

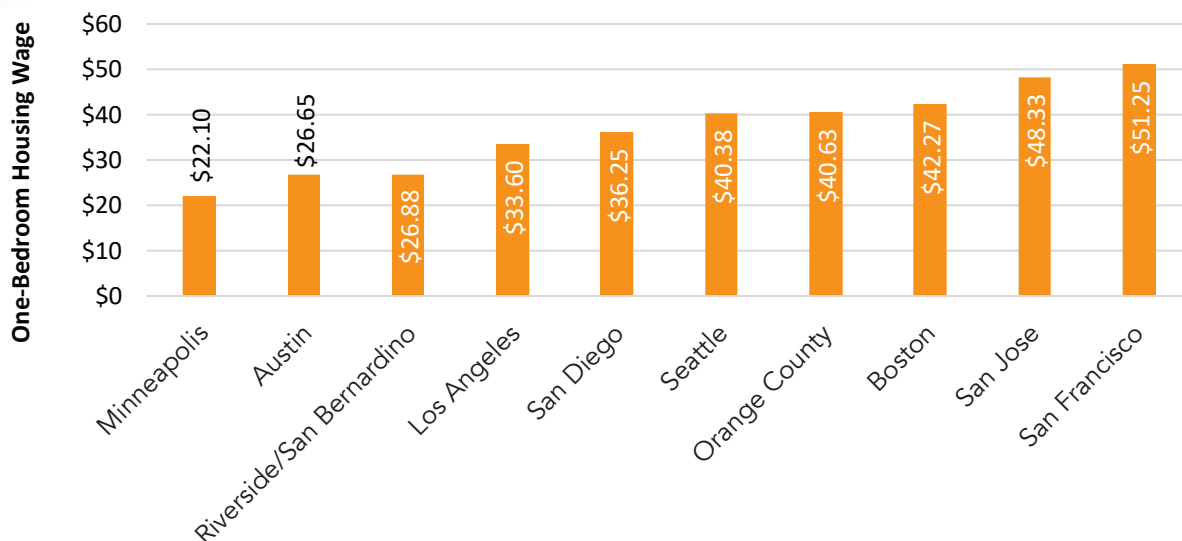
RENTAL AFFORDABILITY

The hourly wage needed to afford a one-bedroom apartment in Orange County increased from \$36.63 per hour (\$76,190 per year) in 2022 to \$40.63 per hour (\$84,510 per year), a significant increase of 10.9 percent. An Orange County minimum wage worker would need to work 105 hours per week to afford a one-bedroom apartment in 2023, compared to 98 hours in 2022.

Fair market rent for a one-bedroom apartment in the region increased from \$1,905 in 2022 to \$2,113 in 2023, an increase of 10.9 percent. Meanwhile, fair market rents for two- and three-bedroom units increased by 9.3 percent and 8.5 percent, respectively. Along with inflation and high consumer costs, these rental increases have offset recent wage increases, therefore increasing financial hardship for many county residents, especially impacting the county's disadvantaged communities. As demand to both live and work in the region remains high, policymakers and developers must focus and strategize on how to best improve the supply of housing — especially affordable workforce housing — in the county.

ORANGE COUNTY EXCEEDS REGIONAL PEERS IN HOUSING WAGE

REGIONAL COMPARISON OF THE HOURLY WAGE NEEDED TO AFFORD A ONE-BEDROOM UNIT, 2023



Sources: Community Indicators Report analysis of Fair Market Rent data from the U.S. Department of Housing and Urban Development using the methodology of the National Low Income Housing Coalition