

NORTH KINGSTOWN

POPULATION
26,207

HOUSEHOLDS
10,412

MEDIAN HOUSEHOLD INCOME
\$89,874

77% OWN

23% RENT



HOUSING COSTS

▶ MEDIAN SINGLE FAMILY

Home price **\$385,000**
Monthly housing payment **\$2,730**

5 YEAR COMPARISON

2014 **\$321,587** 2019 **\$385,000**
20% INCREASE

▶ AVERAGE 2-BEDROOM RENT

Rental payment **\$1,549**

5 YEAR COMPARISON

2014 **\$1,463** 2019 **\$1,549**
6% INCREASE

\$109,193

Income needed to afford this

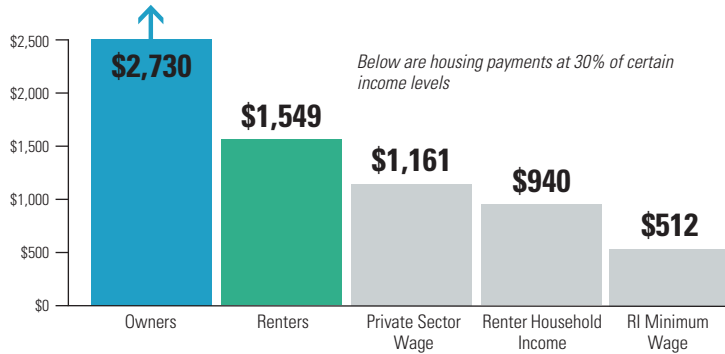
\$61,960

Income needed to afford this



AFFORDABILITY GAP

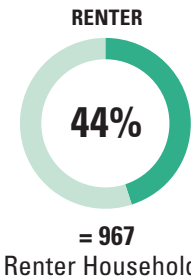
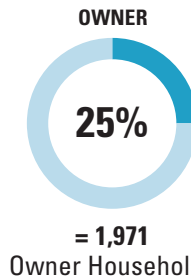
▶ MONTHLY COSTS: OWNERS & RENTERS



▶ COST BURDENED HOUSEHOLDS



2,938 HOUSEHOLDS ARE COST BURDENED



A household is considered burdened if it spends 30% or more of its income on housing costs.



CURRENT HOUSING & DEVELOPMENT

▶ HOUSING STOCK

Total **11,513** Single family **74%** Multifamily **26%**

▶ INFRASTRUCTURE

REGION: South

Public Water

Nearly Full Partial None

Public Sewer

Nearly Full < Partial None

▶ MULTIFAMILY BY RIGHT

IN RESIDENTIAL ZONES

Yes No

Square footage allowances vary depending on connections to public water and sewer

▶ RESIDENTIAL DEVELOPMENT ORDINANCES

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G/VC ID IZ MU TOD

▶ 2019 BUILDING PERMITS: Total **44** Single family **36** Multi-family **8**

▶ LONG-TERM AFFORDABLE HOMES

RI General Law: 45-53-3(9) Low or Moderate Income Housing

CURRENT **8.25%** % of year-round housing stock

904 # of long-term affordable homes



Elderly **25%**



Family **62%**



Special Needs **13%**

NEWLY ADDED

Ownership **4**

Rental **17**

PRESERVED RENTALS

0

State-Funded Homes

BUILDING HOMES RHODE ISLAND (Rounds I, II, & III): **146**