HOUSING COSTS

<table>
<thead>
<tr>
<th>MEDIAN SINGLE FAMILY</th>
<th>5 YEAR COMPARISON</th>
</tr>
</thead>
<tbody>
<tr>
<td>Home price: $298,500</td>
<td>2013 $258,696 ↑ 15%</td>
</tr>
<tr>
<td>Monthly housing payment: $2,186</td>
<td>2018 $1,736 ↑ 6%</td>
</tr>
</tbody>
</table>

$87,423 Income needed to afford this

<table>
<thead>
<tr>
<th>AVERAGE 2-BEDROOM RENT</th>
<th>5 YEAR COMPARISON</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rental payment: $1,846</td>
<td>2013 $1,736 ↑ 6%</td>
</tr>
</tbody>
</table>

$73,840 Income needed to afford this

AFFORDABILITY GAP

MONTHLY COSTS: OWNERS & RENTERS

CUMBERLAND

<table>
<thead>
<tr>
<th>POPULATION</th>
<th>HOUSEHOLDS</th>
<th>MEDIAN HOUSEHOLD INCOME</th>
</tr>
</thead>
<tbody>
<tr>
<td>34,498</td>
<td>13,541</td>
<td>$81,713</td>
</tr>
</tbody>
</table>

| 74% OWN | 26% RENT |

HOUSING & DEVELOPMENT CONDITIONS

HOUSING STOCK

Total: 14,355
- Single family: 66%
- Multifamily: 34%

INFRASTRUCTURE

REGION: Northeast
- Public Water: None
- Public Sewer: None

MULTIFAMILY BY RIGHT

IN RESIDENTIAL ZONES
- Yes: 10,000 sq. ft. lot for 1st unit; 5,000 sq. ft. per add’l unit (full water/sewer)
- No: 30,000 sq. ft. lot for 1st unit; 10,000 sq. ft. per add’l unit (water or sewer)

HOUSING TOOLBOX

ADU | AHTF | AR | CP | FZ | G/VC | ID | IZ | MU | TOD

2018 BUILDING PERMITS: Total 73
- Single family: 49
- Multi-family: 24

LONG-TERM AFFORDABLE HOMES

TOTAL # long-term affordable homes: 844
- 6.14% of year-round housing stock

NET GAIN SINCE 2005

Total +101
- Family: 55
- Elderly: 42
- Special Needs: 4

State-Funded BUILDING HOMES RHODE ISLAND: 56