

**LCA / Comprehensive Plan
Affordable Unit Goals
Expressed as New Unit Targets
1996 to 2010
And New Affordable Unit Production
1996 – 2005**

(February, 2007)

*(Numbers Based on 2030 RDF –
Revised Forecasts as of January, 2007)*

When communities negotiated LCA affordable and life-cycle housing goals with the Council in 1995, and subsequently incorporated these goals into their local comprehensive plans beginning in 1998, the goals were expressed as percentages of several categories of every communities' housing stock. The goals have been either a percent of the particular housing—affordable ownership or rental housing—to which they intend to move toward or achieve through 2010, or a percent which they hope to sustain through 2010.

Communities did not negotiate housing unit goals, nor did they include unit goals in their comprehensive plans. However, to understand what the goals mean in terms of new unit production needed in order for the percentage goals to be achieved or sustained through 2010, and to help communities, their housing authorities and affordable housing resource providers quantify what the goals mean in terms of new units needed, the tables on the following pages present the percentage goals as units.

The tables reflect the number of new housing units represented by the negotiated LCA and/or comprehensive plan housing goals through 2010 for each urban (sewered) community in the region when their goals are applied to the forecasted growth for the community between 1996 and 2010. The progress numbers reflect data gathered from the communities through the annual LCA survey and other sources such as HUD, MHFA and local HRAs. The anticipated growth of communities is determined from the household forecasts for 2010 set forth in the 2030 Development Framework Revised Forecasts.

The numbers in the tables are intended to help communities understand the significant number of new affordable and rental units that would need to be added if they are to achieve their 2010 LCA and comprehensive plan housing goals. For some communities, these goals may well be unattainable as the affordability of their existing housing stock has perhaps decreased more rapidly and has affected more units than can be balanced by the addition of new affordable units before 2011. However, the numbers are a useful reminder that communities should continue to, as possible, facilitate efforts to develop medium and high density multifamily homes that offer the greatest opportunity for affordability, rental housing options and the provision of life-cycle housing choices for their residents.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Anoka County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Andover	1,370	323	1,047	133	0	133
Anoka	0	152	0	0	0	0
Blaine	2,489	1,346	1,143	841	134	707
Centerville	309	130	179	53	29	24
Circle Pines	29	42	0	34	48	0
Columbia Heights	170	71	99	0	40	0
Columbus Township	74	18	56	12	0	12
Coon Rapids	687	796	0	444	166	278
Fridley	0	143	0	0	4	0
Hilltop	0	0	0	0	0	0
Lexington	0	4	0	0	0	0
Lino Lakes	1,660	338	1,322	104	0	104
Ramsey	3,524	1,078	2,446	230	49	181
St. Francis	381	644	0	57	21	36
Spring Lake Park	0	83	0	0	0	0
County Totals	10,693	5,168	6,292*	1,908	491	1,475*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Carver County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Carver ¹	802	20	782	117	0	117
Chanhassen	1,251	621	630	162	75	87
Chaska	1,065	881	184	329	113	216
Cologne	417	75	342	72	0	72
Hamburg	0	18	0	0	0	0
Mayer	257	65	192	51	0	51
New Germany	0	0	0	0	0	0
Norwood/Young America	93	93	0	0	45	0
Victoria ²	950	69	881	151	0	151
Waconia ³	809	688	121	162	3	159
Watertown	160	123	37	0	21	0
County Totals	5,804	2,653	3,169*	1,044	257	853*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ Does not include additional growth anticipated in what is currently Dahlgren Township.

² Does not include additional growth anticipated in what is currently Laketown Township.

³ Does not include additional growth anticipated in what is currently Laketown Township.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Dakota County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Apple Valley	4,316	763	3,553	730	246	520
Burnsville	917	673	244	0	174	0
Eagan ¹	1,268	633	635	222	240	0
Empire Township	260	108	152	43	0	43
Farmington	2,330	1,442	888	666	76	590
Hastings	1,514	740	774	473	220	316
Inver Grove Heights	2,279	1,132	1,147	380	266	144
Lakeville	4,834	1,192	3,642	393	150	243
Mendota Heights	315	8	307	53	139	0
Rosemount	2,074	975	1,099	351	44	307
So. St. Paul	0	111	0	0	160	0
Sunfish Lake	0	0	0	0	0	0
West St. Paul	0	55	0	0	65	0
County Totals	20,107	7,832	12,441*	3,311	1,780	2,163*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ Units are for 2000 through 2010.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Hennepin County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Bloomington	931	185	746	199	123	76
Brooklyn Center	0	29	0	0	0	0
Brooklyn Park	1,000	53	947	0	46	0
Champlin	1,181	357	824	142	42	100
Corcoran ¹	1,030	2	1,028	150	0	150
Crystal	0	16	0	36	0	34
Dayton ²	193	1	192	28	0	28
Eden Prairie	1,485	491	994	330	270	60
Edina	170	0	170	31	0	31
Excelsior	24	0	24	41	0	41
Golden Valley	328	157	171	63	25	38
Hopkins	0	20	0	0	0	0
Independence	0	9	0	0	0	0
Long Lake	70	1	69	23	0	23
Loretto	24	5	19	13	0	13
Maple Grove	5,180	1,871	3,309	876	215	661
Maple Plain	49	1	49	26	0	26
Medina	76	10	66	47	0	47
Minneapolis	5,255	1,555	3,700	0	2,368	0
Minnnetonka	180	208	0	324	158	166
Minnnetonka Beach	0	0	0	0	0	0
Minnetrissa ³	329	0	329	64	0	64
Mound	241	12	229	47	0	47
New Hope	291	9	282	50	100	0
Orono	160	0	160	120	12	108
Osseo	0	81	0	0	0	0
Plymouth	1,080	648	432	600	165	469
Richfield	757	256	501	0	33	0
Robbinsdale	0	20	0	53	0	53
Rogers	1,949	419	1,530	369	159	210
St. Anthony ⁴	76	31	45	15	67	0
St. Bonifacius	286	112	174	27	0	27
St. Louis Park	843	36	807	241	64	177
Shorewood	0	0	0	60	0	60
Wayzata ³	104	0	104	20	0	20
County Totals	23,292	6,595	16,901*	3,995	3,847	2,729*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ City is not an LCA Participant. Numerical goals in comprehensive plan. Sewered units 2000 to 2010.

² Numerical goals from comprehensive plan. Sewered units 2000 to 2010.

³ Goals represent LCA benchmarks - 1996.

⁴ Includes portion of city in Ramsey City.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Ramsey County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Arden Hills	423	13	410	51	0	51
Falcon Heights	125	0	125	0	53	0
Lauderdale	0	2	0	0	0	0
Little Canada	336	2	334	0	0	0
Maplewood	0	651	0	0	102	0
Mounds View	0	17	0	0	10	0
New Brighton	197	216	0	40	52	40
North St. Paul	0	90-	0	0	0	0
Roseville	607	245	362	218	22	196
St. Paul ¹	1,021	966	55	869	1,021	0
Shoreview	603	75	528	96	73	23
Vadnais Heights	512	71	441	43	0	43
White Bear Township	640	130	515	40	23	40
White Bear Lake ²	0	49	0	142	17	102
County Totals	4,464	2,527	2,770*	1,499	1,373	495*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ Goals are from comprehensive plan. City has no numerical LCA goals.

² Includes portion of city in Washington County.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
 1Scott County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Belle Plaine	907	268	639	329	12	317
Elko New Market ¹	822	22	800	176	0	176
Jordan	1,062	142	920	408	0	408
Prior Lake	1,490	974	516	482	71	411
Savage	2,438	273	2,165	727	130	601
Shakopee	4,403	2,434	1,969	619	93	526
County Totals	11,122	4,113	7,009*	2,741	306	2,439*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ Does not reflect possible future growth in the city currently attributed to adjacent townships.

**Local Percentage Goals Expressed As Units – Sewered and/or LCA Communities
Washington County (January, 2007)**

City	Affordable Owner Units	Affordable Owner Progress 1996-2005	Affordable Owner Balance	Affordable Rental Units	Affordable Rental Progress 1996-2005	Affordable Rental Balance
Afton	0	0	0	0	0	0
Bayport	197	6	191	41	0	41
Birchwood	0	2	0	0	0	0
Cottage Grove	1,144	717	427	90	0	90
Forest Lake	1,757	168	1,589	282	0	282
Hugo	1,676	805	871	259	0	259
Lake Elmo ²	274	0	274	41	0	41
Lake St.Croix Beach	0	0	0	0	0	0
Landfall	0	0	0	0	0	0
Mahtomedi	273	40	233	11	30	0
Newport	0	38	0	0	0	0
Oakdale	1,103	440	663	0	52	0
Oak Park Heights	0	15	0	82	0	82
St. Paul Park ¹	157	82	75	71	0	71
Stillwater	970	128	842	204	184	26
Willernie	2	7	0	0	0	0
Woodbury	6,037	1,862	4,175	1,191	65	1,126
County Totals	13,590	4,310	9,340*	2,272	331	2,018*
Regional Total	89,072	33,198	57,922*	16,770	8,385	12,172*

*Balance totals reflect only communities with local goals requiring the addition of units, i.e., Progress and Balance totals may not equal Units.

¹ Does not include additional growth anticipated in Grey Cloud Township.

² Based upon sewered growth before 2011.