

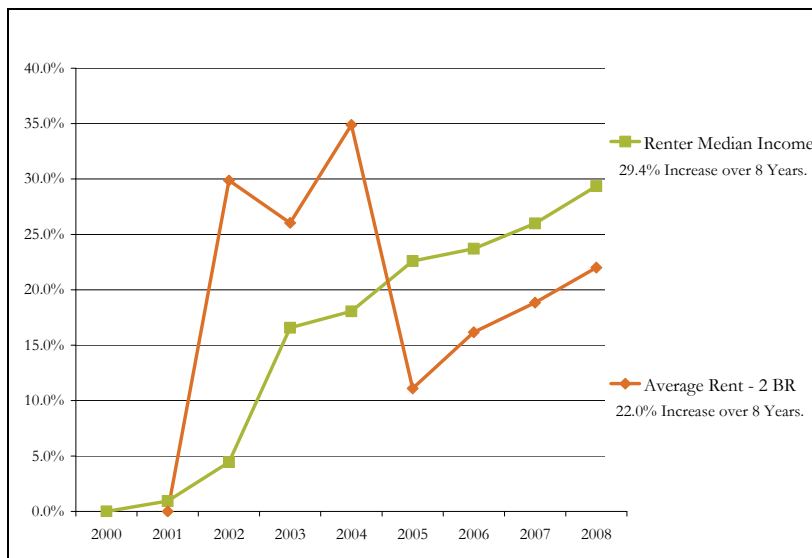
Portsmouth Labor Market Area (Maine Portion) Rental Housing Facts 2008

Rental Affordability Index

Area	Year	Affordability Index	Average 2-BR Rent ¹	Renter Household Median Income	Income Needed to Afford Average 2-BR Rent	2-BR Rent ¹ Affordable at Median Income	Households Unable to Afford Average 2-BR Rent
Portsmouth	2003	0.75	\$1,229	\$36,779	\$49,158	\$919	1,301 (65.6%)
LMA	2004	0.71	\$1,315	\$37,245	\$52,603	\$931	1,367 (67.8%)
	2005	0.89	\$1,083	\$38,675	\$43,331	\$967	1,164 (56.1%)
	2006	0.86	\$1,133	\$39,030	\$45,305	\$976	1,206 (58.4%)
	2007	0.84	\$1,189	\$39,746	\$47,543	\$994	1,266 (60.6%)
	2008	0.86	\$1,190	\$40,811	\$47,582	\$1,020	1,246 (59.0%)
Kittery	2008	0.84	\$1,207	\$40,477	\$48,266	\$1,012	1,002 (60.9%)
Eliot	2008	1.18	\$899	\$42,304	\$35,963	\$1,058	200 (43.0%)

The affordability index is the ratio of **2-Bedroom Rent Affordable at Median Renter Income to Average 2-Bedroom Rent**. An index of less than 1 means the area is generally unaffordable – i.e., a renter household earning area median renter income could not cover the cost of an average 2-bedroom apartment (including utilities) using no more than 30% of gross income.

Relative Increases in Household Income and Rent²



Average Rents¹

Year	Efficiency	1-Bedroom	2-Bedroom	3-Bedroom	4+-Bedroom
2003	-	\$969	\$1,229	\$1,492	\$1,941
2004	\$891	\$1,026	\$1,315	\$1,506	-
2005	-	\$815	\$1,083	\$1,412	-
2006	-	\$985	\$1,133	-	\$1,711
2007	-	\$1,002	\$1,189	-	\$1,962
2008	\$700	\$899	\$1,190	\$1,608	\$2,017

Renter Household Demographics

Area	Year	Total Renter Households ³	Renter Households with Income >50% to 80% AMI ⁴	Renter Households with Income >30% to 50% AMI	Renter Households with Income 30% AMI or Less	Average Household Size ³	Median Renter Head of Household Age ³
Portsmouth LMA	2003	1,983	479	286	377	2.35	41.5
	2004	2,018	485	306	400	2.36	41.4
	2005	2,075	507	319	406	2.34	42.1
	2006	2,066	506	328	402	2.33	42.7
	2007	2,091	520	339	409	2.31	43.0
	2008	2,111	521	335	411	2.30	43.1
Kittery	2008	1,646	392	223	295	2.20	42.3
Eliot	2008	465	98	87	107	2.48	46.6

Subsidized Housing Units

	Family Units	Senior Units	Disabled Units	Special Needs Units	Total Units
MaineHousing-Assisted	70	62	0	30	162
Total ⁵	70	103	0	30	203

Portable Housing Vouchers

	Total
MaineHousing-Assisted	60
Total ⁵	60

Endnotes

¹ Source of Rent data: MaineHousing Quarterly Rent Survey. All rent data reported adjusted to include the cost of utilities (heat, hot water and electricity).

² The Y Axis is an index defined as the ratio of the annual value to the year 2000 value.

³ Source of Renter Household data: Claritas.

⁴ Household Area Median Income (AMI).

⁵ Totals include units funded by MaineHousing, HUD, USDA Rural Development, and local housing authorities.