Housing Characteristics

City of Alamosa Comprehensive Plan and Downtown Needs Assessment, February 2016

For: City of Alamosa
By: RPI Consulting LLC
Housing Unit Supply

Source: DOLA Housing Unit and Population Estimates

Housing unit construction is keeping pace with population growth between 2000 and 2014 both grew at an average annual rate of 0.5%.
Vacancy Rate

Source: 2014 ACS

Lower vacancy rate indicates high demand for housing in Alamosa

11% Colorado

9% Alamosa
Housing Stock by Type

Source: 2014 ACS

<table>
<thead>
<tr>
<th>Category</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single Family</td>
<td>70%</td>
</tr>
<tr>
<td>Multi-family &gt;10 Units</td>
<td>23%</td>
</tr>
<tr>
<td>Multi-family &lt;10 Units</td>
<td>16%</td>
</tr>
<tr>
<td>Mobile Homes</td>
<td>4%</td>
</tr>
</tbody>
</table>

- Single Family: 70%
- Multi-family >10 Units: 23%
- Multi-family <10 Units: 16%
- Mobile Homes: 4%
Housing Tenure

Source: 2014 ACS

- Colorado: 65% Owner Occupied, 35% Rent
- Alamosa: 53% Owner Occupied, 47% Rent
Median Housing Costs

Source: 2014 ACS

Median Mortgage: $1,608
Median Rent: $969
Median Mortgage: $941
Median Rent: $608

Colorado
% of Pop. Paying <30% for Housing

Source: 2014 ACS

Housing in Alamosa is relatively affordable
Discussion Topics For Future Study

• Benchmarking/Aspirational Cities??

• Initial data seems to suggest that overall housing is affordable in Alamosa, what are other housing issues:
  • Overcrowding
  • Lack of supply due to college (rental units)
  • Quality
  • Lack of housing options

• Potential Areas for future study:
  • MLS/Sales data