

The logo features a stylized house outline in green and blue, with the word "NEVADA" in blue and "Housing Coalition" in white below it.

NEVADA Housing Coalition

NV Rural Communities Summit

October 29, 2024

 Home Means Nevada and Every Nevadan Deserves a Home

About Us

The Nevada Housing Coalition (NHC) is a 501(c)3 statewide, member-based nonprofit.

MISSION:

To promote the development and preservation of affordable housing for all Nevadans through collaboration, education, and advocacy.



ADVOCACY

State Level

- 2023 Legislative Session
- HMNI Recommendation

Federal Level

- National working group participation
- Active engagement with Congressional Delegates



COLLABORATION

- Cross-sector collaboration
- Advisory committees
- Accessing diverse perspectives through membership
- Working groups
- Networking events
- Community involvement
- Stakeholder engagement



EDUCATION

- ElevateNV Affordable Housing
- Monthly Lunch & Learns
- Annual Nevada Housing Conference
- Nevada Affordable Housing 101
- Information and resource sharing

Nevada State Data Overview

Key Facts

101,413 or 21%

Renter households that are extremely low-income

\$26,500

Maximum income for 4-person extremely low-income household (state level)

-83,994

Shortage of rental homes affordable and available for extremely low-income renters

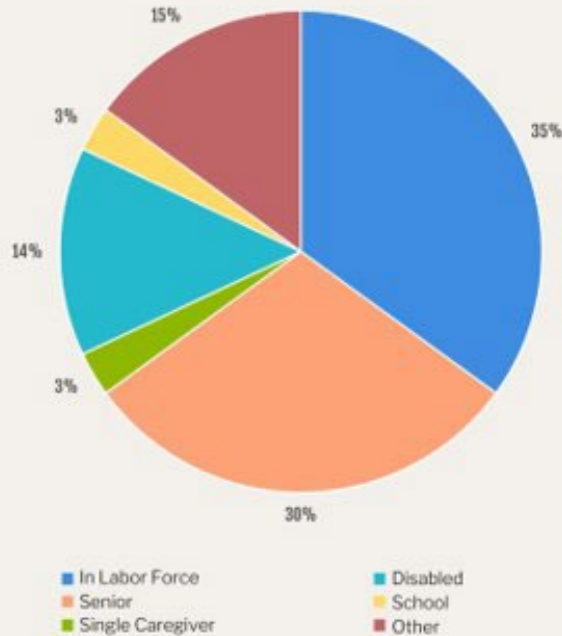
\$49,294

Annual household income needed to afford a two-bedroom rental home at HUD's Fair Market Rent

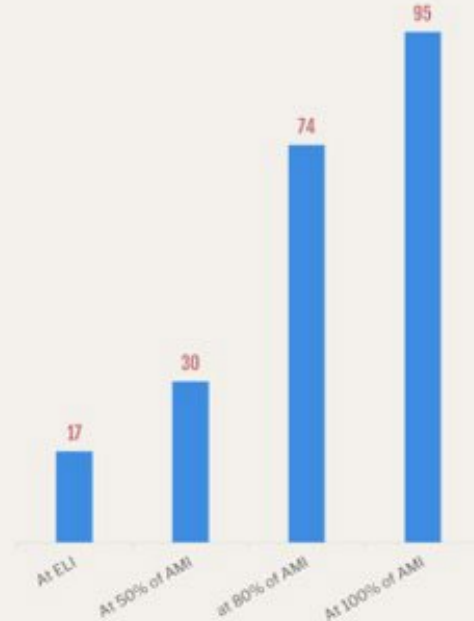
86%

Percent of extremely low-income renter households with severe cost burden

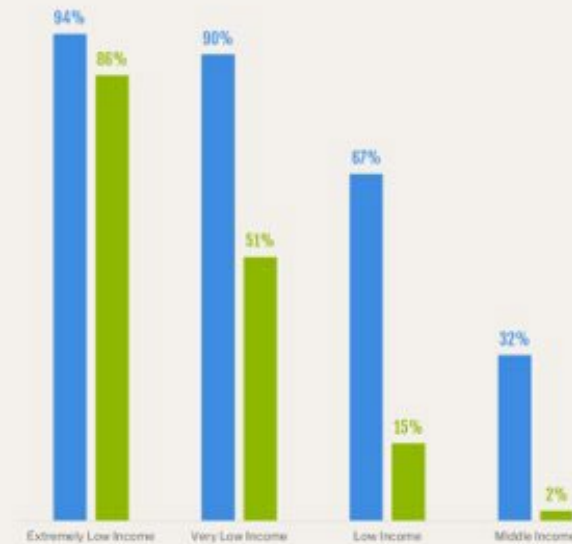
Extremely Low Income Renter Households



Affordable & Available Homes per 100 Renter Households



Housing Cost Burden by Income Group



*Source: NLIHC tabulations of 2021 ACS PUMS

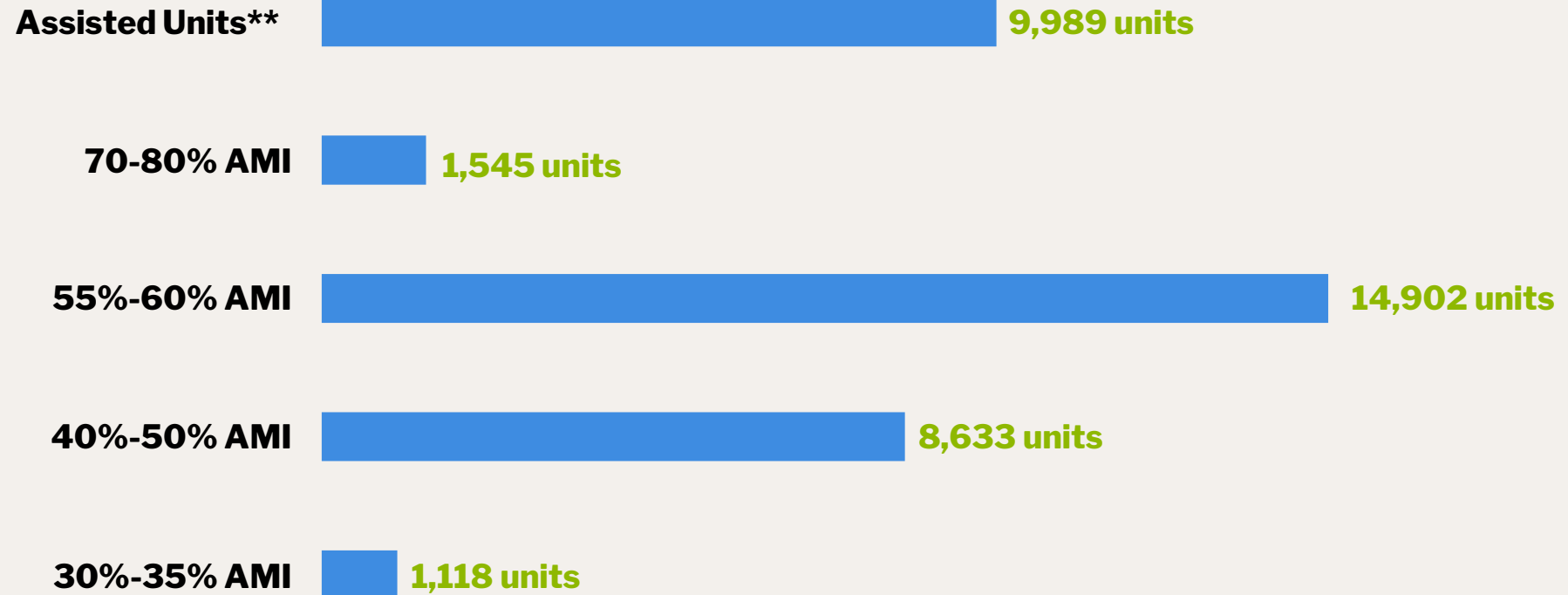


www.nlihc.org

Nevada's Affordable Housing Supply

36,187*

Total Number of Subsidized Units in Nevada (as of 02-16-2022)



**The term "Assisted Units" refers to units with sliding scale rental assistance such as is found in public housing, properties with project-based Section 8 or USDA Rural Development properties with Section 515 and rental subsidy contracts.

Nevada's Rural Housing Challenges

Elko, Eureka, and White Pine Counties

- **Rural housing affordability:** Challenges with housing costs and access in remote areas, exacerbated by high down payment requirements and low inventory.
- **Unique economic dynamics:** Economic activities in rural counties differ from urban trends, influencing housing demand and availability.
- **Geographic isolation:** Sparse populations and vast distances impact housing policies and infrastructure development.



Housing and Demographic Data: Elko County

Population, Occupancy, and Economic Profile



Population Growth

Elko County experiences steady growth, driven by the mining industry and related jobs, influencing housing demand.



Housing Occupancy

Occupancy rates in Elko are high, with limited affordable housing options, placing pressure on renters and first-time buyers.



Economic Drivers

Mining remains the county's economic backbone, impacting housing patterns, with market trends favoring mid-range home prices.

Housing and Economic Landscape: Eureka County

Small Population, Big Economic Impact

- **Limited Housing Stock:** Eureka's housing stock is low, limiting options for new residents despite stable job growth in mining.
- **Population Trends:** One of Nevada's smallest counties by population, with gradual growth supporting small business and housing demand.
- **Economic Base:** Mining is a key industry, with associated economic stability but limited diversification, affecting housing demand.



Housing Market in White Pine County

Demographics, Vacancy Rates, and Housing Supply



Population Characteristics

A moderate population with steady growth, driven by job stability in key local industries.



Vacancy Rates

Higher vacancy rates compared to neighboring counties, reflecting varied demand and aging housing stock.



Housing Supply Challenges

Limited new construction with older homes comprising much of the housing stock, adding pressure on maintenance and affordability.

Stay in Touch!

Join Us

- ✓ Become a Coalition Member
- ✓ Attend our Annual Nevada Housing Conference
- ✓ Visit our website for upcoming events
- ✓ Sign up to receive the NHC Newsletter
- ✓ Subscribe to NHC's YouTube Channel @nvhousingcoalition
- ✓ Follow us on social media

Stay Informed



- Virtual Webinars
- 4th Wednesday of Every Month
- 12:00-12:45pm

Register at: nvhousingcoalition.org/events





Thank You

nvhousingcoalition.org

Follow Us!



@HousingNevada



@NevadaHousingCoalition



Nevada Housing Coalition