**RENTER STATISTICS**

**MEDIAN RENT**
- **2013** $859  
- **2018** $906  

**MEDIAN RENTER INCOME**
- **2013** $34,447  
- **2018** $40,425  

**INCOME NEEDED TO AFFORD RENT:** $36,240

**DISTRICT 47A**

Cost-burdened renters pay 30% or more of their income on rent and an estimated 922 District 47A residents may have to sacrifice education, food, and medicine to afford a place to live. For highest cost burden, the district ranked 110th.

**# COST BURDENED RENTERS**  
- **922**  
- **37%**  

**CHANGE SINCE 2013**  
- **-19%**  

**SENIOR COST BURDEN**  
- **311**  
- **45%**

**SEVERE COST BURDEN**  
- **17%**

**% RENTERS THAT ARE POCI:**  
- **9%**  
- **3%**

The income needed to afford rent -- $36,240 -- is greater than the median renter income in the district. With a gap of $-4,185, rent in District 47A is affordable.

Median rent is an indicator of affordability. If rent is increasing greatly, that can be an indicator of lack of affordability. In district 47A, rent increased 6% between 2013 and 2018. The district saw the 71st highest rent increase out of 134 districts.

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 47A, renter income increased 17% between 2013 and 2018. The district ranked 45th of 134 in terms of renter income increase.

The income needed to afford rent -- $36,240 -- is greater than the median renter income in the district. With a gap of $-4,185, rent in District 47A is affordable.

**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

This report was published in February 2020, with data analysis by Gabriela Norton, Research Manager at Minnesota Housing Partnership, with graphics and design by Andy Birkey, MHP Director of Communications and Research. Questions? Contact MHP at info@mhponline.org or 651.925.5544.
### 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

### Regional Data

**Income needed to afford**

- **Median Home**: $84,570
- **Median Rent**: $84,570

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

- **Retail Sales**: $26,029
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- **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.