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The Florida Housing Data Clearinghouse provides public access to data about housing needs and supply, subsidized rental housing, and household demographics in Florida communities.

Housing Needs Assessment for Alachua County

September 2024

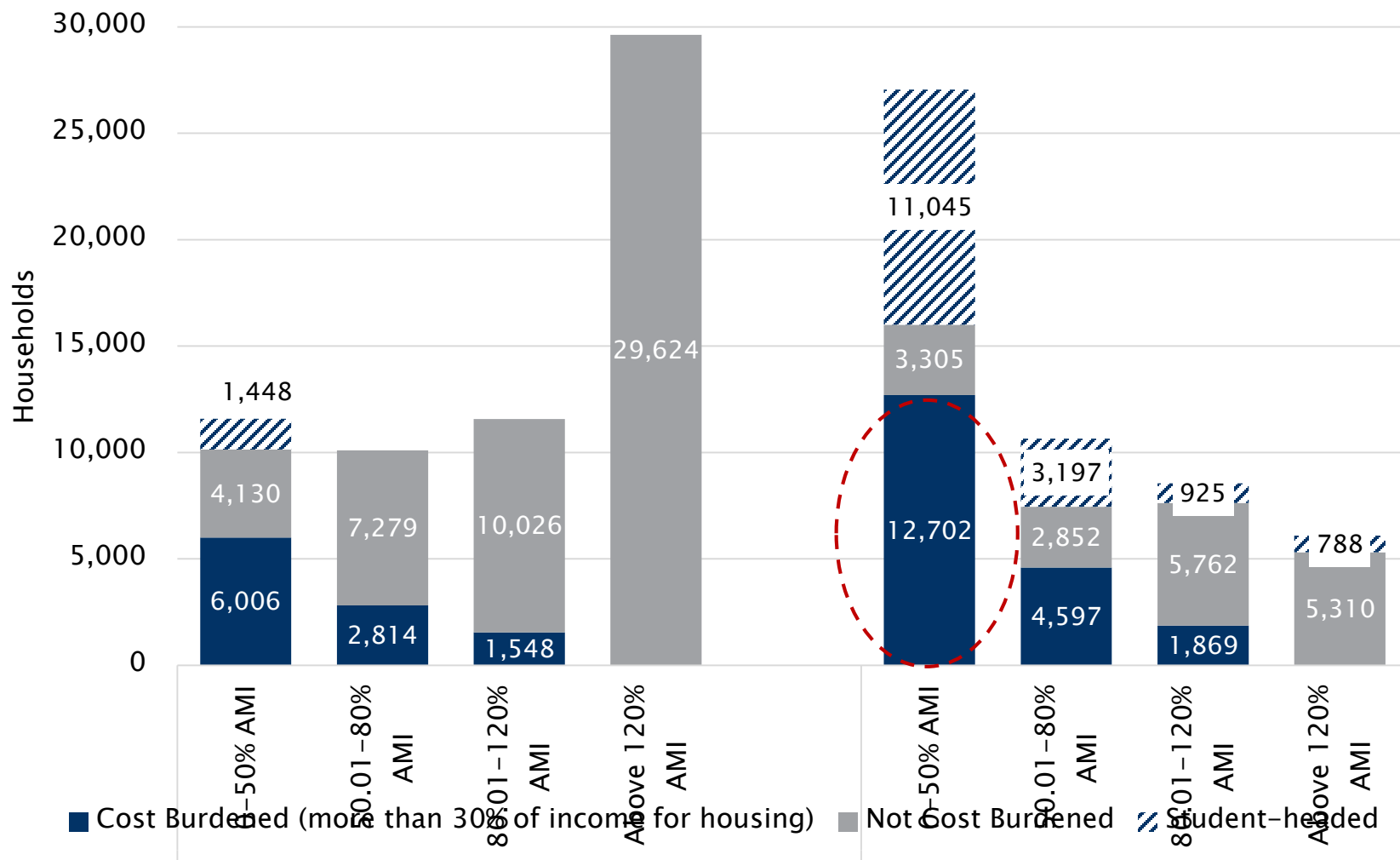
2024 Alachua County Income (% AMI) and Housing Cost Limits

Income level	Annual income range (1–4 person household)	Hourly wage, 1 full-time job	Hourly wage, 2 full-time jobs	Max. affordable monthly housing cost (1–3 bedroom unit)
50% AMI	\$33,350–47,650	\$16–\$23	\$12	\$833–1,239
80% AMI	\$53,360–76,240	\$26–\$37	\$13–18	\$1,334–1,983
120% AMI	\$80,040–114,360	\$38–\$55	\$19–\$27	\$2,145–2,974

<http://flhousingdata.shimberg.ufl.edu/income-and-rent-limits/>



Cost Burden, v. 1: 2022 American Community Survey Microdata



Households by Tenure, Income (% AMI), and Cost Burden, Alachua County, 2022

Notes: “Student-headed” refers to non-family renter households headed by a full-time student. Counts of cost-burdened households above 120% AMI and student-headed, owner households above 50% AMI are not statistically significant.

Source: Shimberg Center tabulation of U.S. Census Bureau, 2022 American Community Survey

Cost Burden, v. 2: Shimberg Affordable Housing Needs Assessment (AHNA)

Renter Households, Cost Burden by Income, 2022 Estimate (Summary)

Geography	Household Income	Housing Cost Burden		
		30% or less	30.1-50%	More than 50%
Alachua County	30% AMI or less	1196	1024	12409
Alachua County	30.01-50% AMI	1716	4085	3613
Alachua County	50.01-80% AMI	5454	4680	670
Alachua County	80.01-100% AMI	3934	1251	111
Alachua County	Greater than 100% AMI	9688	316	149

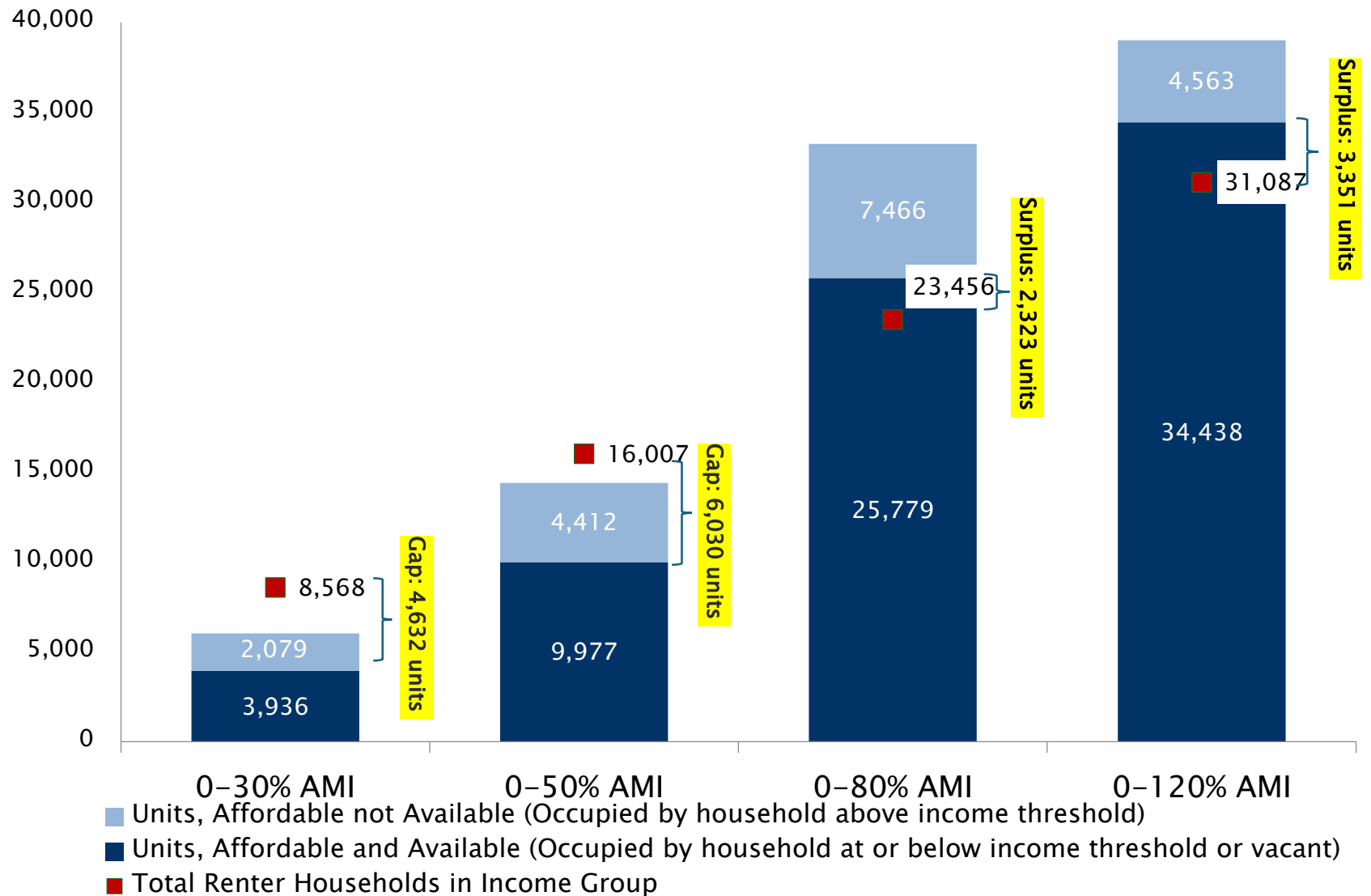
Sources: Estimates and projections by Shimberg Center for Housing Studies, based on U.S. Department of Housing Development, Comprehensive Housing Affordability Strategy (CHAS) dataset and population projections by the Bureau of Economic and Business Research, University of Florida

Owner-Occupied Households, Cost Burden by Income, 2022 Estimate (Summary)

Geography	Household Income	Housing Cost Burden		
		30% or less	30.1-50%	More than 50%
Alachua County	30% AMI or less	1260	992	2322
Alachua County	30.01-50% AMI	3329	1776	1309
Alachua County	50.01-80% AMI	6690	1692	631
Alachua County	80.01-100% AMI	5177	820	113
Alachua County	Greater than 100% AMI	33828	1210	159

Sources: Estimates and projections by Shimberg Center for Housing Studies, based on U.S. Department of Housing Development, Comprehensive Housing Affordability Strategy (CHAS) dataset and population projections by the Bureau of Economic and Business Research, University of Florida

Affordable/Available Units



Number of Affordable Units, Affordable/Available Units, and Renter Households by Income, Alachua County 2022
 Source: Shmberg Center tabulation of U.S. Census Bureau, 2022 American Community Survey

Contact & Links

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- Main site: <http://www.shimberg.ufl.edu>
- Data clearinghouse:
<http://flhousing.data.shimberg.ufl.edu>
- Alachua County AHNA:
<http://flhousingdata.shimberg.ufl.edu/affordability/results?nid=100>
- Shimberg Center Annual Report w/affordable/available:
http://shimberg.ufl.edu/publications/Shimberg_annual_report_Dec_2023.pdf
- Alachua County PowerPoint on housing trends:
http://www.shimberg.ufl.edu/publications/Alachua_presentation_062124.pptx