



4

HOUSING

BACKGROUND INFORMATION



TABLE OF CONTENTS

[Housing Tables](#) 4-1
[Housing Programs](#) 4-3



HOUSING TABLES

Guidelines for the Housing chapter of the Comprehensive Plan require a tabular description of the following characteristics of the Housing Stock in Madison: age, tenure, value, and structures.

The following tables summarize some past and projected trends.

The primary assumptions underlying the entire Comprehensive Plan are aptly described in Chapter 1. In brief they describe a past population growth of 170,616 people in 1970 to 208,054 people in 2000, with a projected increase to 264,850 people in 2030.

They describe a current household formation of 89,019 households in 2000 with a projected 117,900 households in 2030 (about a 1.1% average annual increase). The average household size decreased from 2.4 persons/household in 1980 to 2.2 in 2000.

	1980	1990	2000	Projected 2030
Built: After 2000s	NA	NA	NA	41,300
Built: 1980-2000	1,825	12,570	24,672	24,000
Built: 1960 - 1979	30,542	28,699	29,686	28,500
Built: 1940 to 1959	20,331	19,524	19,026	18,500
Built: 1939 or earlier	16,251	16,578	14,599	14,000
Total	68,949	77,371	87,983	126,300
Median Year Built		1962*	1963	NA



	<i>Actual 1980</i>	<i>Actual 1990</i>	<i>Actual 2000</i>	<i>Projected 2030</i>
10 or More Units	15,661	19,524	24,307	49,500
3-9 Units	12,931	15,108	16,777	19,000
Duplex	5,611	5,565	5,739	5,900
Single-family, attached	NA	2,962	4,227	9,000
Single-family, detached	34,174	35,530	40,338	43,300
Units in building \ year	Actual			

	<i>1980</i>	<i>1990</i>	<i>2000</i>
\$400,000 plus		64	615
\$250,000 to \$399,999		314	2,571
\$200,000 to \$249,999	55	1,302	2,616
\$100,000 to \$199,999	1,807	4,836	20,762
\$50,000 to \$99,999	17,646	21,826	4,613
\$0 to \$49,999	8,941	2,849	275

<i>Tenure Status</i>	<i>Actual 1980</i>	<i>Actual 1990</i>	<i>Actual 2000</i>	<i>Projected 2030</i>
Owner-occupied	32,343		42,425	60,800
Renter-occupied	34,108		46,420	62,350
Total Occupied	66,451	77,361	88,845	
Vacant	2,498	2,686	3,508	4,475
Total Units	68,949	80,047	92,353	127,625

These figures are derived from census tables and City of Madison estimates of population and housing unit trends.

HOUSING PROGRAMS

The following website provides information on housing programs:

WWW.CITYOFMADISON.COM/CDBG/



There are many different housing choices in Madison's Old Marketplace and Tenney Lapham Neighborhoods.