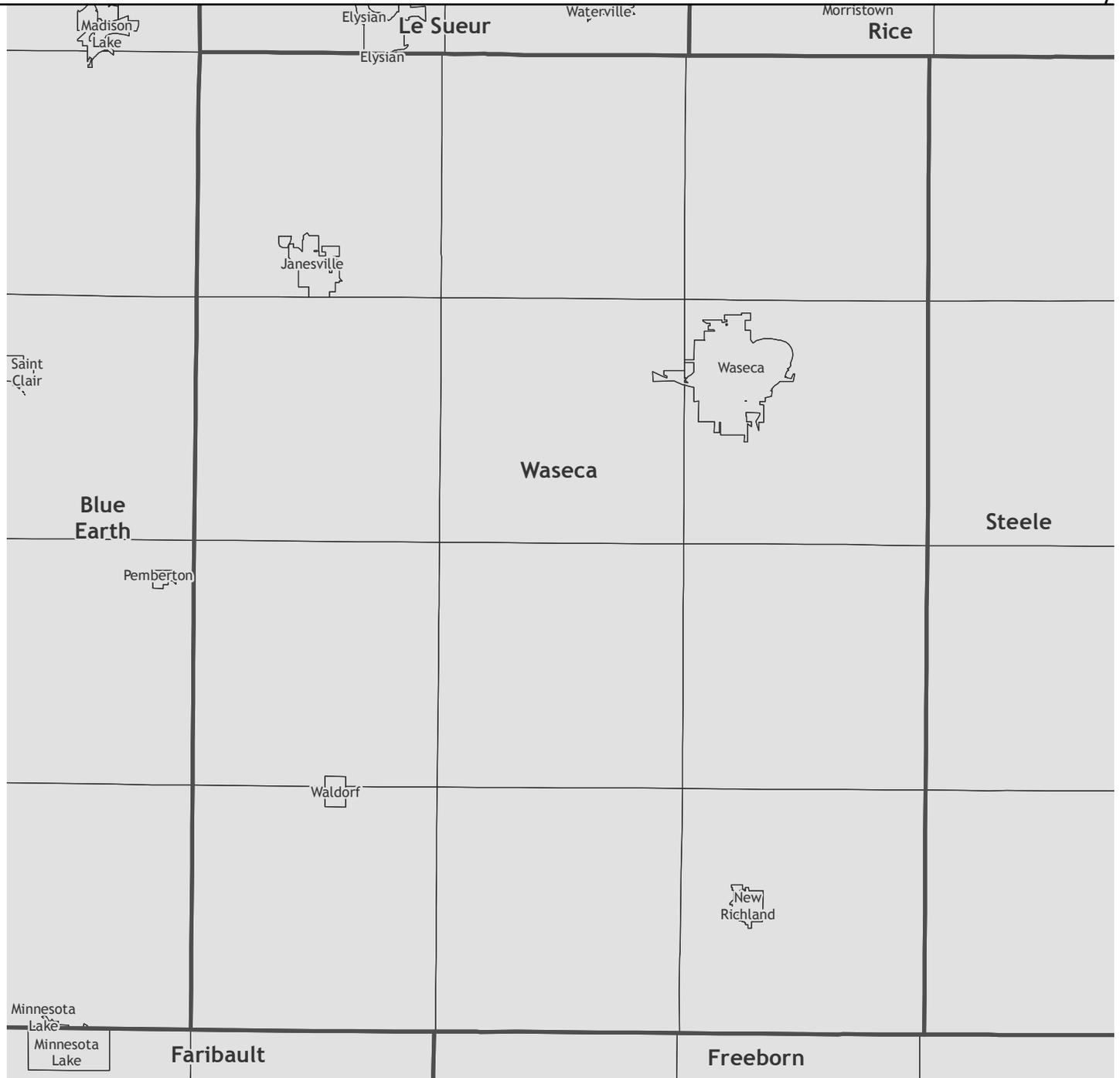


2.5 Miles

Source: Minnesota Housing

30) Qualified Census Tracts and Reservation Areas

Waseca County



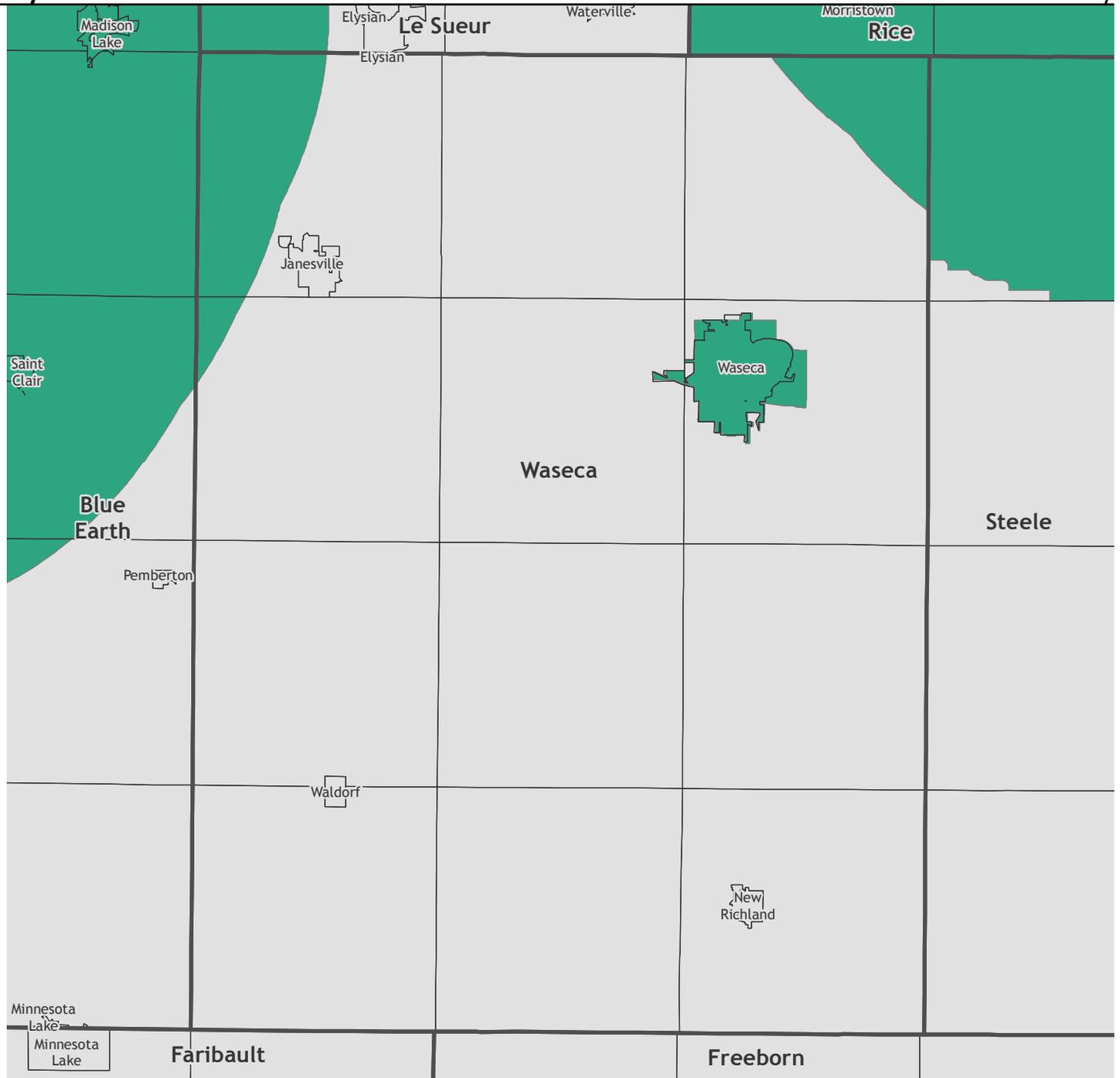
2.5 Miles

Source: US Dept of Housing and Urban Development and Minnesota Housing analysis of American Community Survey data.

31) Preservation Geographic Priority Areas

Waseca County

 Preservation

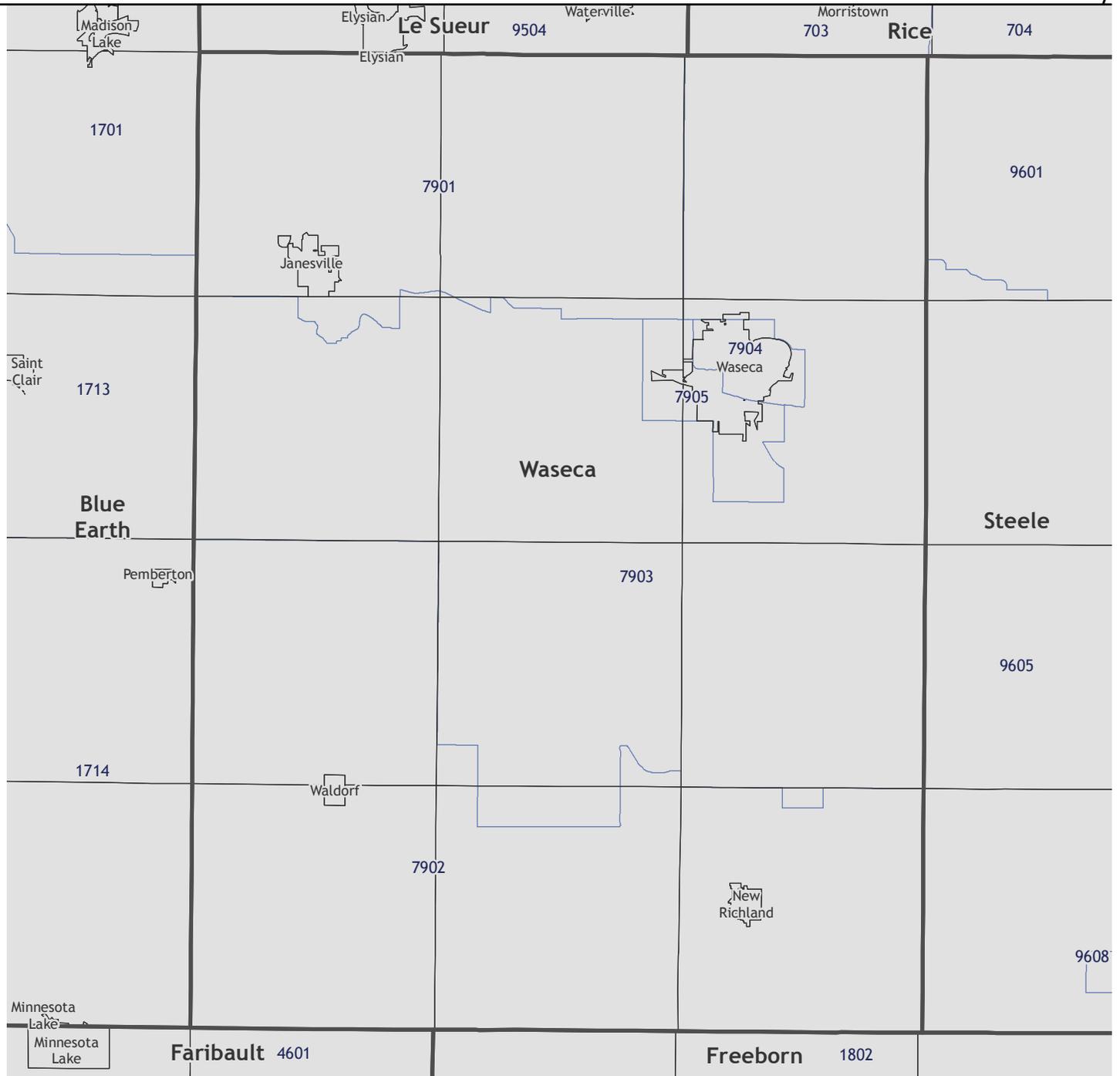


Source: Minnesota Housing

32) Census Tract Boundaries

Waseca County

 2010 Tracts



2.5 Miles

Source: US Census Tiger 2010.

33) Regional Areas of Analysis

Waseca County

