

APPENDIX A-1

| JCHS 2016 Household and Tenure Projections by Age, Race/Ethnicity and Household Type: 2015-2035 | | | | | | | | | | | |
|---|--------------------|-------------|-------------------|---------------|----------------|-----------|------------|---------------|----------------|-----------|-----------|
| Year | Race/ Ethnicity | Age | All Households | Owners | | | | Renters | | | |
| | | | | Single Person | Married Couple | Others | Total | Single Person | Married Couple | Others | Total |
| 2015 | | | | | | | | | | | |
| White | | 50-64 | 25,474,241 | 4,359,435 | 13,416,531 | 2,687,451 | 20,463,416 | 2,582,925 | 1,399,938 | 1,027,961 | 5,010,824 |
| | | 65-79 | 17,230,106 | 4,591,229 | 8,620,333 | 1,299,687 | 14,511,249 | 1,709,455 | 650,266 | 359,135 | 2,718,857 |
| | | 80 and Over | 6,523,812 | 2,721,186 | 1,807,022 | 565,074 | 5,093,283 | 1,096,306 | 220,804 | 113,419 | 1,430,529 |
| Black | | 50-64 | 4,540,978 | 642,551 | 1,144,321 | 644,071 | 2,430,944 | 1,088,569 | 444,231 | 577,234 | 2,110,034 |
| | | 65-79 | 2,229,675 | 538,691 | 581,434 | 251,117 | 1,371,242 | 527,964 | 121,227 | 209,243 | 858,433 |
| | | 80 and Over | 616,619 | 202,878 | 91,108 | 104,229 | 398,214 | 153,767 | 17,290 | 47,348 | 218,405 |
| Hispanic | | 50-64 | 3,724,459 | 305,937 | 1,441,599 | 419,934 | 2,167,470 | 484,453 | 341,254 | 731,282 | 1,556,989 |
| | | 65-79 | 1,547,831 | 233,403 | 589,618 | 169,701 | 992,722 | 262,908 | 126,246 | 165,955 | 555,109 |
| | | 80 and Over | 438,177 | 111,584 | 103,775 | 59,909 | 275,268 | 100,866 | 10,029 | 52,014 | 162,909 |
| Asian/Other | | 50-64 | 2,068,710 | 186,847 | 1,006,724 | 209,065 | 1,402,636 | 188,276 | 337,124 | 140,674 | 666,074 |
| | | 65-79 | 1,053,162 | 167,240 | 476,518 | 88,612 | 732,370 | 131,205 | 132,386 | 57,201 | 320,792 |
| | | 80 and Over | 257,339 | 58,997 | 68,681 | 31,958 | 159,635 | 60,708 | 30,056 | 6,940 | 97,705 |
| 2025 | | | | | | | | | | | |
| White | | 50-64 | 22,300,718 | 3,981,091 | 11,756,579 | 2,193,662 | 17,931,332 | 2,323,775 | 1,208,760 | 836,850 | 4,369,385 |
| | | 65-79 | 22,748,248 | 6,191,391 | 11,266,881 | 1,691,281 | 19,149,554 | 2,275,190 | 854,036 | 469,469 | 3,598,694 |
| | | 80 and Over | 8,415,659 | 3,529,756 | 2,315,117 | 720,528 | 6,565,400 | 1,422,061 | 283,241 | 144,957 | 1,850,259 |
| Black | | 50-64 | 4,491,886 | 648,939 | 1,156,819 | 622,282 | 2,428,040 | 1,081,201 | 436,859 | 545,786 | 2,063,846 |
| | | 65-79 | 3,511,823 | 830,989 | 924,362 | 415,398 | 2,170,749 | 809,888 | 187,561 | 343,624 | 1,341,074 |
| | | 80 and Over | 911,738 | 305,600 | 132,070 | 150,038 | 587,708 | 231,623 | 25,203 | 67,204 | 324,030 |
| Hispanic | | 50-64 | 5,139,012 | 417,760 | 2,031,385 | 563,114 | 3,012,259 | 658,657 | 846,452 | 621,644 | 2,126,753 |
| | | 65-79 | 2,583,324 | 386,733 | 991,518 | 281,938 | 1,660,189 | 435,235 | 293,897 | 194,002 | 923,135 |
| | | 80 and Over | 729,267 | 188,054 | 171,720 | 97,721 | 457,496 | 169,991 | 51,651 | 50,129 | 271,772 |
| Asian/Other | | 50-64 | 2,770,345 | 283,487 | 1,319,036 | 260,026 | 1,862,549 | 285,828 | 447,826 | 174,143 | 907,796 |
| | | 65-79 | 1,863,292 | 317,716 | 818,756 | 149,069 | 1,285,542 | 246,174 | 234,471 | 97,106 | 577,751 |
| | | 80 and Over | 456,084 | 113,497 | 109,642 | 55,590 | 278,729 | 116,790 | 48,440 | 12,124 | 177,355 |
| 2035 | | | | | | | | | | | |
| White | | 50-64 | 20,008,839 | 3,579,212 | 10,368,819 | 2,053,219 | 16,001,249 | 2,130,818 | 1,085,398 | 791,373 | 4,007,589 |
| | | 65-79 | 22,816,448 | 6,295,138 | 11,190,557 | 1,711,099 | 19,196,794 | 2,286,701 | 855,277 | 477,676 | 3,619,654 |
| | | 80 and Over | 12,532,478 | 5,220,965 | 3,481,500 | 1,082,976 | 9,785,442 | 2,103,413 | 425,883 | 217,740 | 2,747,036 |
| Black | | 50-64 | 4,577,432 | 665,781 | 1,158,781 | 626,652 | 2,451,214 | 1,122,769 | 445,461 | 557,988 | 2,126,218 |
| | | 65-79 | 4,187,347 | 1,013,487 | 1,090,315 | 496,278 | 2,600,080 | 975,447 | 211,220 | 400,600 | 1,587,267 |
| | | 80 and Over | 1,552,901 | 521,241 | 220,298 | 258,630 | 1,000,169 | 395,064 | 42,022 | 115,646 | 552,732 |
| Hispanic | | 50-64 | 6,506,425 | 543,506 | 2,547,369 | 714,590 | 3,805,464 | 854,770 | 1,060,816 | 785,375 | 2,700,961 |
| | | 65-79 | 3,962,022 | 586,095 | 1,526,777 | 439,824 | 2,552,696 | 658,310 | 449,315 | 301,700 | 1,409,326 |
| | | 80 and Over | 1,274,794 | 329,448 | 297,447 | 172,277 | 799,171 | 297,803 | 89,496 | 88,324 | 475,623 |
| Asian/Other | | 50-64 | 3,415,948 | 362,264 | 1,602,742 | 323,743 | 2,288,750 | 365,270 | 544,322 | 217,606 | 1,127,198 |
| | | 65-79 | 2,434,872 | 424,970 | 1,060,096 | 189,085 | 1,674,150 | 326,164 | 309,417 | 125,141 | 760,723 |
| | | 80 and Over | 828,473 | 210,103 | 193,468 | 101,170 | 504,740 | 216,199 | 85,390 | 22,144 | 323,733 |

Source: JCHS 2016 Household and Tenure Projections.

APPENDIX A-2

| Households with Disabilities (Thousands) | | | | | | | | | | | | | |
|--|---------|---------------|----------------|--------------|---------------|---------------|----------------|--------------|---------------|---------------|----------------|--------------|---------------|
| Race/Ethnicity | Age | 2015 | | | | 2025 | | | | 2035 | | | |
| | | Single Person | Married Couple | Others | Total | Single Person | Married Couple | Others | Total | Single Person | Married Couple | Others | Total |
| Mobility Disability | | | | | | | | | | | | | |
| White | 50-64 | 1,213 | 2,165 | 891 | 4,269 | 1,102 | 1,895 | 727 | 3,723 | 998 | 1,674 | 682 | 3,354 |
| | 65-79 | 1,676 | 2,152 | 457 | 4,285 | 2,252 | 2,813 | 595 | 5,661 | 2,283 | 2,796 | 603 | 5,682 |
| | 80 plus | 1,533 | 947 | 323 | 2,803 | 1,988 | 1,214 | 413 | 3,614 | 2,941 | 1,825 | 620 | 5,386 |
| Black | 50-64 | 647 | 437 | 354 | 1,438 | 646 | 439 | 339 | 1,423 | 668 | 442 | 343 | 1,453 |
| | 65-79 | 320 | 291 | 165 | 776 | 493 | 460 | 272 | 1,225 | 598 | 539 | 321 | 1,458 |
| | 80 plus | 173 | 46 | 79 | 299 | 261 | 67 | 113 | 441 | 446 | 112 | 195 | 752 |
| Hispanic | 50-64 | 281 | 572 | 334 | 1,187 | 383 | 924 | 343 | 1,650 | 497 | 1,159 | 435 | 2,091 |
| | 65-79 | 209 | 305 | 175 | 688 | 345 | 548 | 248 | 1,141 | 523 | 842 | 387 | 1,751 |
| | 80 plus | 122 | 77 | 67 | 266 | 206 | 151 | 88 | 446 | 361 | 262 | 155 | 778 |
| Asian/Others | 50-64 | 139 | 284 | 92 | 515 | 211 | 374 | 114 | 699 | 270 | 454 | 142 | 866 |
| | 65-79 | 150 | 209 | 75 | 433 | 283 | 361 | 126 | 770 | 376 | 470 | 161 | 1,007 |
| | 80 plus | 32 | 35 | 15 | 82 | 62 | 57 | 25 | 144 | 114 | 100 | 46 | 261 |
| Total | | 6,495 | 7,522 | 3,025 | 17,042 | 8,232 | 9,303 | 3,403 | 20,938 | 10,074 | 10,674 | 4,090 | 24,838 |
| Self-Care Disability | | | | | | | | | | | | | |
| White | 50-64 | 923 | 1,731 | 491 | 3,145 | 838 | 1,514 | 401 | 2,753 | 759 | 1,338 | 376 | 2,473 |
| | 65-79 | 1,070 | 1,522 | 327 | 2,918 | 1,437 | 1,990 | 426 | 3,853 | 1,457 | 1,978 | 431 | 3,866 |
| | 80 plus | 1,045 | 702 | 253 | 2,000 | 1,355 | 900 | 323 | 2,577 | 2,005 | 1,353 | 485 | 3,842 |
| Black | 50-64 | 459 | 329 | 217 | 1,005 | 459 | 330 | 207 | 997 | 475 | 332 | 210 | 1,017 |
| | 65-79 | 246 | 215 | 125 | 586 | 379 | 341 | 206 | 925 | 459 | 399 | 243 | 1,101 |
| | 80 plus | 155 | 53 | 68 | 275 | 233 | 76 | 97 | 407 | 397 | 127 | 168 | 692 |
| Hispanic | 50-64 | 194 | 431 | 290 | 915 | 265 | 696 | 298 | 1,259 | 344 | 872 | 378 | 1,594 |
| | 65-79 | 154 | 211 | 117 | 482 | 255 | 379 | 166 | 801 | 387 | 583 | 258 | 1,228 |
| | 80 plus | 81 | 67 | 49 | 197 | 137 | 131 | 65 | 333 | 240 | 227 | 115 | 582 |
| Asian/Others | 50-64 | 130 | 233 | 49 | 413 | 198 | 307 | 61 | 566 | 253 | 373 | 76 | 702 |
| | 65-79 | 67 | 153 | 57 | 277 | 127 | 265 | 96 | 488 | 169 | 345 | 123 | 637 |
| | 80 plus | 43 | 22 | 7 | 72 | 83 | 35 | 12 | 130 | 154 | 62 | 22 | 238 |
| Total | | 4,568 | 5,669 | 2,050 | 12,287 | 5,767 | 6,964 | 2,359 | 15,089 | 7,098 | 7,988 | 2,886 | 17,972 |
| Household-Activity Disability | | | | | | | | | | | | | |
| White | 50-64 | 1,636 | 3,752 | 1,131 | 6,519 | 1,486 | 3,283 | 922 | 5,691 | 1,346 | 2,900 | 866 | 5,112 |
| | 65-79 | 2,425 | 4,064 | 735 | 7,225 | 3,259 | 5,314 | 957 | 9,530 | 3,304 | 5,281 | 970 | 9,554 |
| | 80 plus | 2,437 | 1,538 | 499 | 4,474 | 3,161 | 1,970 | 636 | 5,768 | 4,676 | 2,963 | 956 | 8,595 |
| Black | 50-64 | 719 | 653 | 416 | 1,788 | 719 | 655 | 398 | 1,772 | 743 | 659 | 404 | 1,806 |
| | 65-79 | 544 | 401 | 271 | 1,216 | 837 | 634 | 447 | 1,918 | 1,015 | 742 | 528 | 2,285 |
| | 80 plus | 268 | 87 | 127 | 483 | 404 | 126 | 182 | 713 | 690 | 211 | 314 | 1,215 |
| Hispanic | 50-64 | 305 | 695 | 374 | 1,374 | 416 | 1,123 | 385 | 1,923 | 540 | 1,407 | 487 | 2,434 |
| | 65-79 | 248 | 404 | 208 | 860 | 410 | 726 | 295 | 1,431 | 621 | 1,116 | 460 | 2,197 |
| | 80 plus | 153 | 101 | 105 | 358 | 257 | 197 | 139 | 594 | 451 | 342 | 245 | 1,038 |
| Asian/Others | 50-64 | 159 | 511 | 131 | 801 | 241 | 672 | 163 | 1,076 | 308 | 816 | 204 | 1,328 |
| | 65-79 | 136 | 368 | 58 | 563 | 258 | 637 | 98 | 992 | 343 | 829 | 125 | 1,296 |
| | 80 plus | 96 | 65 | 22 | 183 | 185 | 104 | 38 | 327 | 342 | 184 | 69 | 595 |
| Total | | 9,128 | 12,639 | 4,077 | 25,844 | 11,633 | 15,442 | 4,661 | 31,736 | 14,378 | 17,451 | 5,626 | 37,455 |

Notes: Households may have more than one type of disability. White, black, and Asian/other groups are non-Hispanic. Hispanics may be of any race.

Source: JCHS tabulations of University of Michigan 2014 Health and Retirement Survey and 2016 JCHS Household and Tenure Projections.

APPENDIX A-3

Number of Months Before Median 65 and Over Household Spends Down Total Net Wealth

| | Homemaker Services | Home Health Aide Services | Adult Day Health Care | Assisted Living Facility | Nursing Home Care |
|--|--------------------|---------------------------|-----------------------|--------------------------|-------------------|
| Median Monthly Cost | \$3,623 | \$3,813 | \$1,408 | \$3,500 | \$6,448 |
| Owners (Including Housing Wealth) | 71 | 68 | 184 | 74 | 40 |
| <i>Race/Ethnicity</i> | | | | | |
| Non-Hispanic White | 81 | 77 | 208 | 84 | 45 |
| All Minority | 32 | 30 | 82 | 33 | 18 |
| <i>Income</i> | | | | | |
| Less than \$15,000 | 24 | 23 | 62 | 25 | 14 |
| \$15,000-29,999 | 43 | 41 | 110 | 44 | 24 |
| \$30,000-44,999 | 55 | 52 | 142 | 57 | 31 |
| \$45,000-74,999 | 76 | 72 | 194 | 78 | 42 |
| \$75,000 or More | 308 | 292 | 792 | 319 | 173 |
| Owners (Excluding Housing Wealth) | 28 | 27 | 73 | 29 | 16 |
| <i>Race/Ethnicity</i> | | | | | |
| Non-Hispanic White | 38 | 37 | 99 | 40 | 22 |
| All Minority | 5 | 4 | 12 | 5 | 3 |
| <i>Income</i> | | | | | |
| Less than \$15,000 | 2 | 2 | 6 | 2 | 1 |
| \$15,000-29,999 | 9 | 9 | 24 | 9 | 5 |
| \$30,000-44,999 | 21 | 20 | 55 | 22 | 12 |
| \$45,000-74,999 | 45 | 43 | 116 | 47 | 25 |
| \$75,000 or More | 237 | 225 | 610 | 246 | 133 |
| Renters | 2 | 2 | 4 | 2 | 1 |
| <i>Race/Ethnicity</i> | | | | | |
| Non-Hispanic White | 3 | 3 | 9 | 3 | 2 |
| All Minority | 0 | 0 | 1 | 0 | 0 |
| <i>Income</i> | | | | | |
| Less than \$15,000 | 0 | 0 | 1 | 0 | 0 |
| \$15,000-29,999 | 1 | 1 | 3 | 1 | 1 |
| \$30,000-44,999 | 25 | 24 | 64 | 26 | 14 |
| \$45,000-74,999 | 19 | 18 | 50 | 20 | 11 |
| \$75,000 or More | 102 | 97 | 263 | 106 | 57 |

Notes: Including housing wealth, the median net wealth of owners aged 65 and over was \$258,600 in 2013. Excluding housing wealth, the median net wealth of owners aged 65 and over was \$103,200, while the median net wealth of renters of the same age was \$6,150. Annual homemaker, adult day health care, and home health aide costs assume 5 days of care per week, 52 weeks per year. Nursing home care costs are for a semi-private room, and represent daily costs multiplied by 365. Annual assisted living costs represent the cost of one month of care multiplied by 12.

Source: JCHS tabulations of US Federal Reserve Board, 2013 Survey of Consumer Finances and 2014 Genworth Cost of Care Survey.

APPENDIX A-4 | OWNERS

| Housing Cost-Burdened Households (Thousands) | | | | | | | | | | | | | | |
|--|----------------|-----|--------------|---------------------|-------------------|--------|--------------|---------------------|-------------------|--------|--------------|---------------------|-------------------|--------|
| Household Type | Race/Ethnicity | Age | 2015 | | | | 2025 | | | | 2035 | | | |
| | | | Not Burdened | Moderately Burdened | Severely Burdened | Total | Not Burdened | Moderately Burdened | Severely Burdened | Total | Not Burdened | Moderately Burdened | Severely Burdened | Total |
| OWNERS | | | | | | | | | | | | | | |
| Single Person | | | | | | | | | | | | | | |
| White | 50-64 | | 2,690 | 783 | 887 | 4,359 | 2,453 | 716 | 812 | 3,981 | 2,208 | 643 | 728 | 3,579 |
| | 65-79 | | 2,821 | 878 | 892 | 4,591 | 3,799 | 1,186 | 1,206 | 6,191 | 3,859 | 1,208 | 1,228 | 6,295 |
| | 80 and Over | | 1,677 | 534 | 510 | 2,721 | 2,175 | 693 | 662 | 3,530 | 3,217 | 1,025 | 979 | 5,221 |
| Black | 50-64 | | 331 | 134 | 178 | 643 | 333 | 136 | 180 | 649 | 343 | 139 | 184 | 666 |
| | 65-79 | | 257 | 124 | 158 | 539 | 397 | 191 | 243 | 831 | 483 | 234 | 297 | 1,013 |
| | 80 and Over | | 96 | 45 | 61 | 203 | 145 | 68 | 93 | 306 | 247 | 116 | 158 | 521 |
| Hispanic | 50-64 | | 155 | 63 | 88 | 306 | 211 | 87 | 120 | 418 | 274 | 113 | 156 | 544 |
| | 65-79 | | 114 | 51 | 68 | 233 | 189 | 85 | 113 | 387 | 286 | 129 | 171 | 586 |
| | 80 and Over | | 53 | 24 | 35 | 112 | 89 | 41 | 58 | 188 | 156 | 72 | 102 | 329 |
| Asian/Others | 50-64 | | 97 | 37 | 53 | 187 | 147 | 56 | 80 | 283 | 188 | 72 | 102 | 362 |
| | 65-79 | | 95 | 30 | 42 | 167 | 182 | 56 | 79 | 318 | 245 | 74 | 105 | 425 |
| | 80 and Over | | 34 | 10 | 16 | 59 | 65 | 18 | 30 | 113 | 120 | 34 | 56 | 210 |
| Total | | | 8,419 | 2,713 | 2,988 | 14,120 | 10,185 | 3,333 | 3,677 | 17,195 | 11,626 | 3,858 | 4,268 | 19,752 |
| Married Couple | | | | | | | | | | | | | | |
| White | 50-64 | | 11,392 | 1,303 | 721 | 13,417 | 9,973 | 1,144 | 640 | 11,757 | 8,803 | 1,008 | 557 | 10,369 |
| | 65-79 | | 7,132 | 951 | 538 | 8,620 | 9,319 | 1,242 | 705 | 11,267 | 9,253 | 1,234 | 704 | 11,191 |
| | 80 and Over | | 1,509 | 180 | 118 | 1,807 | 1,934 | 230 | 152 | 2,315 | 2,908 | 346 | 228 | 3,482 |
| Black | 50-64 | | 868 | 173 | 104 | 1,144 | 876 | 175 | 105 | 1,157 | 878 | 175 | 105 | 1,159 |
| | 65-79 | | 427 | 97 | 57 | 581 | 680 | 153 | 91 | 924 | 804 | 178 | 109 | 1,090 |
| | 80 and Over | | 68 | 14 | 9 | 91 | 99 | 20 | 14 | 132 | 165 | 33 | 23 | 220 |
| Hispanic | 50-64 | | 1,051 | 234 | 156 | 1,442 | 1,480 | 329 | 222 | 2,031 | 1,856 | 412 | 279 | 2,547 |
| | 65-79 | | 424 | 91 | 75 | 590 | 712 | 153 | 126 | 992 | 1,097 | 236 | 194 | 1,527 |
| | 80 and Over | | 74 | 15 | 14 | 104 | 123 | 26 | 23 | 172 | 213 | 44 | 40 | 297 |
| Asian/Others | 50-64 | | 747 | 150 | 110 | 1,007 | 979 | 195 | 145 | 1,319 | 1,190 | 237 | 176 | 1,603 |
| | 65-79 | | 353 | 62 | 62 | 477 | 608 | 106 | 105 | 819 | 788 | 137 | 135 | 1,060 |
| | 80 and Over | | 52 | 8 | 8 | 69 | 83 | 13 | 13 | 110 | 147 | 23 | 23 | 193 |
| Total | | | 24,098 | 3,278 | 1,971 | 29,348 | 26,866 | 3,787 | 2,341 | 32,994 | 28,100 | 4,064 | 2,574 | 34,738 |
| All Other | | | | | | | | | | | | | | |
| White | 50-64 | | 1,969 | 407 | 311 | 2,687 | 1,609 | 332 | 252 | 2,194 | 1,502 | 312 | 239 | 2,053 |
| | 65-79 | | 1,011 | 177 | 112 | 1,300 | 1,315 | 230 | 147 | 1,691 | 1,330 | 232 | 149 | 1,711 |
| | 80 and Over | | 460 | 61 | 44 | 565 | 587 | 78 | 56 | 721 | 882 | 117 | 84 | 1,083 |
| Black | 50-64 | | 423 | 116 | 105 | 644 | 409 | 112 | 101 | 622 | 411 | 113 | 102 | 627 |
| | 65-79 | | 169 | 44 | 38 | 251 | 280 | 73 | 62 | 415 | 335 | 87 | 74 | 496 |
| | 80 and Over | | 73 | 16 | 15 | 104 | 106 | 23 | 22 | 150 | 182 | 39 | 37 | 259 |
| Hispanic | 50-64 | | 276 | 76 | 69 | 420 | 369 | 101 | 93 | 563 | 469 | 128 | 118 | 715 |
| | 65-79 | | 117 | 26 | 26 | 170 | 195 | 43 | 44 | 282 | 305 | 67 | 68 | 440 |
| | 80 and Over | | 46 | 8 | 6 | 60 | 74 | 13 | 10 | 98 | 131 | 23 | 18 | 172 |
| Asian/Others | 50-64 | | 136 | 39 | 34 | 209 | 170 | 48 | 42 | 260 | 211 | 60 | 53 | 324 |
| | 65-79 | | 61 | 15 | 13 | 89 | 102 | 25 | 22 | 149 | 130 | 32 | 27 | 189 |
| | 80 and Over | | 25 | 4 | 3 | 32 | 44 | 6 | 6 | 56 | 80 | 11 | 10 | 101 |
| Total | | | 4,766 | 988 | 776 | 6,531 | 5,260 | 1,085 | 856 | 7,201 | 5,968 | 1,222 | 979 | 8,170 |

Notes: Moderately/severely cost-burdened households pay 30–50%/more than 50% of income for housing. All other households includes those with two or more related or unrelated adults. White, black, and Asian/other groups are non-Hispanic; Hispanics may be of any race.

Source: JCHS tabulations of US Census Bureau, 2014 American Community Survey 1-Year Estimates and 2016 JCHS Household and Tenure Projections.

APPENDIX A-4 | RENTERS

| Housing Cost-Burdened Households (Thousands) | | | | | | | | | | | | | | |
|--|----------------|-----|--------------|---------------------|-------------------|-------|--------------|---------------------|-------------------|--------|--------------|---------------------|-------------------|--------|
| Household Type | Race/Ethnicity | Age | 2015 | | | | 2025 | | | | 2035 | | | |
| | | | Not Burdened | Moderately Burdened | Severely Burdened | Total | Not Burdened | Moderately Burdened | Severely Burdened | Total | Not Burdened | Moderately Burdened | Severely Burdened | Total |
| RENTERS | | | | | | | | | | | | | | |
| Single Person | | | | | | | | | | | | | | |
| White | 50-64 | | 1,269 | 571 | 743 | 2,583 | 1,135 | 517 | 671 | 2,324 | 1,048 | 470 | 613 | 2,131 |
| | 65-79 | | 735 | 457 | 517 | 1,709 | 974 | 609 | 692 | 2,275 | 976 | 612 | 699 | 2,287 |
| | 80 and Over | | 400 | 251 | 446 | 1,096 | 519 | 325 | 578 | 1,422 | 768 | 481 | 855 | 2,103 |
| Black | 50-64 | | 395 | 253 | 440 | 1,089 | 391 | 252 | 437 | 1,081 | 408 | 261 | 454 | 1,123 |
| | 65-79 | | 181 | 149 | 198 | 528 | 278 | 229 | 303 | 810 | 333 | 278 | 364 | 975 |
| | 80 and Over | | 55 | 41 | 57 | 154 | 83 | 62 | 86 | 232 | 142 | 106 | 147 | 395 |
| Hispanic | 50-64 | | 166 | 115 | 203 | 484 | 226 | 156 | 277 | 659 | 292 | 202 | 360 | 855 |
| | 65-79 | | 89 | 68 | 106 | 263 | 147 | 112 | 176 | 435 | 224 | 170 | 264 | 658 |
| | 80 and Over | | 33 | 28 | 40 | 101 | 56 | 47 | 67 | 170 | 99 | 82 | 117 | 298 |
| Asian/Others | 50-64 | | 79 | 38 | 71 | 188 | 120 | 58 | 108 | 286 | 153 | 74 | 138 | 365 |
| | 65-79 | | 52 | 34 | 45 | 131 | 97 | 64 | 85 | 246 | 128 | 86 | 113 | 326 |
| | 80 and Over | | 24 | 15 | 21 | 61 | 47 | 29 | 41 | 117 | 87 | 54 | 76 | 216 |
| Total | | | 3,480 | 2,020 | 2,888 | 8,387 | 4,073 | 2,462 | 3,521 | 10,056 | 4,656 | 2,877 | 4,199 | 11,733 |
| Married Couple | | | | | | | | | | | | | | |
| White | 50-64 | | 994 | 238 | 168 | 1,400 | 855 | 207 | 146 | 1,209 | 771 | 184 | 131 | 1,085 |
| | 65-79 | | 430 | 139 | 82 | 650 | 562 | 184 | 108 | 854 | 560 | 186 | 109 | 855 |
| | 80 and Over | | 126 | 50 | 45 | 221 | 161 | 64 | 58 | 283 | 243 | 97 | 87 | 426 |
| Black | 50-64 | | 274 | 97 | 74 | 444 | 268 | 96 | 73 | 437 | 274 | 97 | 74 | 445 |
| | 65-79 | | 68 | 31 | 22 | 121 | 104 | 49 | 34 | 188 | 117 | 56 | 38 | 211 |
| | 80 and Over | | 10 | 4 | 4 | 17 | 14 | 6 | 5 | 25 | 23 | 10 | 9 | 42 |
| Hispanic | 50-64 | | 190 | 83 | 68 | 341 | 472 | 206 | 169 | 846 | 591 | 258 | 212 | 1,061 |
| | 65-79 | | 62 | 32 | 32 | 126 | 142 | 78 | 74 | 294 | 217 | 118 | 114 | 449 |
| | 80 and Over | | 4 | 4 | 2 | 10 | 22 | 18 | 11 | 52 | 38 | 32 | 20 | 89 |
| Asian/Others | 50-64 | | 192 | 72 | 74 | 337 | 255 | 95 | 98 | 448 | 309 | 116 | 119 | 544 |
| | 65-79 | | 65 | 34 | 34 | 132 | 115 | 59 | 60 | 234 | 153 | 77 | 80 | 309 |
| | 80 and Over | | 15 | 7 | 7 | 30 | 25 | 11 | 12 | 48 | 44 | 20 | 21 | 85 |
| Total | | | 2,428 | 791 | 612 | 3,831 | 2,997 | 1,073 | 849 | 4,918 | 3,340 | 1,251 | 1,013 | 5,604 |
| All Other | | | | | | | | | | | | | | |
| White | 50-64 | | 585 | 233 | 210 | 1,028 | 475 | 191 | 171 | 837 | 451 | 179 | 162 | 791 |
| | 65-79 | | 212 | 87 | 60 | 359 | 279 | 114 | 77 | 469 | 286 | 116 | 76 | 478 |
| | 80 and Over | | 75 | 21 | 18 | 113 | 95 | 27 | 23 | 145 | 143 | 41 | 34 | 218 |
| Black | 50-64 | | 265 | 140 | 171 | 577 | 252 | 132 | 162 | 546 | 257 | 135 | 166 | 558 |
| | 65-79 | | 102 | 52 | 55 | 209 | 168 | 86 | 89 | 344 | 196 | 101 | 103 | 401 |
| | 80 and Over | | 24 | 10 | 13 | 47 | 35 | 14 | 19 | 67 | 59 | 24 | 32 | 116 |
| Hispanic | 50-64 | | 336 | 184 | 211 | 731 | 286 | 158 | 177 | 622 | 362 | 200 | 223 | 785 |
| | 65-79 | | 75 | 41 | 49 | 166 | 88 | 47 | 59 | 194 | 137 | 73 | 92 | 302 |
| | 80 and Over | | 25 | 16 | 11 | 52 | 24 | 15 | 11 | 50 | 43 | 27 | 19 | 88 |
| Asian/Others | 50-64 | | 68 | 33 | 40 | 141 | 84 | 41 | 49 | 174 | 105 | 51 | 61 | 218 |
| | 65-79 | | 33 | 14 | 11 | 57 | 55 | 23 | 19 | 97 | 71 | 29 | 25 | 125 |
| | 80 and Over | | 4 | 2 | 2 | 7 | 7 | 3 | 3 | 12 | 12 | 5 | 5 | 22 |
| Total | | | 1,804 | 834 | 851 | 3,488 | 1,848 | 851 | 858 | 3,557 | 2,122 | 981 | 998 | 4,101 |

Notes: Moderately/severely cost-burdened households pay 30–50%/more than 50% of income for housing. All other households includes those with two or more related or unrelated adults. White, black, and Asian/other groups are non-Hispanic; Hispanics may be of any race.

Source: JCHS tabulations of US Census Bureau, 2014 American Community Survey 1-Year Estimates and 2016 JCHS Household and Tenure Projections.