

FACT SHEET

REGIONAL HOUSING PLANNING AREA

RHPA 8- MONROE

INTRODUCTION

This Fact Sheet displays important data on the state of housing within the eleven parishes in Regional Housing Planning Area 8. It includes information on affordability, previous investments in the area, and the population and households in each parish. The Louisiana Housing Alliance and the Greater New Orleans Housing Alliance (GNOHA) are hosting the Louisiana Statewide Housing Listening Tour.



LIST OF PARISHES IN RHPA 8:

- » Caldwell Parish
- » East Carroll Parish
- » Franklin Parish
- » Jackson Parish
- » Madison Parish
- » Morehouse Parish
- » Ouachita Parish
- » Richland Parish
- » Tensas Parish
- » Union Parish
- » West Carroll Parish

SOURCES

American Community Survey
1-year Estimates, 2016

(Caldwell, East Carroll, Franklin, Jackson, Madison, Morehouse, Richland, Tensas, Union and West Carroll used ACS 5-year Estimates, 2012-2016 due to data availability.

All Parishes used ACS 5-year Estimates 2012-2016 for "Race and Ethnicity" due to data availability.)

U.S. Census Building Permits, 2016

CALDWELL

POPULATION HOUSEHOLDS

9,997 3,635



RACE & ETHNICITY

BLACK 16.4%
WHITE 81.6%
ASIAN 0.3%
OTHER 1.7%

2.8% Hispanic or Latino
97.2% Not Hispanic or Latino

\$61,200 MEDIAN VALUE

MEDIAN RENT \$552

TENURE

OWNER OCCUPIED 23.6%
76.4% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 3,635 units
Vacant: 1,393 units
TOTAL: 5,028 units

\$29,832 MEDIAN HH INCOME

POVERTY STATUS
25.1%

COST BURDEN

Owner: 74.4%
Renter: 23.6%
Overall: 25.6%

RESIDENTIAL BUILDING PERMITS
18

EAST CARROLL

POPULATION HOUSEHOLDS

7,419 2,557



RACE & ETHNICITY

BLACK 71.1%
WHITE 27.2%
ASIAN 0.0%
OTHER 1.7%

0.8% Hispanic or Latino
99.2% Not Hispanic or Latino

\$55,900 MEDIAN VALUE

MEDIAN RENT \$499

TENURE

OWNER OCCUPIED 57.8%
42.2% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 2,557 units
Vacant: 519 units
TOTAL: 3,076 units

\$22,093 MEDIAN HH INCOME

POVERTY STATUS
48.7%

COST BURDEN

Owner: 19.1%
Renter: 60.7%
Overall: 40.8%

RESIDENTIAL BUILDING PERMITS
0

FRANKLIN

POPULATION HOUSEHOLDS

20,464 7,520



RACE & ETHNICITY

BLACK 33.1%
WHITE 65.8%
ASIAN 0.1%
OTHER 1.0%

0.3% Hispanic or Latino
99.7% Not Hispanic or Latino

\$82,100 MEDIAN VALUE

MEDIAN RENT \$519

TENURE

OWNER OCCUPIED 31.3%
68.8% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 7,520 units
Vacant: 1,589 units
TOTAL: 9,109 units

\$32,440 MEDIAN HH INCOME

POVERTY STATUS
31.5%

COST BURDEN

Owner: 13.5%
Renter: 61.2%
Overall: 25.3%

RESIDENTIAL BUILDING PERMITS
14

JACKSON

POPULATION HOUSEHOLDS

15,999 6,052



RACE & ETHNICITY

BLACK 30.2%
WHITE 67.9%
ASIAN 0.5%
OTHER 1.3%

1.5% Hispanic or Latino
98.5% Not Hispanic or Latino

\$85,300 MEDIAN VALUE

MEDIAN RENT \$496

TENURE

OWNER OCCUPIED 30.6%
69.4% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 6,052 units
Vacant: 1,686 units
TOTAL: 7,738 units

\$38,310 MEDIAN HH INCOME

POVERTY STATUS
27.2%

COST BURDEN

Owner: 15.4%
Renter: 59.9%
Overall: 34.1%

RESIDENTIAL BUILDING PERMITS
28

MADISON

POPULATION HOUSEHOLDS

11,803 4,080



RACE & ETHNICITY

BLACK 63.1%
WHITE 36.0%
ASIAN 0.0%
OTHER 1.0%

1.9% Hispanic or Latino
98.1% Not Hispanic or Latino

\$62,000 MEDIAN
VALUE

MEDIAN
RENT \$490

TENURE

OWNER OCCUPIED 46.5%
53.5% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 4,080 units
Vacant: 848 units
TOTAL: 4,928 units

\$ \$ \$25,404
MEDIAN HH INCOME

POVERTY STATUS
39.6% \$

COST BURDEN

Owner: 21.8%
Renter: 59.2%
Overall: 36.9%

RESIDENTIAL
BUILDING
PERMITS
76

MOREHOUSE

POPULATION HOUSEHOLDS

26,739 10,273



RACE & ETHNICITY

BLACK 48.2%
WHITE 50.1%
ASIAN 0.3%
OTHER 1.3%

1.2% Hispanic or Latino
98.8% Not Hispanic or Latino

\$80,500 MEDIAN
VALUE

MEDIAN
RENT \$567

TENURE

OWNER OCCUPIED 35.1%
64.9% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 10,273 units
Vacant: 2,229 units
TOTAL: 12,502 units

\$ \$ \$30,279
MEDIAN HH INCOME

POVERTY STATUS
28.8% \$

COST BURDEN

Owner: 18.5%
Renter: 55.4%
Overall: 26.9%

RESIDENTIAL
BUILDING
PERMITS
11

OUACHITA

POPULATION HOUSEHOLDS

156,983 56,903



RACE & ETHNICITY

BLACK 37.6%
WHITE 60.0%
ASIAN 1.0%
OTHER 1.4%

2.1% Hispanic or Latino
97.9% Not Hispanic or Latino

\$144,000 MEDIAN
VALUE

MEDIAN
RENT \$697

TENURE

OWNER OCCUPIED 40.4%
59.6% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 56,903 units
Vacant: 9,431 units
TOTAL: 66,334 units

\$ \$ \$37,275
MEDIAN HH INCOME

POVERTY STATUS
24.1% \$

COST BURDEN

Owner: 15.0%
Renter: 57.9%
Overall: 32.1%

RESIDENTIAL
BUILDING
PERMITS
559

RICHLAND

POPULATION HOUSEHOLDS

20,692 7,581



RACE & ETHNICITY

BLACK 36.4%
WHITE 62.2%
ASIAN 0.1%
OTHER 1.4%

2.0% Hispanic or Latino
98.0% Not Hispanic or Latino

\$86,900 MEDIAN
VALUE

MEDIAN
RENT \$539

TENURE

OWNER OCCUPIED 33.9%
66.1% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 7,581 units
Vacant: 1,248 units
TOTAL: 8,829 units

\$ \$ \$35,684
MEDIAN HH INCOME

POVERTY STATUS
24.0% \$

COST BURDEN

Owner: 15.4%
Renter: 44.6%
Overall: 23.5%

RESIDENTIAL
BUILDING
PERMITS
19

TENSAS

POPULATION HOUSEHOLDS

4,793



1,941

RACE & ETHNICITY

BLACK **55.7%**
WHITE **43.7%**
ASIAN **0.0%**
OTHER **0.6%**

1.7% Hispanic or Latino
98.3% Not Hispanic or Latino

\$57,200 **MEDIAN VALUE**

MEDIAN RENT \$436

TENURE

OWNER OCCUPIED **39.6%**
60.4% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 1,941 units
Vacant: 1,436 units
TOTAL: 3,377 units

\$22,385 **MEDIAN HH INCOME**

POVERTY STATUS

33.8%

COST BURDEN

Owner: 14.6%
Renter: 59.6%
Overall: 24.1%

RESIDENTIAL BUILDING PERMITS
10

UNION

POPULATION HOUSEHOLDS

22,460



8,194

RACE & ETHNICITY

BLACK **25.6%**
WHITE **71.5%**
ASIAN **0.1%**
OTHER **2.8%**

4.5% Hispanic or Latino
95.5% Not Hispanic or Latino

\$89,500 **MEDIAN VALUE**

MEDIAN RENT \$480

TENURE

OWNER OCCUPIED **20.4%**
79.6% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 8,194 units
Vacant: 3,235 units
TOTAL: 11,429 units

\$37,049 **MEDIAN HH INCOME**

POVERTY STATUS

24.9%

COST BURDEN

Owner: 16.3%
Renter: 58.2%
Overall: 22.6%

RESIDENTIAL BUILDING PERMITS
35

WEST CARROLL

POPULATION HOUSEHOLDS

11,370



4,185

RACE & ETHNICITY

BLACK **16.0%**
WHITE **81.3%**
ASIAN **0.0%**
OTHER **2.7%**

3.0% Hispanic or Latino
97.0% Not Hispanic or Latino

\$73,100 **MEDIAN VALUE**

MEDIAN RENT \$516

TENURE

OWNER OCCUPIED **27.7%**
72.3% RENTER OCCUPIED

OCCUPANCY STATUS

Occupied: 4,185 units
Vacant: 891 units
TOTAL: 5,076 units

\$36,670 **MEDIAN HH INCOME**

POVERTY STATUS

24.0%

COST BURDEN

Owner: 10.8%
Renter: 38.2%
Overall: 15.8%

RESIDENTIAL BUILDING PERMITS
6