DISTRIBUTION 5B

2020 Minnesota Housing Partnership Legislative District Housing Profiles

RENTER STATISTICS

MEDIAN RENT

<p>| MEDIAN RENT | MEDIAN RENT |</p>
<table>
<thead>
<tr>
<th>2013</th>
<th>2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>$680</td>
<td>$675</td>
</tr>
</tbody>
</table>

-1% 2013 vs 2018

Median rent is an indicator of affordability. If rent is increasingly greatly, that can be an indicator of lack of affordability. In district 5B, rent decreased -1% between 2013 and 2018. The district saw the 112th highest rent increase out of 134 districts.

MEDIAN RENTER INCOME

<p>| MEDIAN RENTER INCOME | MEDIAN RENTER INCOME |</p>
<table>
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<tr>
<th>2013</th>
<th>2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>$25,673</td>
<td>$23,250</td>
</tr>
</tbody>
</table>

-9% 2013 vs 2018

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 5B, renter income decreased -9% between 2013 and 2018. The district ranked 132nd of 134 in terms of renter income increase.

INCOME NEEDED TO AFFORD RENT:

- $27,000

The income needed to afford rent -- $27,000 -- is greater than the median renter income in the district.

With a gap of $3,750, rent in District 5B is not affordable.

# COST BURDENED RENTERS

| 3,519 RENTERS |
| 20% RENTERS |

1,767

50%

15%

Cost-burdened renters pay 30% or more of their income on rent and an estimated 1,767 District 5B residents may have to sacrifice education, food, and medicine to afford a place to live. For highest cost burden, the district ranked 20th.

# COST BURDENED SENIORS

| 643 SENIORS |
| 59% |

District 5B ranked 63rd out of 134 for the percentage of seniors struggling to afford housing.

SEVERE COST BURDEN

- 26%

Severe cost burden means a family is paying 50% or more of their income on housing. District 5B was the 23rd highest of 134.

% RENTERS THAT ARE POCI

- renters owners

7% 2%

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.


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.
In District 5B, median home values have decreased in the last 5 years. In terms of home value increase, 5B was ranked 120th out of 134.

Homeowner income has increased in the last 5 years. The district ranked 62nd out of 134.

People of color and indigenous people are less likely to own their home, a key to building wealth.

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.