Massachusetts’ Housing Needs

Three Measures of Our Discontents

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Joint Committee on Housing

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680,000 working households*
forming between 2015 and 2030
in a growing economy

*wage-earning, non-student, all incomes
Net Labor Force Change by Year of Birth, 2015 to 2030

980,000 workers born before 1970 may retire/move by 2030

1.1 million younger workers projected to join labor force
Projected New Worker Households by Income, Massachusetts, 2015-30

- New workers projected to form 680,000 new households
- 198,000 of new working households expected to be low-income (30%)
23,000 multifamily units

gap in production vs projected demand

since 2010, Metro Boston
New multifamily units meeting only 64% of projected demand
Multifamily Housing Units Permitted, 2010 - 2016
Metro Boston Suburbs

9 towns permitted 50% of all suburban multifamily units

43 towns permitted fewer than 10 multifamily units since 2010

Source: U.S. Census Building Permit Survey
28% of Metro Boston residents are people of color, up from 20% in 2000.
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100 towns are >85% White.
Non-White share grew 6% from 2000 – 2010

115 municipalities falling behind in diversity
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www.mapc.org/projections

www.housing.ma