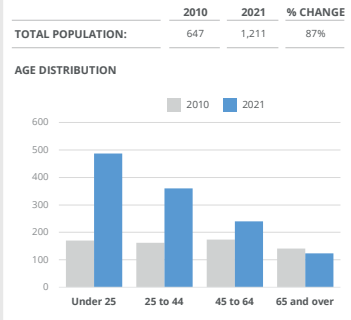


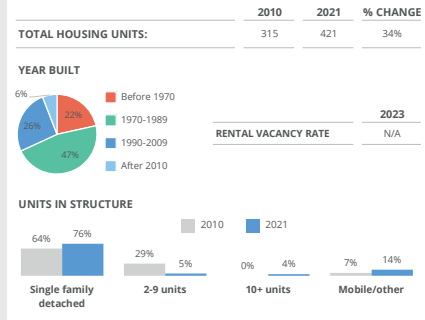
PLACE: Ranchester

Population 2010: 647 **Population Forecast 2030:** 1,032 **Population Change from 2010:** 59%

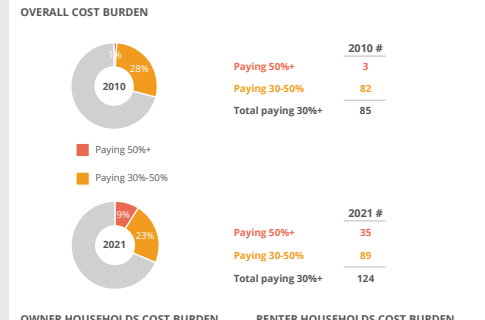
POPULATION BY AGE



HOUSING STOCK



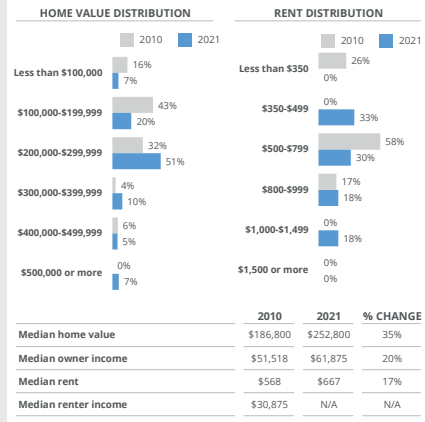
HOUSING NEEDS



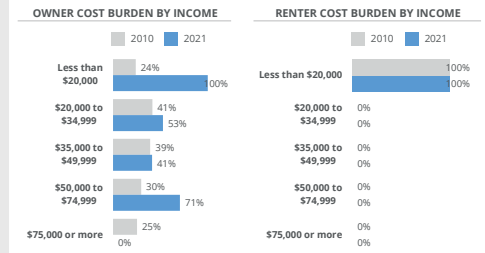
SOCIOECONOMIC MAKE-UP

	2010	2021	CHANGE
Households	291	395	104
Median income	\$42,404	\$60,208	\$17,804
Average household size	2.22	3.07	0.85
Homeownership rate	77%	85%	7%
Poverty rate	4%	6%	2%
Disability rate	N/A	6%	N/A
Pct. households with children	25%	31%	6%
Pct. single parents	2%	6%	4%
Pct. non-family households	41%	27%	-14%
Pct. senior (65+) living alone	22%	7%	-15%

HOUSING MARKET TRENDS



OWNER HOUSEHOLDS COST BURDEN **RENTER HOUSEHOLDS COST BURDEN**



OVERCROWDING **MARKET MISMATCH**

	2010	2021
All	2%	5%
Owners	2%	6%
Renters	0%	0%

	2010	2021
Renters with income <\$25,000	39%	47%
Rental units affordable to them	83%	43%
Renters with income <\$100,000	100%	63%
Ownership units affordable to them	94%	77%

WORKER AFFORDABILITY

OCCUPATION	2010 % EMPLOYMENT	2021 % EMPLOYMENT	2021 MEDIAN EARNINGS	MAX RENT	CAN AFFORD MEDIAN RENT?	MAX PURCHASE PRICE	CAN AFFORD MEDIAN PRICE?
Construction and extraction occupations	12%	19%	\$33,500	\$838	Yes	\$145,394	No
Healthcare practitioners and technical occupations	7%	11%	\$59,318	\$1,483	Yes	\$257,448	Yes
Management, business, and financial occupations	21%	11%	\$37,738	\$943	Yes	\$163,788	No
Office and administrative support occupations	9%	10%	\$33,333	\$833	Yes	\$144,670	No
Transportation occupations	10%	9%	\$35,125	\$878	Yes	\$152,447	No
Production occupations	2%	7%	\$97,000	\$2,425	Yes	\$420,993	Yes
Personal care and service occupations	8%	6%	N/A	N/A	N/A	N/A	N/A
Installation, maintenance, and repair occupations	2%	5%	N/A	N/A	N/A	N/A	N/A
Education, legal, community service, arts, and media occupations	5%	4%	\$58,250	\$1,456	Yes	\$252,813	Yes
Material moving occupations	0%	4%	N/A	N/A	N/A	N/A	N/A