District 42A

RENTER STATISTICS

**MEDIAN RENT**
- **2013:** $995
- **2018:** $1,097

Median rent is an indicator of affordability. If rent is increasingly greatly, that can be an indicator of lack of affordability. In district 42A, rent increased 10% between 2013 and 2018. The district saw the 33rd highest rent increase out of 134 districts.

**MEDIAN RENTER INCOME**
- **2013:** $43,628
- **2018:** $42,477

Median renter income is an indicator of what people can afford for rent. If incomes stay flat or decline, it can be an indication that cost burden is increasing. In District 42A, renter income decreased -3% between 2013 and 2018. The district ranked 118th of 134 in terms of renter income increase.

**INCIDENT NEEDED TO AFFORD RENT:**
- **$43,880**

The income needed to afford rent -- $43,880 -- is greater than the median renter income in the district. With a gap of $1,403, rent in District 42A is not affordable.

**# COST BURDENED RENTERS**
- **DISTRIBUTION:**
  - **1,377**
  - **45%**

Cost-burdened renters pay 30% or more of their income on rent and an estimated 1,377 District 42A residents may have to sacrifice education, food, and medicine to afford a place to live. For highest cost burden, the district ranked 48th.

**# COST BURDENED SENIORS**
- **DISTRIBUTION:**
  - **598**
  - **71%**

District 42A ranked 13th out of 134 for the percentage of seniors struggling to afford housing.

**SEVERE COST BURDEN**
- **DISTRIBUTION:**
  - **27%**

Severe cost burden means a family is paying 50% or more of their income on housing. District 42A was the 15th highest of 134.

**% RENTERS THAT ARE POCI:**
- **DISTRIBUTION:**
  - **23%**
  - **10%**

People of color and indigenous people are more likely to be renters and less likely to own their own home. They are also much more likely to experience cost burden.

**SOURCES**
- Renter households: Rent and income adjusted for inflation. U.S. Census Bureau, American Community Survey 2018, 5 year estimates
- Owner households: Home value and income adjusted for inflation. U.S. Census Bureau, American Community Survey 2018, 5 year estimates
- Cost burden: U.S. Census Bureau, American Community Survey 2018, 5 year estimates
- Wages: Minnesota Department of Employment and Economic Development (MN DEED), Occupations in Demand, July 2019
- Homelessness: Wilder Research Center, 2019

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**Homeowner Statistics**

**Median Home Value**
- **2013**: $238,788
- **2018**: $239,900

In District 42A, median home values have stayed flat in the last 5 years. In terms of home value increase, 42A was ranked 107th out of 134.

**Median Owner Income**
- **2013**: $90,692
- **2018**: $93,223

Homeowner income has increased in the last 5 years. The district ranked 100th out of 134.

**Income Needed to Afford Median Home**: $71,970

**Regional Data**

**Top Jobs & Income in the Twin Cities Region**

- Retail Sales: $26,029
- Truck Driver: $52,343
- Food Service: $24,190
- Personal Care Aide: $26,766
- Registered Nurse: $86,042

**Homelessness in the Twin Cities Region**

- Number of Homeless on a given night in 2018: 6,763
- Change in Homelessness 2015 to 2018: 9%
- # of homeless kids: 2,277
- # of homeless seniors: 798

Without reliable shelter, productive work, progress at school and positive health outcomes are extremely difficult. Just a few decades ago, homelessness didn’t exist – and Minnesota has made strides in recent years, with a 9% reduction from 2012 to 2015.