INDIANA HOUSING DASHBOARD DRAFT REPORT

SAMPLE DATA FOR SWITZERLAND COUNTY, IN

AUGUST 24, 2021

WORKING DRAFT
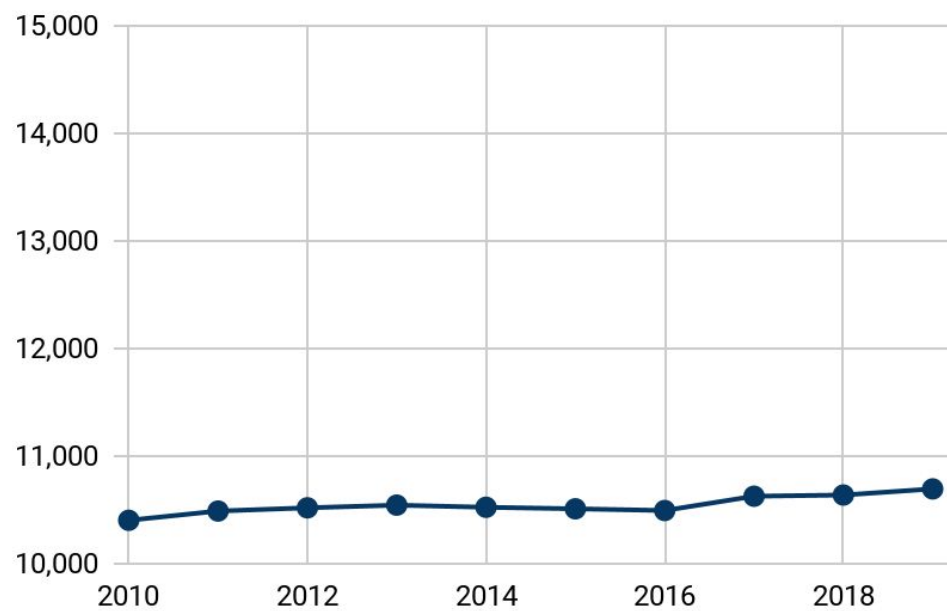Note: Some data are placeholders, and not representative of actual conditions.
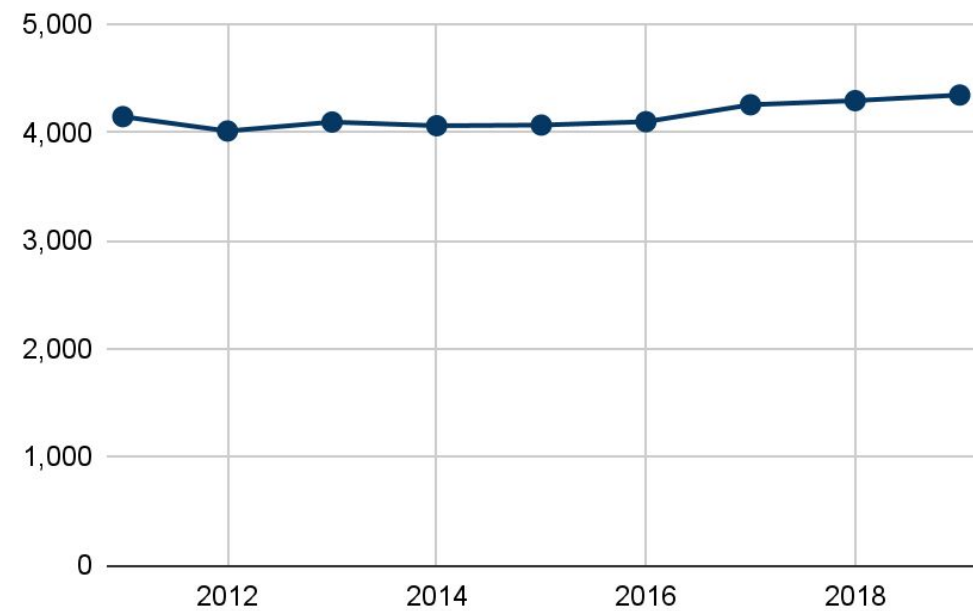
DEMOGRAPHIC TRENDS

POPULATION | Switzerland County's population has increased by 2.81% (0 people) between 2010-2019. In the same time period, the total number of households increased by 7% (0 households).

Resident Population
Switzerland County | 2010-2019

Households
Switzerland County | 2010-2019

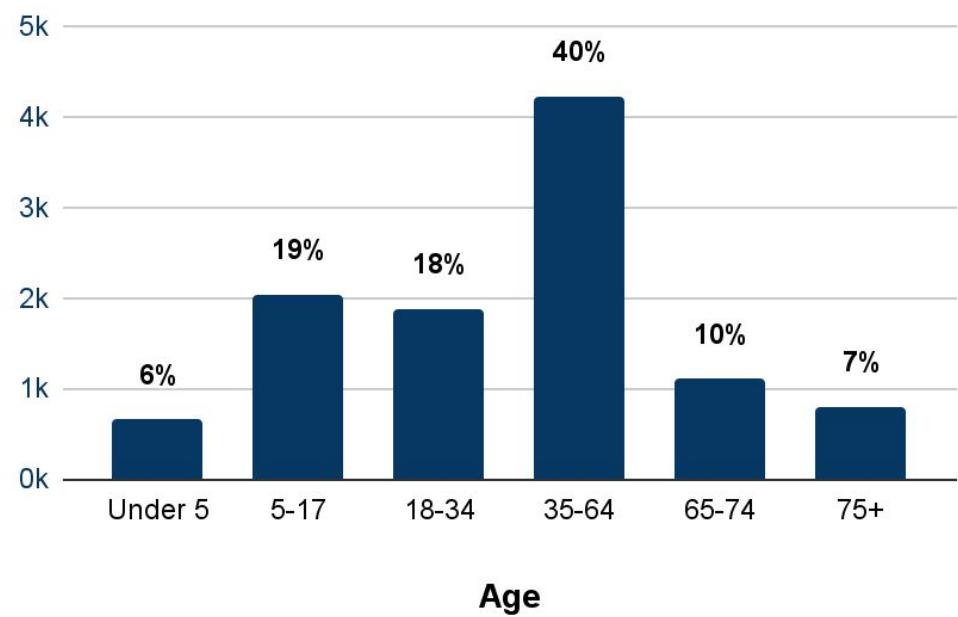**WORKING DRAFT**
Note: Some data are placeholders, and not representative of actual conditions.
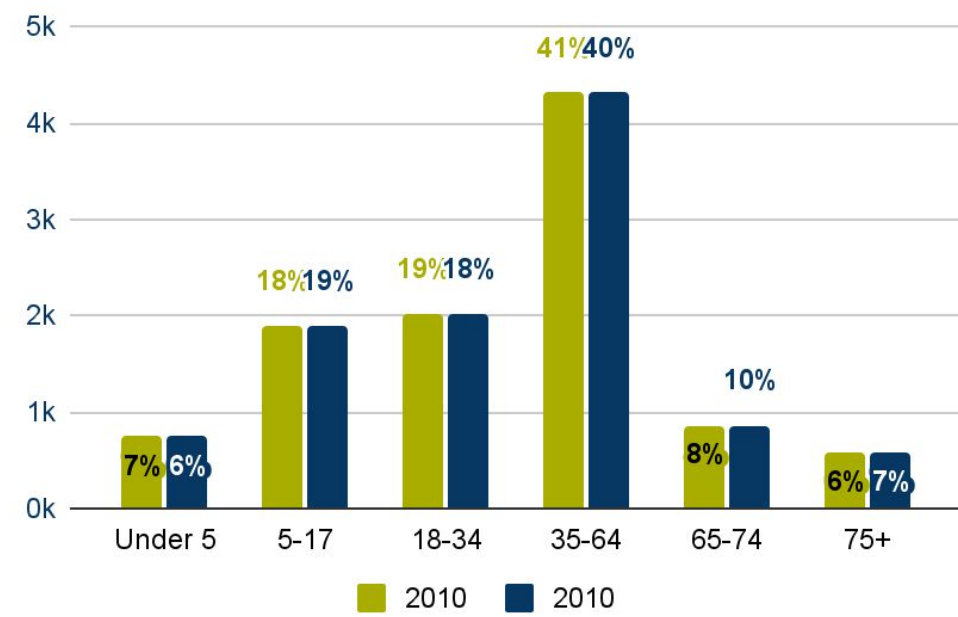
AGE | 18% of people in Switzerland County are above the age of 65, while 25% are below 18.

Population by Age
Switzerland County | 2019

Source: ACS 2019 5-year estimates

Change in Share of Population
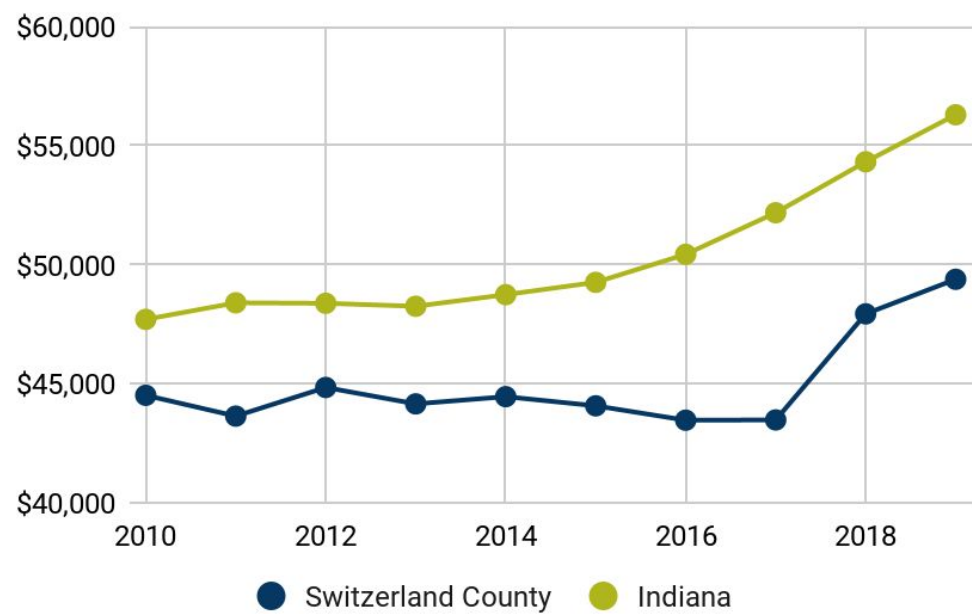**Switzerland County | 2010, 2019**

Source: ACS 2010-2019 1-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

HOUSEHOLD INCOMES | Switzerland County had a median income of $49,383 in 2019, up 11% since 2010. 34% of households have incomes below $35,000, while 17% have incomes above $100,000.

Median Income
Switzerland County, State of Indiana | 2010-2019

● Switzerland County ● Indiana

Household Income Distribution
Switzerland County, State of Indiana | 2019
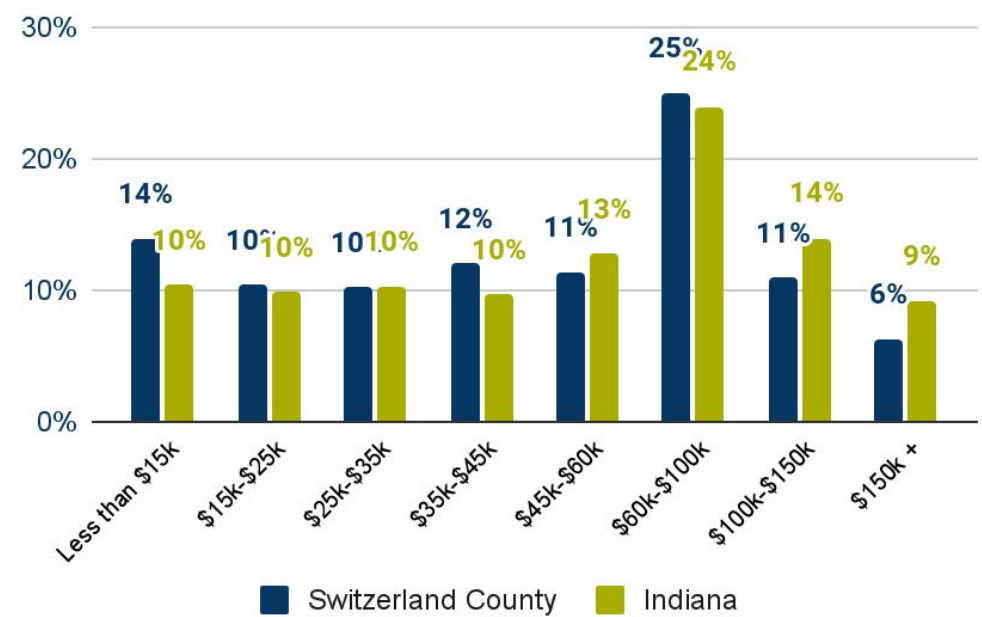
■ Switzerland County ■ Indiana

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

FAMILY POVERTY RATE| 17.1% of families live in poverty conditions in Switzerland County, up 6.1 points from 11.0% in 2010.

Family Poverty Rate
Switzerland County, State of Indiana | 2010-2019
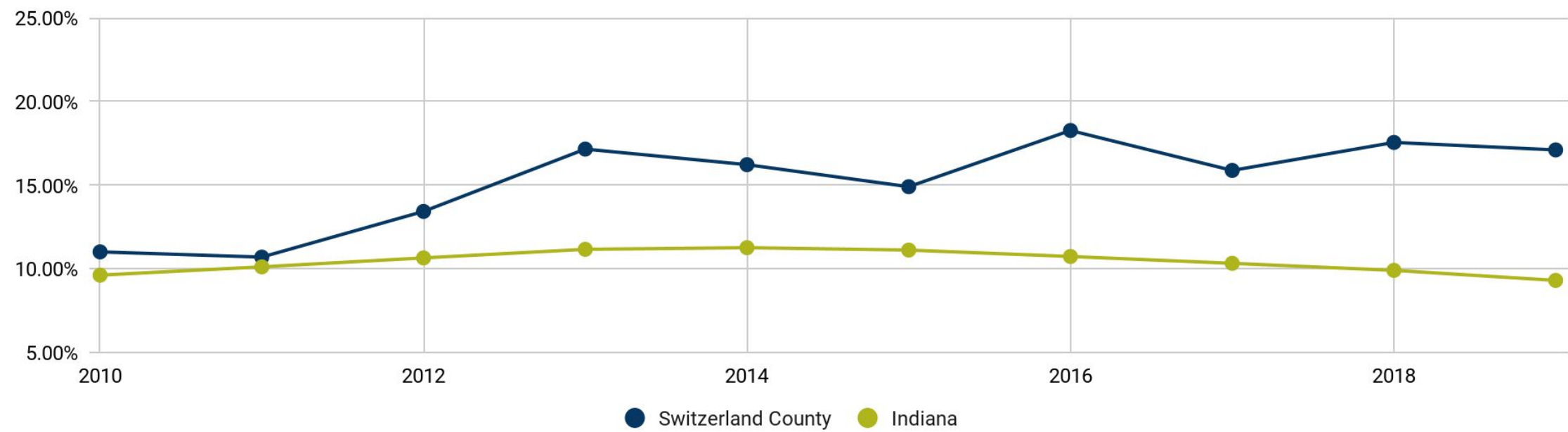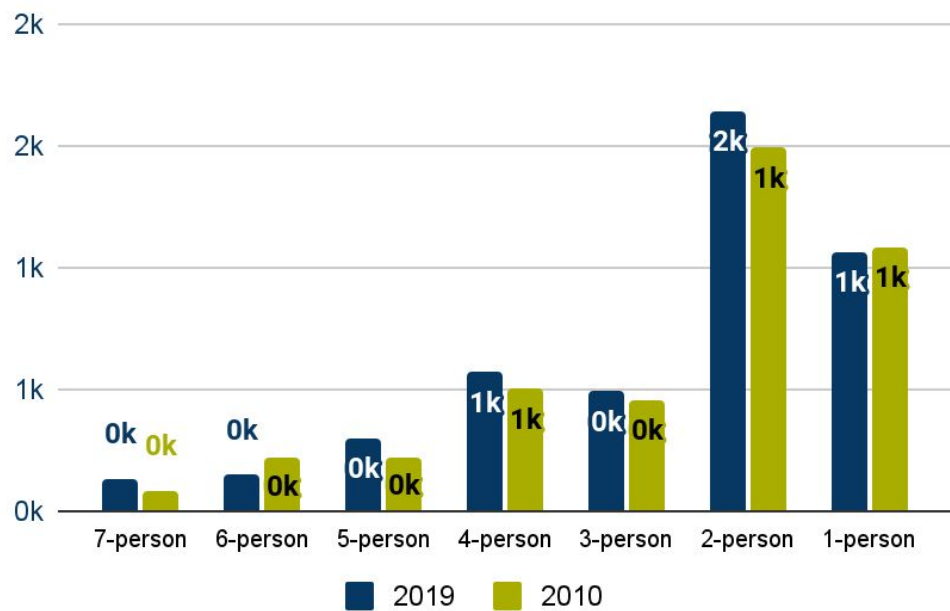

Legend: ● Switzerland County ● Indiana

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
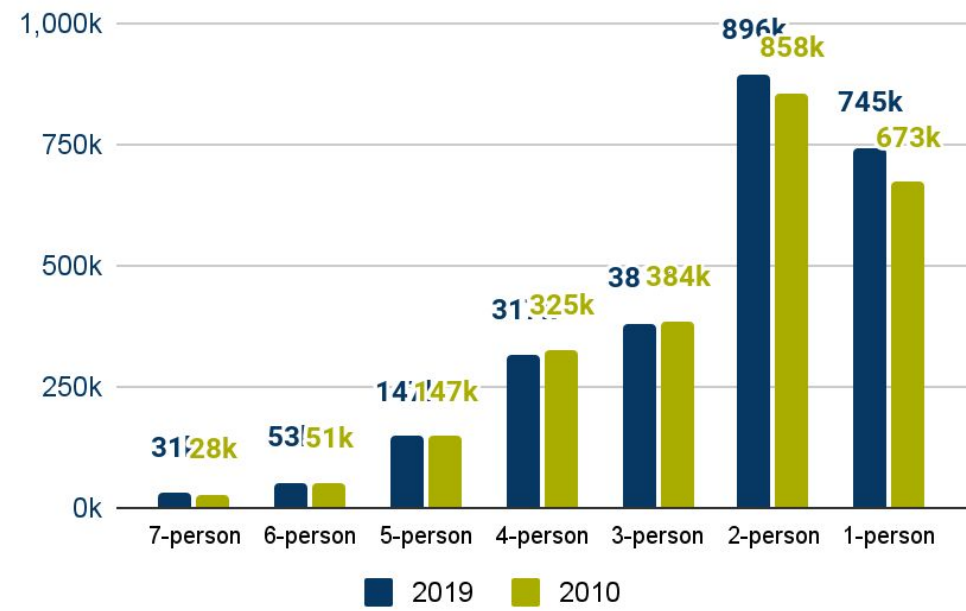Note: Some data are placeholders, and not representative of actual conditions.

HOUSEHOLD SIZE | The average household size is 2.43, compared to 2.52 statewide. The Switzerland County average household has shrunk by 0.1 persons since 2010.

Household Size
Switzerland County | 2010, 2019

Source: ACS 2010-2019 5-year estimates

Household Size
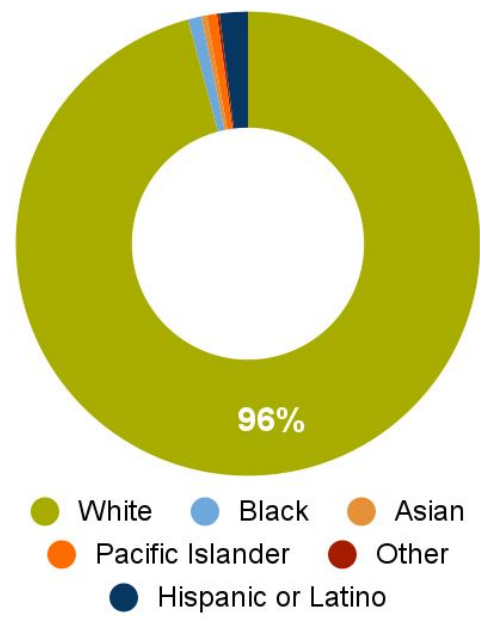**State of Indiana | 2010, 2019**

Source: ACS 2010-2019 5-year estimates

RACIAL COMPOSITION | The currently racial distribution of households in Switzerland County is 96% white, 1% Black, 2% Hispanic/Latino, 0% Asian, and 0% other.

Racial Distribution

Switzerland County | 2019

Indiana | 2019

96%

White • Black • Asian
Pacific Islander • Other
Hispanic or Latino

83%

9%

7%

White • Black
American Indian • Asian
Pacific Islander • 2 more
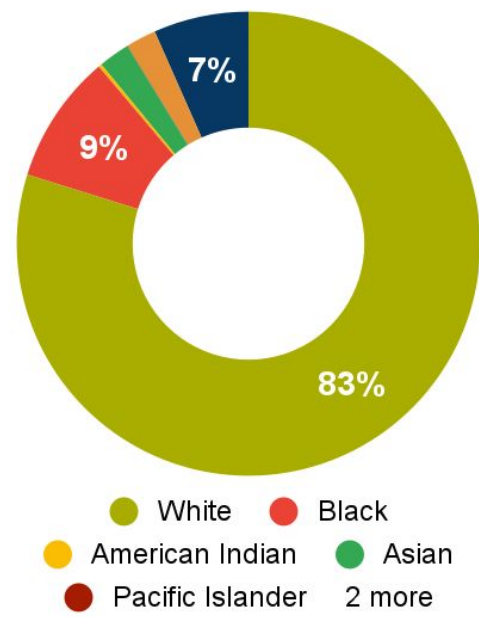
Household Racial Distribution

Switzerland County | 2010, 2019

13k

10k

10k

8k

4k

5k

3k

0k 0k   0k 0k   0k 0k   0k 0k   0k 0k   0k 0k   0k   4k

0k

White   Black   American   Asian   Pacific   Other   Hispanic or
                   Indian   Islander   Latino

■ 2019   ■ 2010
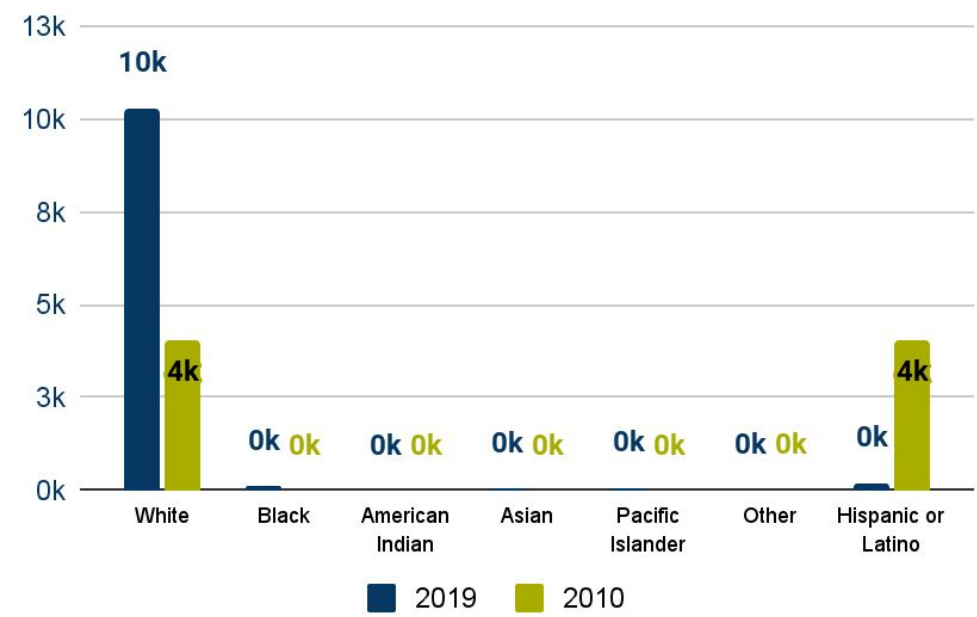
WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

HOUSING TENURE | In 2019, 25% of households (1,094 households) in Switzerland County were renters, while 75% are (3,255 households) owner households. The share of renters has increased by 6% since 2010.

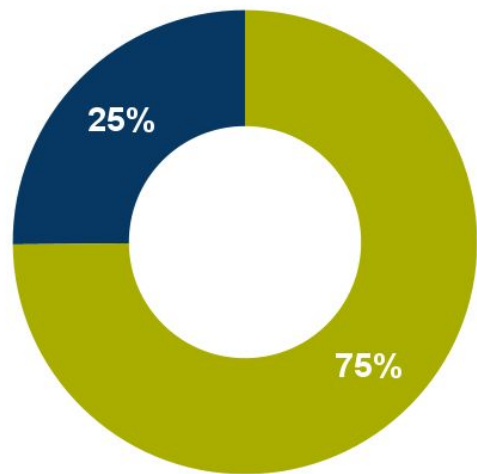## Housing Tenure

Switzerland County | 2019

Indiana | 2019
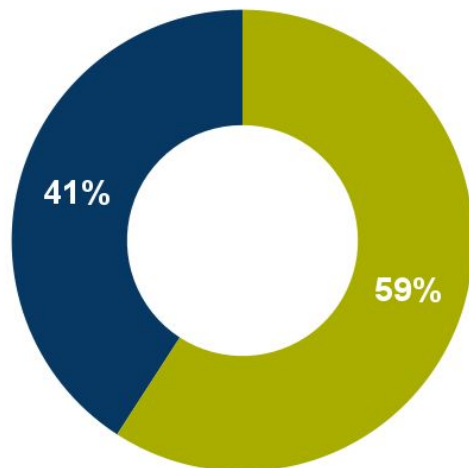
Source: ACS 2019 5-year estimates

Total Households by Tenure

Switzerland County | 2010-2019
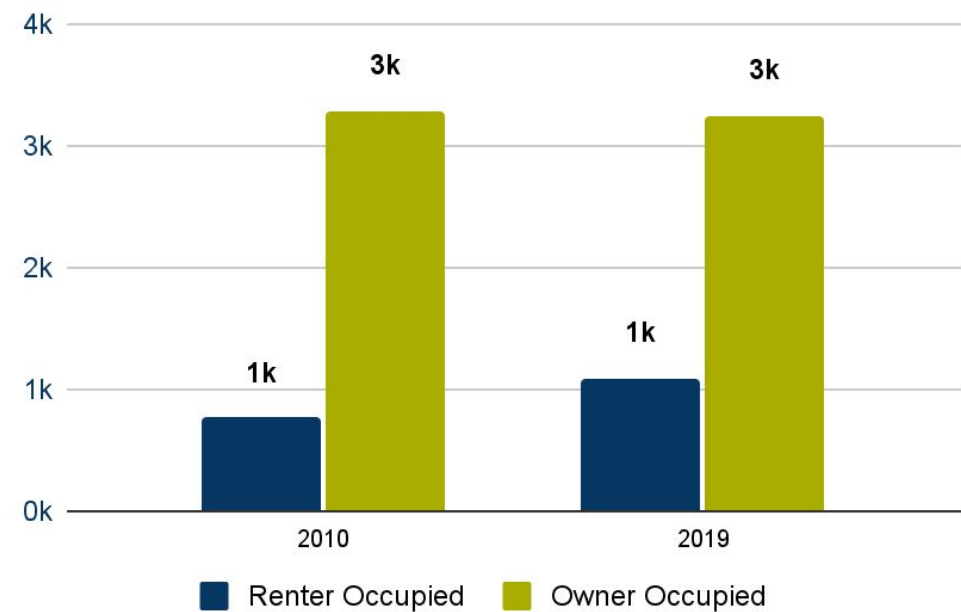
Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

TENURE BY RACE| While the overall homeownership rate is 75%, among non-Hispanic White households' homeownership is 75%, 75% for Black households, and 75% for Hispanic or Latino households.
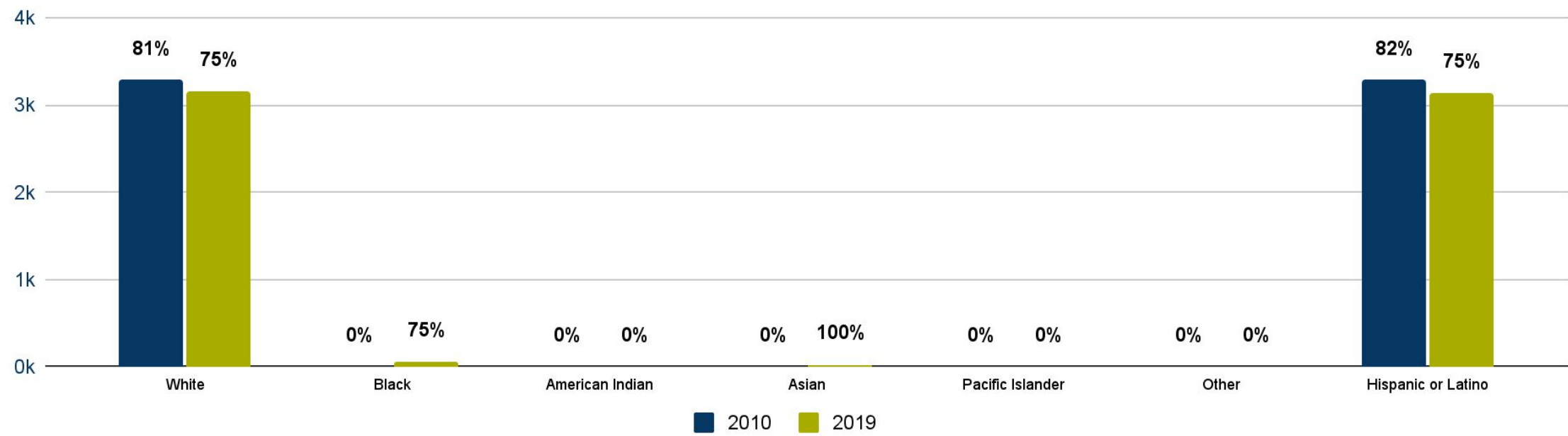
Homeownership by Race
Switzerland County | 2010, 2019

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

DISABILITY | 20% of people in Switzerland County live with a disability. For people above 65, the share increases to 46%.

Share of the Population with a Disability by Age
Switzerland County, Indiana | 2010, 2019

Chart: Share of the Population with a Disability by Age

Age Group	Switzerland County	Indiana
Under 5	10%	1%
5-17	10%	6%
18-34	16%	7%
35-64	16%	15%
65-74	50%	27%
75+	39%	51%

Legend: ■ Switzerland County ■ Indiana
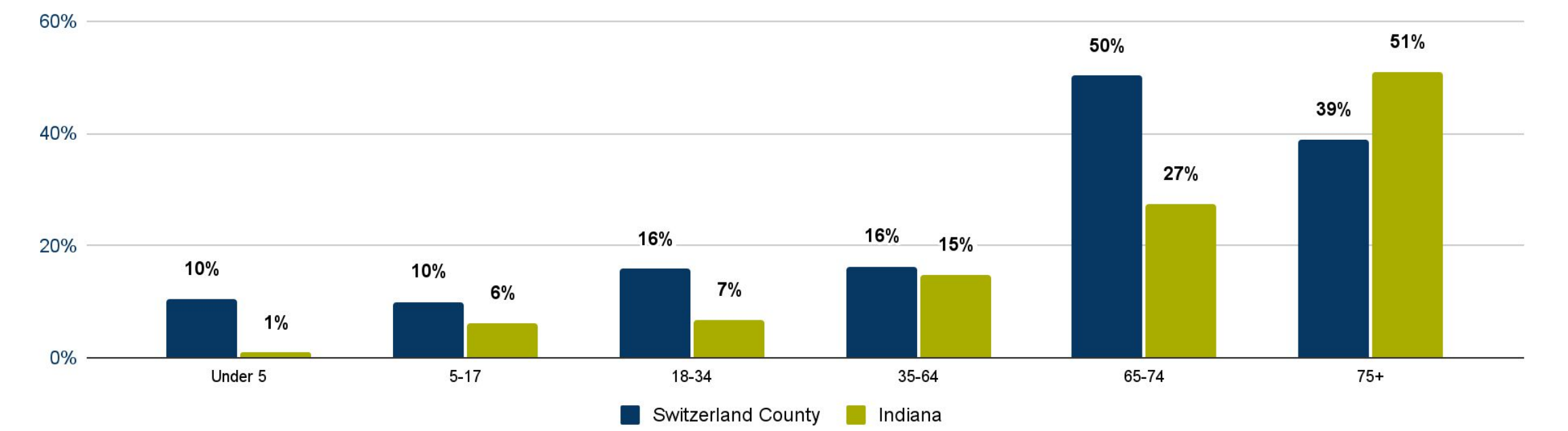
WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

EDUCATIONAL ATTAINMENT | In Switzerland County, 73% of the population has at least a high school degree and 11% of the population has at least a Bachelor's degree.

Educational Attainment
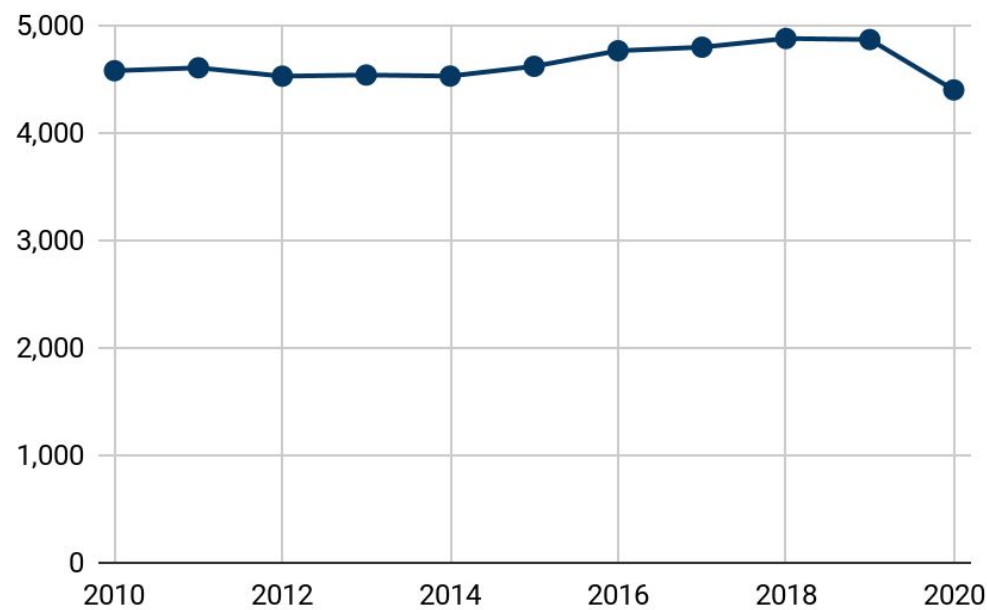**Switzerland County, Indiana | 2019**
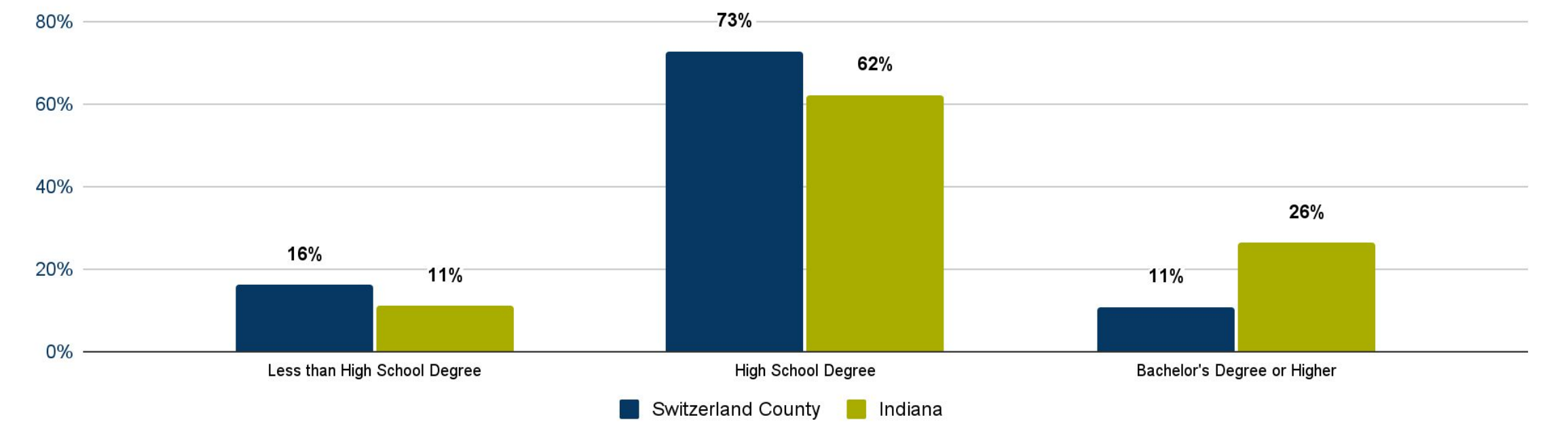
Source: ACS 2010-2019 5-year estimates

JOB / EMPLOYMENT TRENDS

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

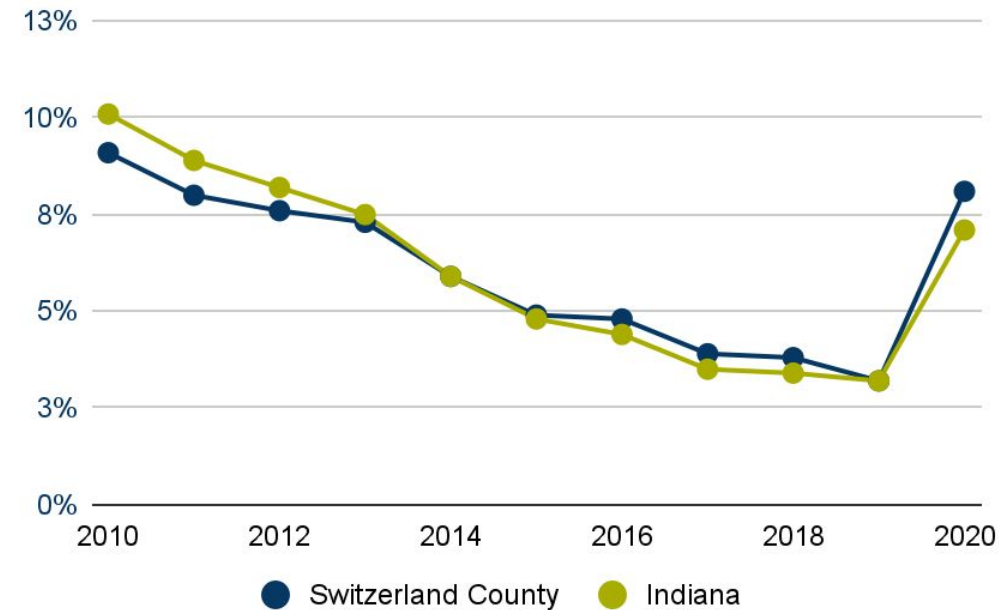**EMPLOYMENT BASE |** There are currently 4,000 employed persons in Switzerland County, down by 4% since 2010. The unemployment rate in 2020 was 8.10%, up 4.9 points from 2019.

Total Employment
Switzerland County | 2010-2019

Unemployment Rate
Switzerland County, Indiana | 2010-2019

● Switzerland County ● Indiana

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

EMPLOYMENT BY INDUSTRY | Arts, Entertainment, and Recreation accounts for the plurality of jobs in Switzerland County, accounting for 40% of all jobs, followed by Educational Services (12% of all jobs).

Total Jobs by All Industries
Switzerland County | 2018

Legend:
- Agriculture & Mining
- Construction and Manufacturing
- Retail
- Warehousing
- Information
- Finance
- Real Estate
- Services
- Management
- Administrative
- Assistance
- 3 more
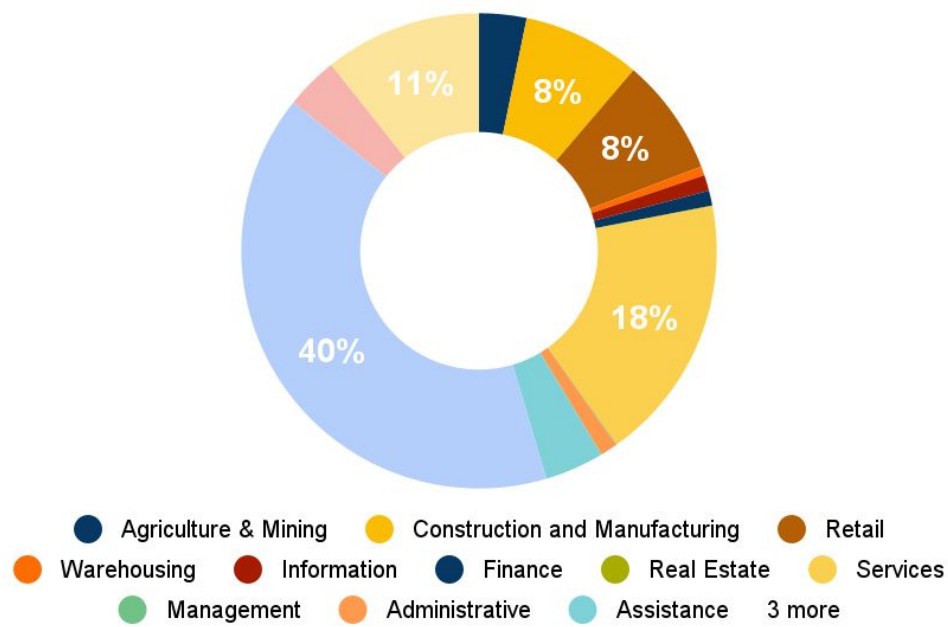
Source: Census, Longitudinal Employer-Household Dynamics, Primary Jobs, 2018

Top 5 Industries and Median Annual Wages

1. **Service-providing |** $33,445
2. **Trade, transportation, and utilities |** $29,145
3. **Goods-producing |** $40,621
4. **Leisure and hospitality |** $33,387
5. **Professional and business services |** $44,637

Source: BLS

Top 5 Employers

1. **Belterra Casino Resort & Spa (Florence)**
2. **Switzerland County Sch Corp Fd (Vevay)**
3. **Swiss Villa Nursing & Rehab (Vevay)**
4. **Switzerland County High School (Vevay)**
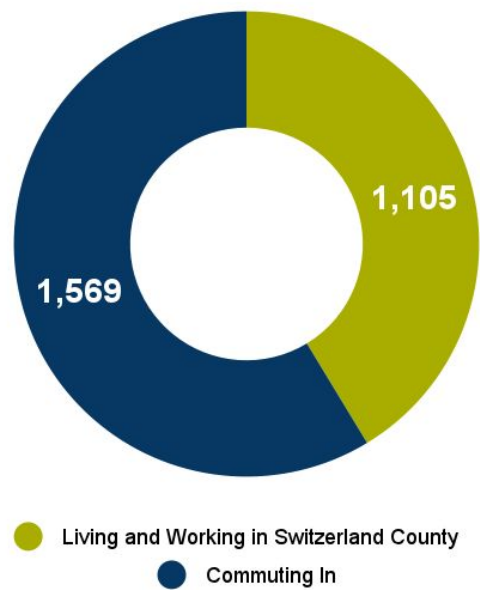5. **Jefferson-craig Elementary (Vevay)**

Source: BLS

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.
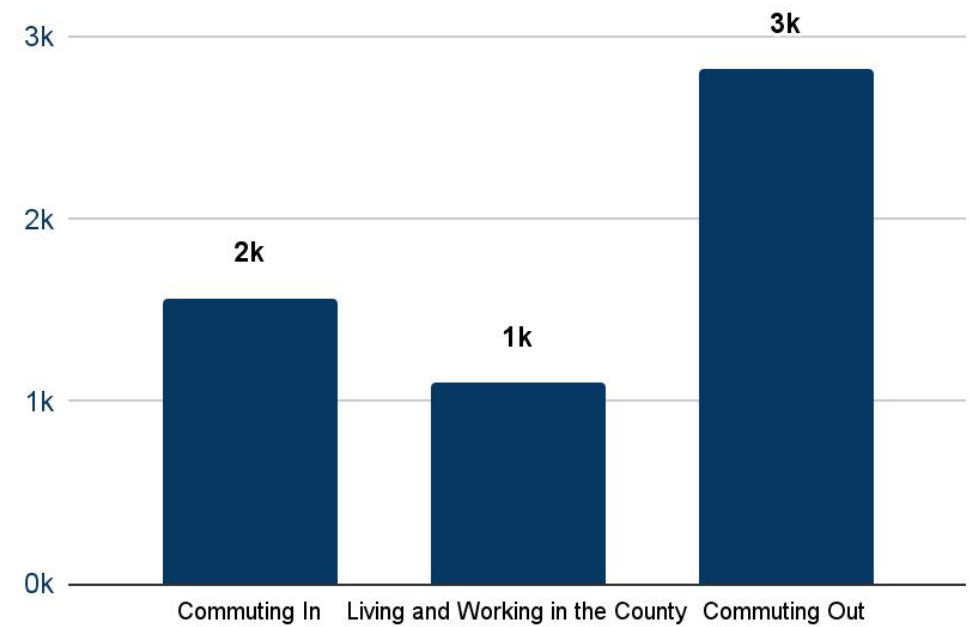
COMMUTER INFLOW / OUTFLOW | 2,000 commuters come into Switzerland County for their jobs, while 3,000 employees travel outside for their jobs.

Employment Inflow
Switzerland County | 2018

1,105

1,569

● Living and Working in Switzerland County
● Commuting In

Commuting Patterns
Switzerland County | 2018

Commuting In — 2k
Living and Working in the County — 1k
Commuting Out — 3k

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

JOB GROWTH AND HOUSING PRODUCTION | The County has created 330 between 2014-2019 and 250, or 76 units for every 100 jobs created.

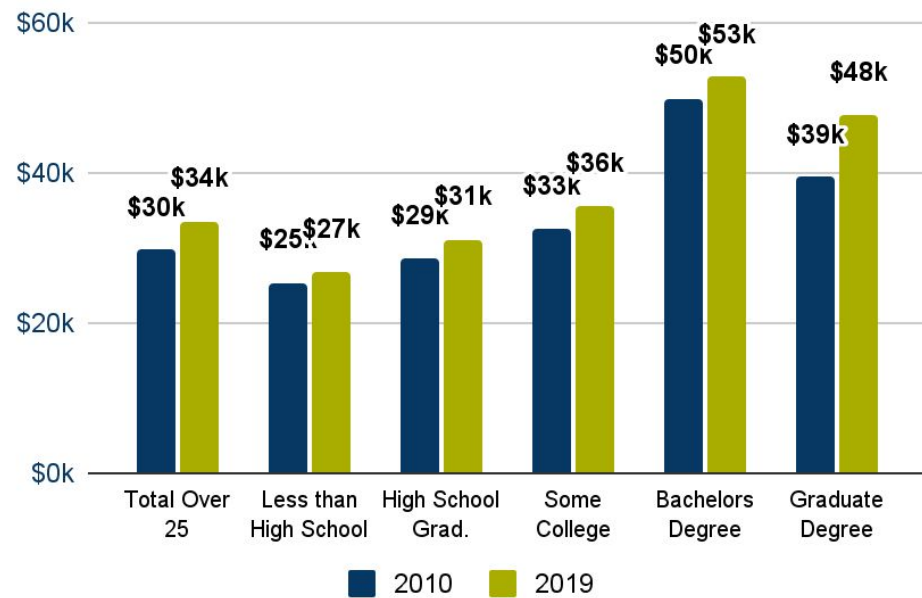## Job Growth and Housing Production
Switzerland County | Total Jobs, New Jobs

Legend: ■ New Jobs ■ New Housing Units

Data labels:
- 2014: New Jobs -10, New Housing Units -34
- 2015: New Jobs 91, New Housing Units 6
- 2016: New Jobs 145, New Housing Units 31
- 2017: New Jobs 33, New Housing Units 157
- 2018: New Jobs 81, New Housing Units 38
- 2019: New Jobs -10, New Housing Units 52

Source: ACS 2010-2019 5-year estimates

Median Earnings by Educational Attainment
Switzerland County | 2010, 2019

Source: ACS 2010-2019 5-year estimates

## Median Earnings by Educational Attainment
Indiana | 2010, 2019

Source: ACS 2010-2019 5-year estimates
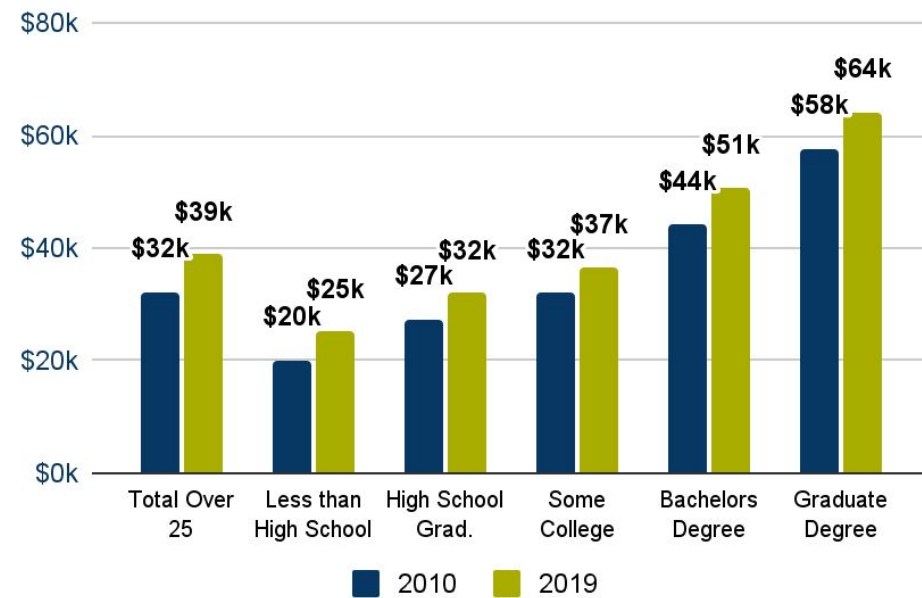
WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.
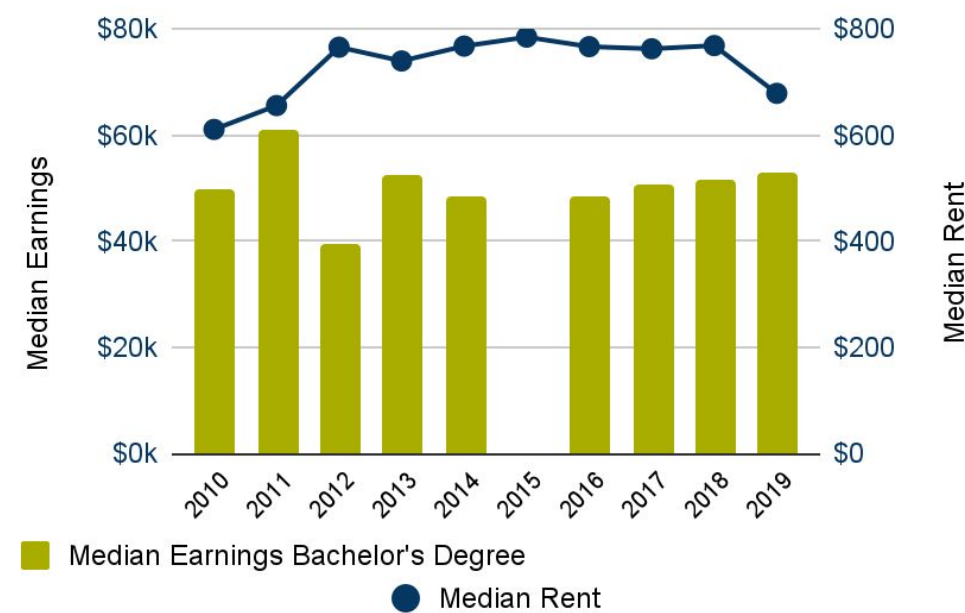
JOB GROWTH AND EDUCATIONAL ATTAINMENT | Median Annual Earnings have increased $4,500 since 2010 for High School graduates, and increased $6,500 since 2010 for Bachelors Degree holders. Annual gross rent has increased 11.1% since 2010.

Income and Rent Growth, High School Degree
Switzerland County | 2010-2019
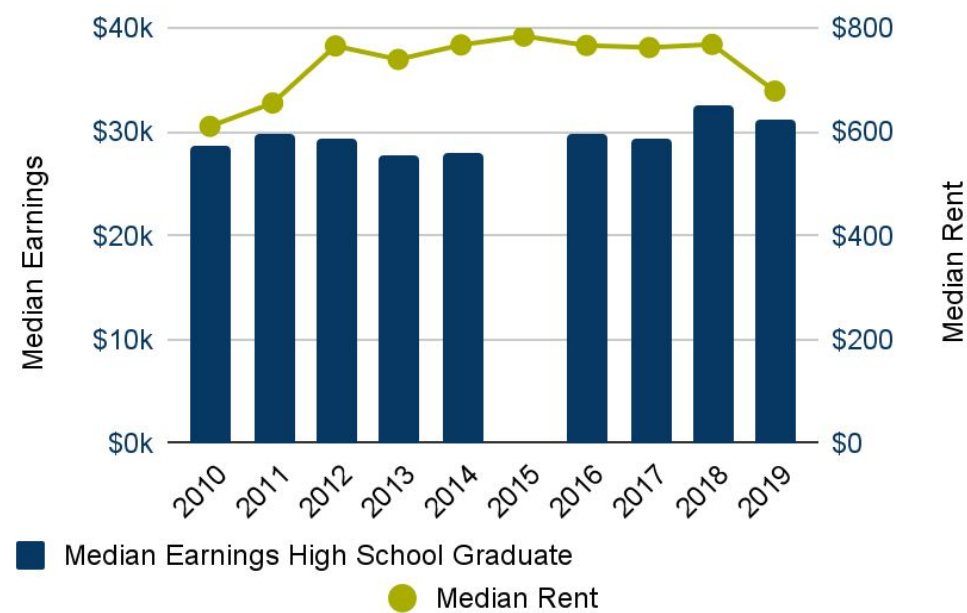
Source: ACS 2010-2019 5-year estimates

Income and Rent Growth, BS Degree
Switzerland County | 2010-2019

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

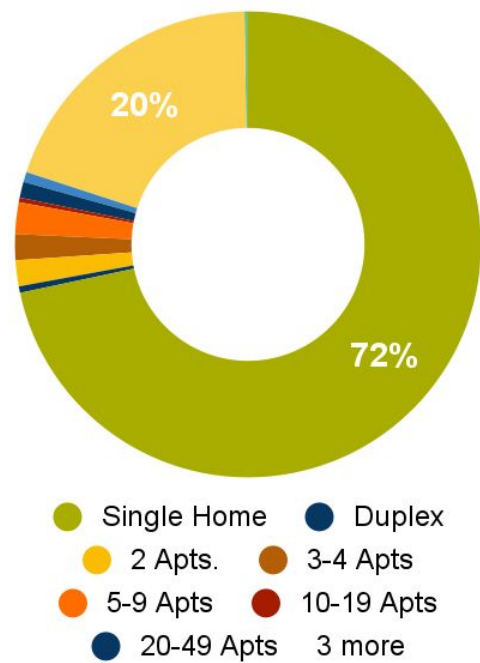# HOUSING TRENDS

HOUSING TYPOLOGY | 72% of homes in Switzerland County are single-family, while 8% are multifamily. The share of multifamily housing has increased by 60 homes since 2010.
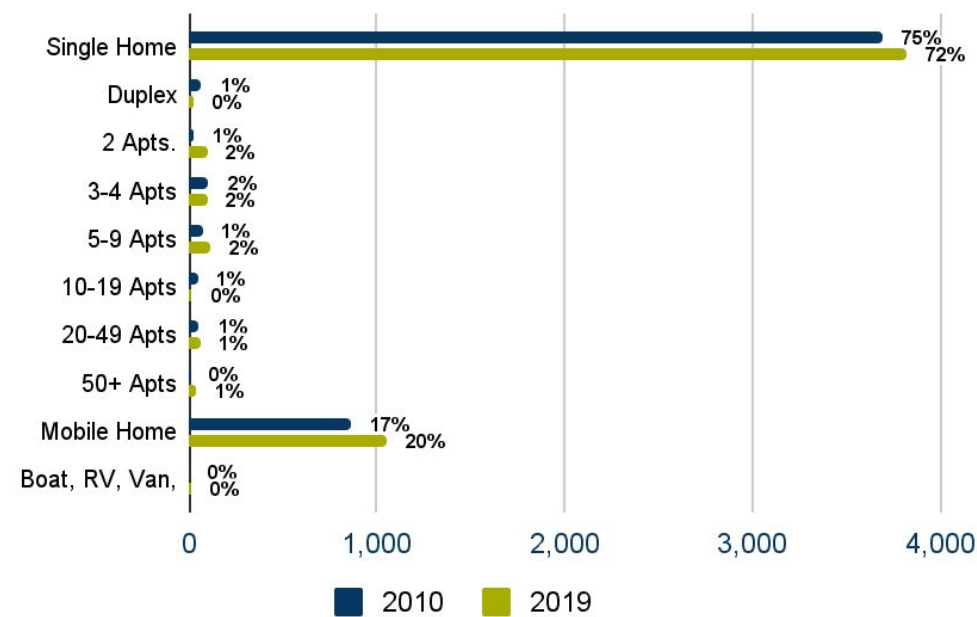
Housing Typology

Switzerland County | 2019

Indiana | 2019

- Single Home
- Duplex
- 2 Apts.
- 3-4 Apts
- 5-9 Apts
- 10-19 Apts
- 20-49 Apts
- 3 more

Source: ACS 2010-2019 5-year estimates

Share of Housing Typology

Switzerland County | 2010, 2019

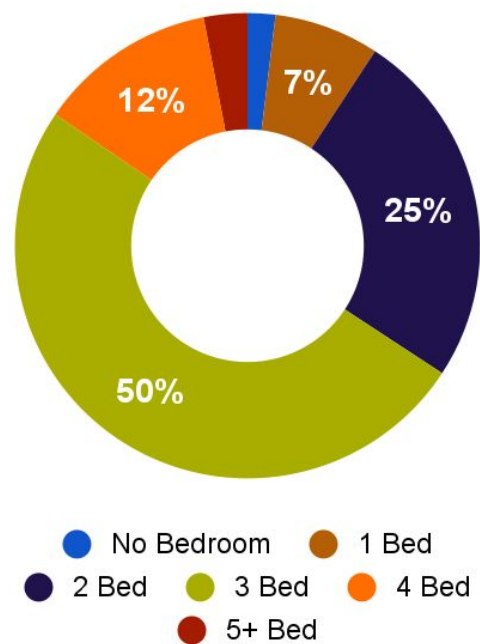|	2010	2019
Single Home	75%	72%
Duplex	1%	0%
2 Apts.	1%	2%
3-4 Apts	2%	2%
5-9 Apts	1%	2%
10-19 Apts	1%	0%
20-49 Apts	1%	1%
50+ Apts	0%	1%
Mobile Home	17%	20%
Boat, RV, Van,	0%	0%

■ 2010   ■ 2019

Source: ACS 2010-2019 5-year estimates

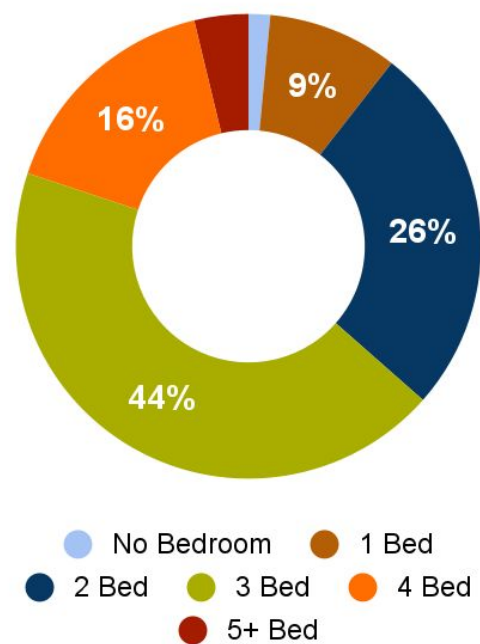# HOUSING TYPOLOGY | Most units in Switzerland County are 2.43, with 66% of units 3 bedroom or more.

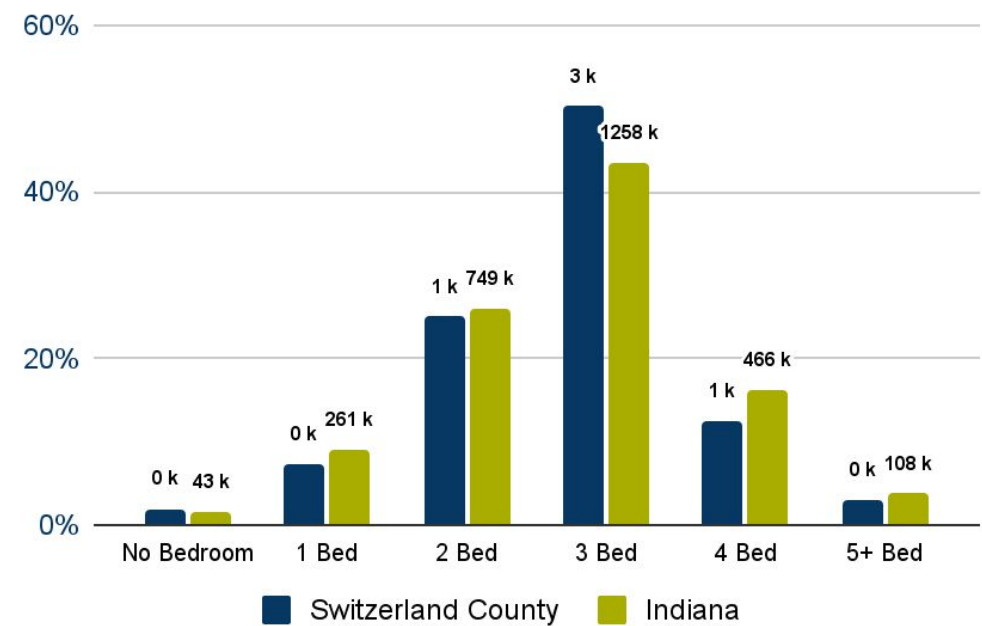## Housing Stock by Bedrooms

Switzerland County | 2019

- No Bedroom
- 1 Bed
- 2 Bed
- 3 Bed
- 4 Bed
- 5+ Bed

Indiana | 2019

- No Bedroom
- 1 Bed
- 2 Bed
- 3 Bed
- 4 Bed
- 5+ Bed

Share of Housing Stock by Bedroom

Switzerland County, Indiana | 2019

- Switzerland County
- Indiana

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

HOUSING AGE | 79% of homes were built before 1990, with most homes built in 2014.

Homes by Year Built
Switzerland County | 2019

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

MEDIAN LISTING PRICE | Homes in Switzerland County have a median listing price of $116,400, compared to $141,700 statewide. Home prices have decreased by -3% since 2010.

Median Listing Price
Switzerland County, Indiana | 2016-2020
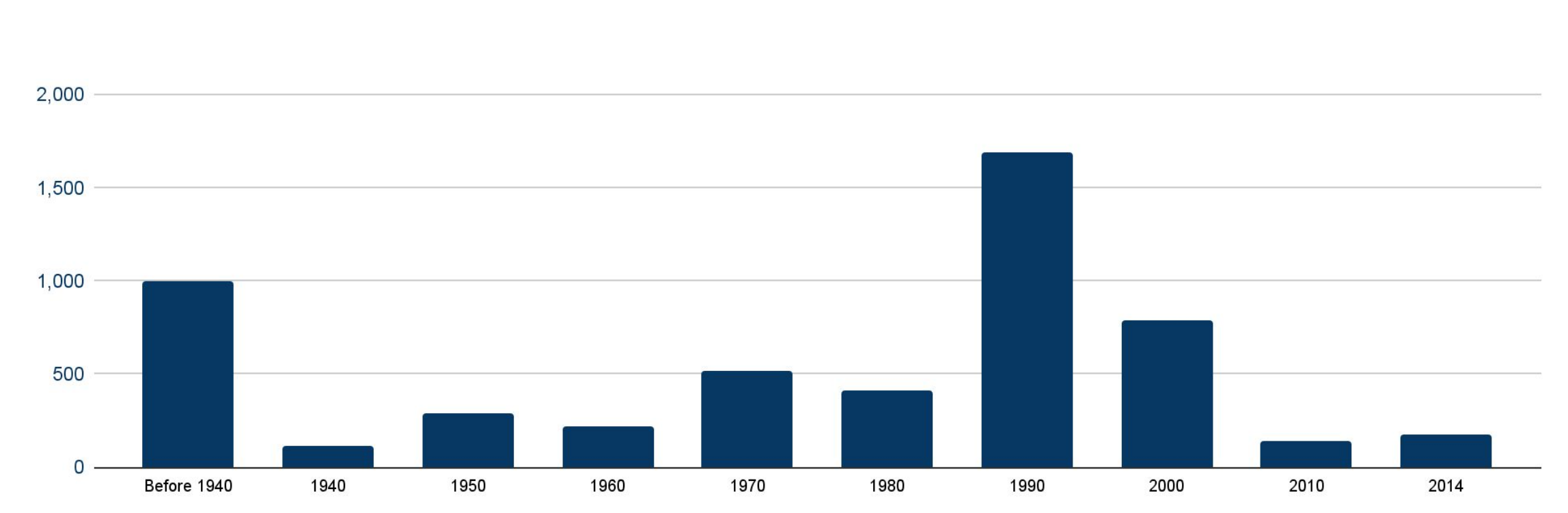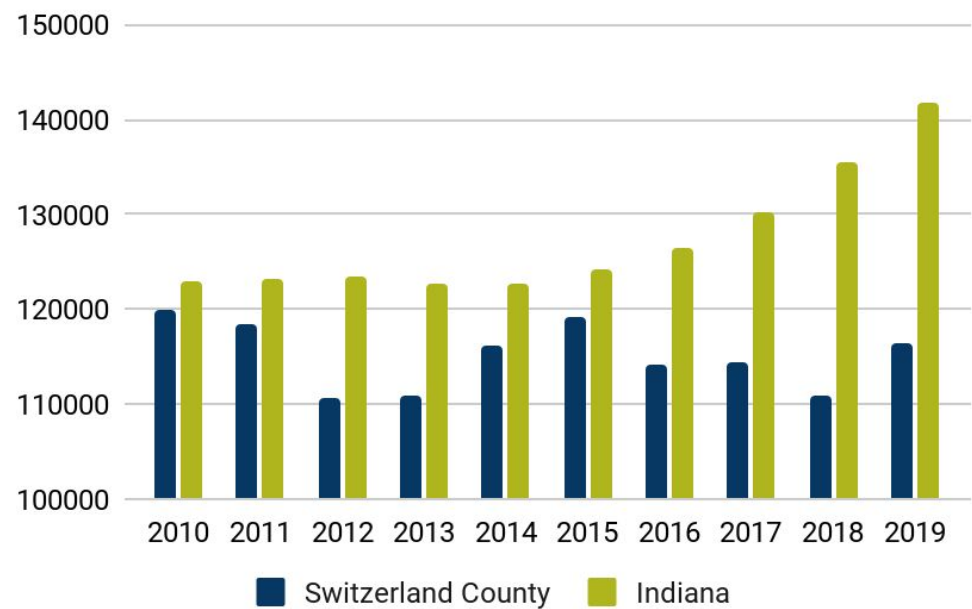
Source: ACS 2010-2019 5-year estimates

Median Listing Price per Square Foot
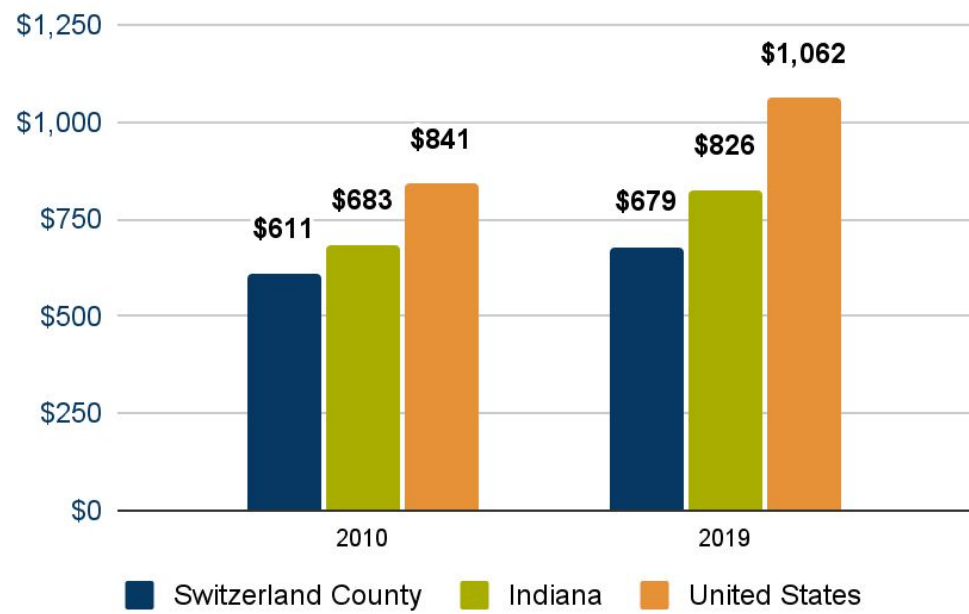**Switzerland County | 2017-2020**

Source: ACS 2010-2019 5-year estimates
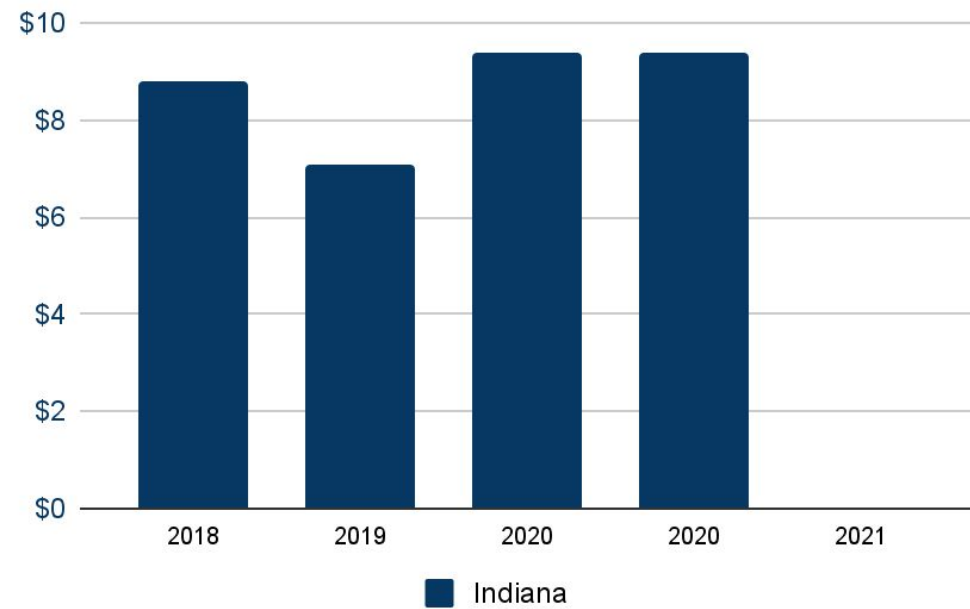
WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

MEDIAN RENTS | Median rents have increased by 11% since 2010, with average rents at $679.

Median Rent
Switzerland County, Indiana | 2010, 2019

Median Rent Over Time
Switzerland County, Indiana | 2010 - 2019
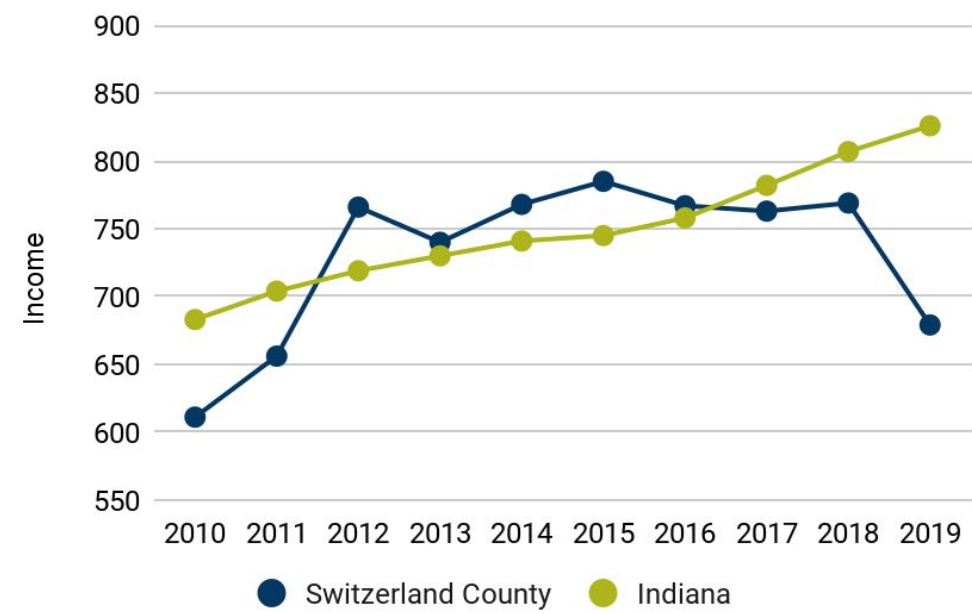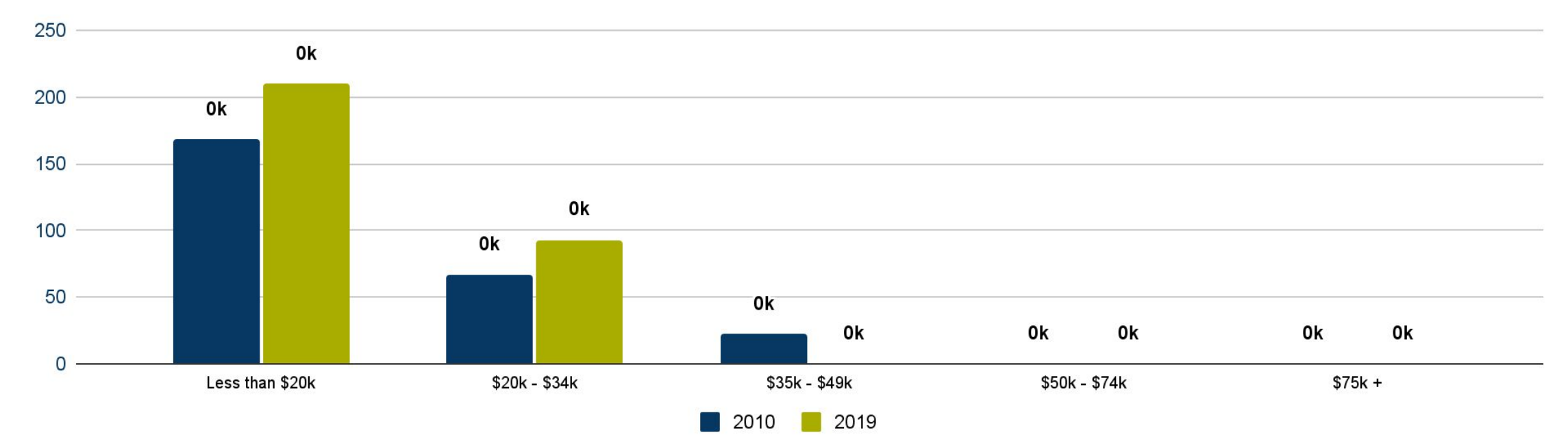
Source: ACS 2010-2019 5-year estimates

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

COST BURDEN | 32% of households are housing cost burdened in Switzerland County, down -15% since 2010. 52% of households earning below $50,000 are housing cost burdened.
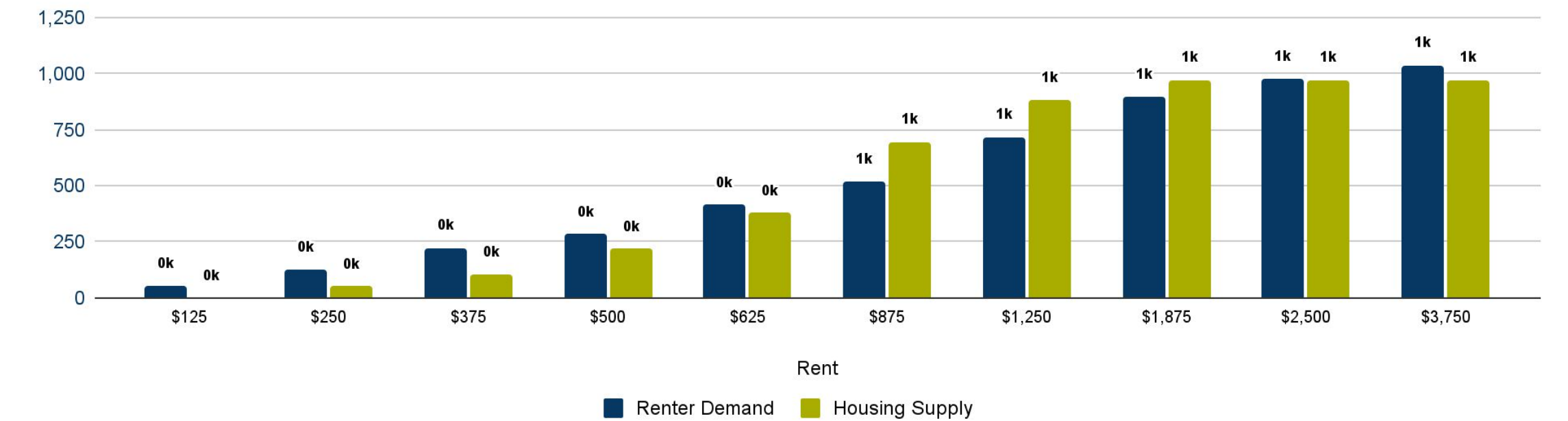
Renter Housing Cost Burden
Switzerland County, Indiana | 2010 - 2019

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

CUMULATIVE HOUSING GAP | There is a 0 gap for units available for rent under $1,250 and for units required to serve households earning below $50,000.
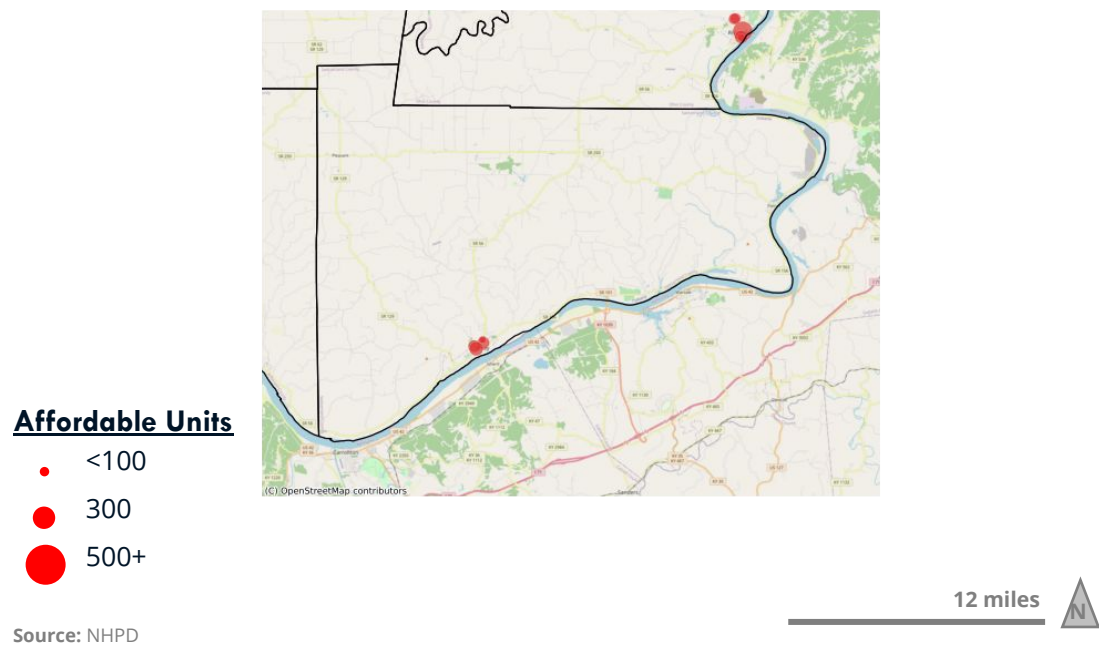
Cumulative Housing Gap
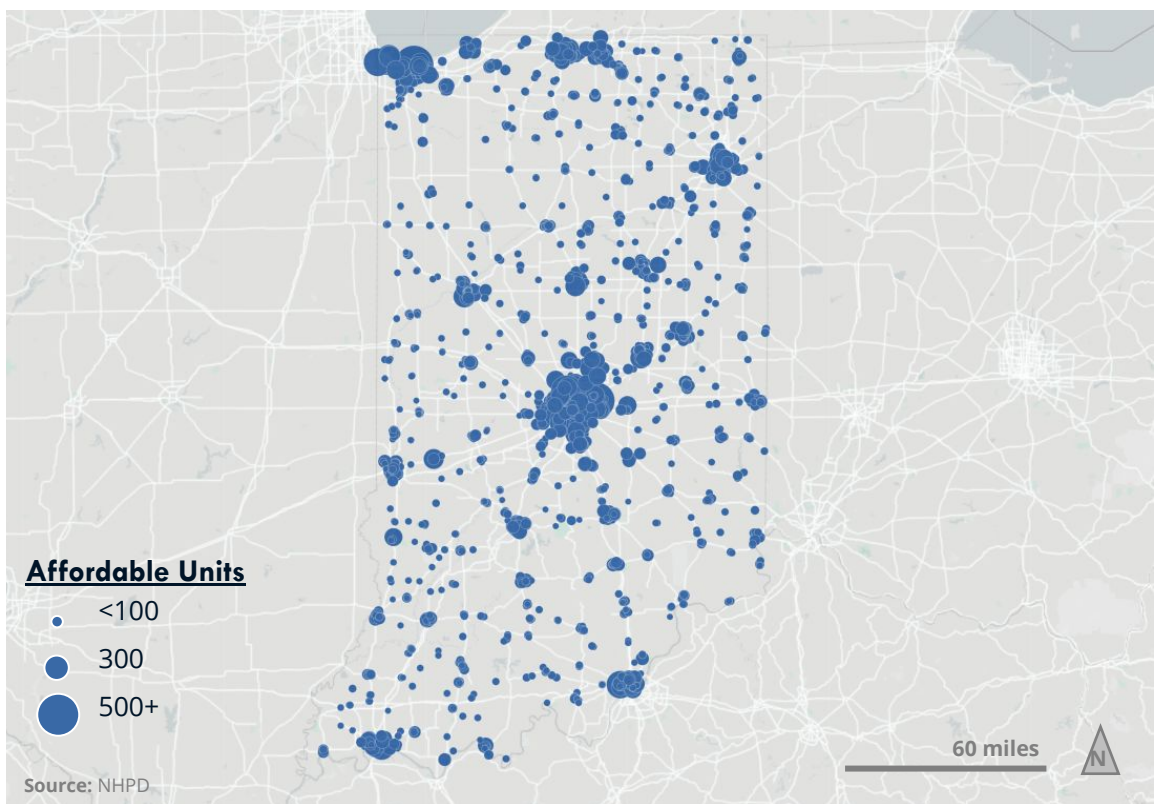
Switzerland County, Indiana | 2010-2019

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

AFFORDABLE HOUSING| The maps below show the spatial distribution of affordable housing units throughout the state of Indiana and in Switzerland County.

Affordable Housing Inventory
Switzerland County | 2020

Affordable Units
- <100
- 300
- 500+

12 miles

Source: NHPD

Affordable Housing Inventory
State of Indiana | 2020

Affordable Units
- <100
- 300
- 500+

60 miles

Source: NHPD

WORKING DRAFT
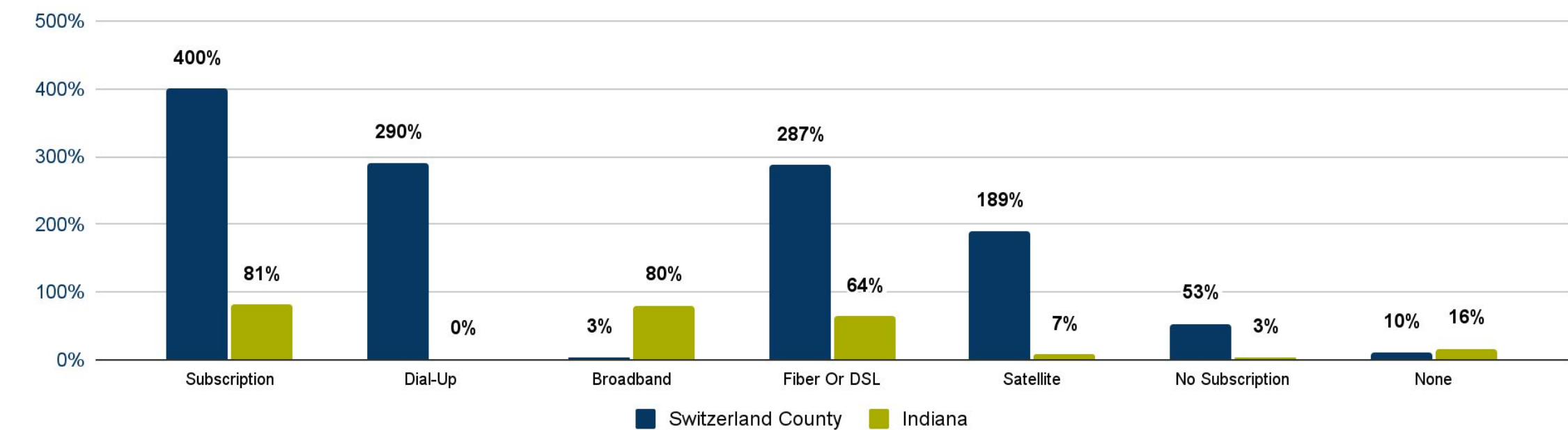**Note: Some data are placeholders, and not representative of actual conditions.**

HOUSING AMENITIES | 3% of housing units have access to broadband.

Broadband Access
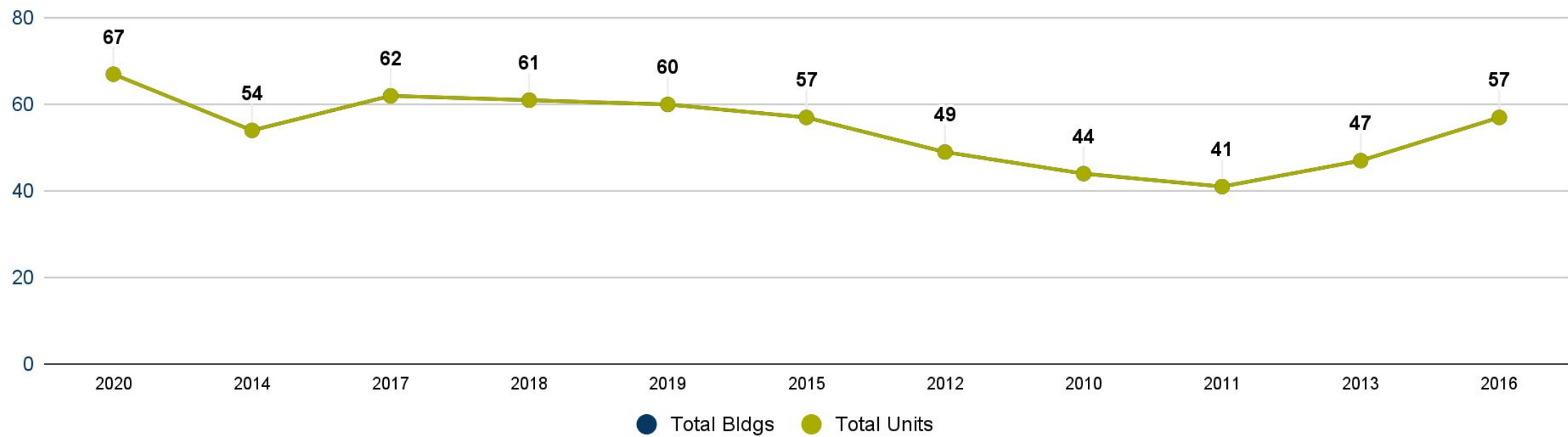**Switzerland County | 2017-2020**

Source: ACS 2010-2019 5-year estimates

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

HOUSING CONSTRUCTION

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.

HOUSING STARTS | There have been 57 new housing starts in 2016 in Switzerland County, with 599 total building permits authorized since 2020.

New Housing Structures Authorized by Building Permits
Switzerland County | 2017-2020

Total Bldgs ● Total Units ●

Source: St. Louis Fed.

Construction Cost Indices
United States | 2010-2021

Source: BEA, St. Louis Fed, U.S. Bureau of Labor and Statistics

Gross Construction Wages
Indiana | 2010-2020

Source: BEA, St. Louis Fed, U.S. Bureau of Labor and Statistics

WORKING DRAFT
Note: Some data are placeholders, and not representative of actual conditions.