



Recent Reports regarding Housing Supply and Demand in the Greater New Orleans Area

Report	Who; When	Focus
Post Katrina New Orleans: The State of Affordable Rental Housing	HUD; November 2008	Impact of Hurricane Katrina on the Supply/Demand of affordable housing.
LHFA Louisiana Affordable Housing Needs Assessment Update	GCR; January 2009	Statewide assessment of supply/demand of affordable housing.
The House that Uncle Sam Built	BGR; May 2009	Supply side only – a look at trends and distribution of subsidized housing.
Housing Production Needs: Three Scenarios for New Orleans	GNOCDC and Urban Institute; November 2009	Metro Area assessment of supply and demand with a focus on affordability.

* The above studies represent definitive sources that have been quoted or utilized by state agencies, elected officials, non-profits and the media. It is not an exhaustive summary of all studies.



Additional analysis is needed...

“Research should be done on the current and projected supply and demand of non-federally assisted affordable rental housing. Further, research should be conducted on the demographics of the current population creating the demand, to identify their specific housing needs. This research is crucial to developing a comprehensive strategy for identifying and addressing affordable housing needs in the New Orleans MSA.”

- HUD; Post Katrina New Orleans: The State of Affordable Rental Housing; Nov 2008

“There is confusion, particularly in the New Orleans metro area, on how much affordable housing is needed. On the one hand, there are some developers who are having difficulty leasing their subsidized units, while on the other hand, there are households who are living in inadequate conditions or are paying rents that are unaffordable to them. Closer monitoring of occupancy rates in new developments will help to address this discrepancy and hopefully provide linkages between units and renters seeking affordable housing.”

- LHFA/GCR; Louisiana Affordable Housing Needs Assessment; Jan 2009



Highlights of Proposed Market Analysis

- **Analysis at the Sub-parish level**
 - New Orleans Planning Districts
 - St Bernard municipalities

- **Survey of small scale landlords to include information on non-subsidized rental market**

- **Unit Conditions Survey**



Why another report?

Community and Economic Development occurs at the sub-parish level.

Housing conditions are critical – Communities need to not only assess if the workforce **can** live there, but if they **want** to live there.

This report could serve as a model that is repeatable for continuous monitoring and improvement of the still uncertain housing market in the hurricane impacted areas.