Regional Plan Association, in consultation with Long Island Affordable and Fair Housing Task Force, created housing data profiles for Long Island’s towns, cities and villages with support from Citi Community Development and the Long Island Community Foundation. Each profile depicts information on housing supply, type, price and demographic information in graphic form. It is hoped that these profiles will be used to guide important discussions and decisions as communities across Long Island address current and future housing needs.

The housing profiles include data from the 2013 American Community Survey, population projections from the Cornell Program on Applied Demographics, foreclosure data from Long Island Real Estate, and for comparisons across time the 2000 Census. The data is intended to provide a factual base for assessing a range of challenges that have been identified by researchers, the media, business leaders, housing advocates, public officials, civic organizations and community members. These include a shortage of affordable rental housing, an exodus of young adults, difficulties in attracting a talented workforce and the companies who hire them, and the needs of a growing elderly population.

**HOUSING DATA PROFILE 2014**

**LATTINGTOWN VILLAGE**

Regional Plan Association, in consultation with Long Island Affordable and Fair Housing Task Force, created housing data profiles for Long Island’s towns, cities and villages with support from Citi Community Development and the Long Island Community Foundation. Each profile depicts information on housing supply, type, price and demographic information in graphic form. It is hoped that these profiles will be used to guide important discussions and decisions as communities across Long Island address current and future housing needs.

The housing profiles include data from the 2013 American Community Survey, population projections from the Cornell Program on Applied Demographics, foreclosure data from Long Island Real Estate, and for comparisons across time the 2000 Census. The data is intended to provide a factual base for assessing a range of challenges that have been identified by researchers, the media, business leaders, housing advocates, public officials, civic organizations and community members. These include a shortage of affordable rental housing, an exodus of young adults, difficulties in attracting a talented workforce and the companies who hire them, and the needs of a growing elderly population.

**1,850 Population**

**613 Households**

**81% of units are owner occupied**

**10% of units are renter occupied**

**9% of units are vacant**

**$1,000,000+ is the median home value**

**27% of owners pay greater than 30% of their household income towards housing**

**$1,953 is the median gross rent**

**22% of renters pay greater than 30% of their household income towards rent**

**$143,393 is the median household income**
HOUSING INVENTORY

The following metrics depict the types of housing that the community has to offer—the number of single-family and multifamily homes, the age of the housing stock, the number of people who own their own homes and those who rent. It shows the number of homes receiving some form of federal subsidy, and what type of housing is being built throughout the county. Together, these describe the range of housing choices available to residents in the community.

Housing Supply
source: 2009-13 American Community Survey

- Lattingtown: 207 / 3%
- Nassau County: 99,409 / 21%
- Lattingtown: 653 / 97%
- Nassau County: 367,727 / 79%

Federally Subsidized Housing
source: HUD Picture of Subsidized Housing, 2013

- Public Housing: 0
- Section 8 Housing Voucher Choice Program: 0
- Moderate Rehab: 0
- Section 8 New Construction/Substantial Rehabilitation: 0
- Section 236: 0
- Other Multi-Family: 0
- Total units available through HUD programs: 0

Housing Tenure
source: 2009-13 American Community Survey

- Lattingtown: 545 / 81%
- Nassau County: 355,915 / 76%
- Vacant: 60 / 9%
- Renter Occupied: 68 / 10%
- Owner Occupied: 25,286 / 37%

Age of Housing Stock
source: 2009-13 American Community Survey

- Built 2010 or later: 8 / 1%
- Built 2000 to 2009: 20 / 3%
- Built 1990 to 1999: 37 / 5%
- Built 1980 to 1989: 54 / 8%
- Built 1970 to 1979: 64 / 10%
- Built 1960 to 1969: 67 / 10%
- Built 1950 to 1959: 195 / 29%
- Built 1940 to 1949: 34 / 5%
- Built 1939 or earlier: 194 / 29%

Housing Permits
source: Census, Building Permits Survey 2000-2013

Housing Permits in Nassau County

- 2000: 0
- 2001: 0
- 2002: 0
- 2003: 0
- 2004: 0
- 2005: 0
- 2006: 0
- 2007: 0
- 2008: 0
- 2009: 0
- 2010: 0
- 2011: 0
- 2012: 0
- 2013: 0

- Five or more units: 0
- Three and Four Unit: 0
- Two Unit: 0
- Single Family: 0
### Owner Occupied Housing

Owner occupied housing comes in several types—single-family homes, townhouses, cooperatives and condominiums. Change in home value and foreclosure activity are vital measures of a housing market that has seen huge fluctuation over the last decade, and median home value indicates how affordable the average owner-occupied home is compared to others on Long Island.

### Rental Occupied Housing

Rental homes can be single-family houses and apartments in any size building. Housing wage looks at the amount of money a person working a full-time job would have to make in order to afford rental housing (in this case a one or two bedroom unit) without having to pay more than 30% of their income. The other charts describe the amount of money being made and the amount of money being spent on housing for the typical renter, and the share of renters paying different levels of rent.

### Changing Home Values

<table>
<thead>
<tr>
<th>Value Range</th>
<th>2013</th>
<th>2000</th>
</tr>
</thead>
<tbody>
<tr>
<td>0-$99,999</td>
<td>21</td>
<td>1</td>
</tr>
<tr>
<td>$100,000-$199,999</td>
<td>11</td>
<td>0</td>
</tr>
<tr>
<td>$200,000-$299,999</td>
<td>20</td>
<td>0</td>
</tr>
<tr>
<td>$300,000-$399,999</td>
<td>48</td>
<td>13</td>
</tr>
<tr>
<td>$400,000 to $499,999</td>
<td>91</td>
<td>91</td>
</tr>
<tr>
<td>$500,000 to $749,999</td>
<td>100</td>
<td>109</td>
</tr>
<tr>
<td>$750,000 to $999,999</td>
<td>338</td>
<td>0</td>
</tr>
<tr>
<td>$1,000,000 or more</td>
<td>142</td>
<td>0</td>
</tr>
</tbody>
</table>

1. 2000 Census data used for comparisons over time

### Housing Wage

<table>
<thead>
<tr>
<th>Housing Wage Description</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>Housing wage for a one bedroom apartment in Nassau County</td>
<td>$24.71 per hour</td>
</tr>
<tr>
<td>Housing wage for a two bedroom apartment in Nassau County</td>
<td>$30.44 per hour</td>
</tr>
<tr>
<td>Housing wage for a one bedroom apartment in Nassau County</td>
<td>$49,423 per year</td>
</tr>
<tr>
<td>Housing wage for a one bedroom apartment in Nassau County</td>
<td>$60,885 per year</td>
</tr>
</tbody>
</table>

### Renter Households

- **Renter median income**: $45,000
- **Median income of all households**: $143,393
- **Median gross rent**: $1,953
- **Median gross rent as portion of renter median income**: 52%

### Rental Units by Gross Rent

<table>
<thead>
<tr>
<th>Gross Rent Range</th>
<th>Number</th>
</tr>
</thead>
<tbody>
<tr>
<td>Studio</td>
<td>0</td>
</tr>
<tr>
<td>One</td>
<td>0</td>
</tr>
<tr>
<td>Two</td>
<td>6</td>
</tr>
<tr>
<td>Three+</td>
<td>29</td>
</tr>
</tbody>
</table>

### Median Home Value

<table>
<thead>
<tr>
<th>Location</th>
<th>Median Home Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lattington</td>
<td>$1,000,000+ in 2013</td>
</tr>
<tr>
<td>Nassau County</td>
<td>$454,500 in 2013</td>
</tr>
<tr>
<td>$735,800 in 2000</td>
<td>$240,200 in 2000</td>
</tr>
</tbody>
</table>

1. 2000 Census data used for comparisons over time

---

### Foreclosure Activity

- **Source**: LI Real Estate

### Median Home Value

- **Source**: 2009-13 American Community Survey, 2000 Census

---

### Notes

1. 2000 Census data used for comparisons over time
DEMOGRAPHICS

These metrics provide a deeper look into the makeup of the community. The living situations, the financial and racial diversity, and the age of the population owning or renting homes in the community are all illustrated here. In comparing housing costs to household income, it shows how many owners and renters pay over 30% of their income for housing. This metric illustrates the housing cost burden that is felt by households on Long Island and also generally highlights how housing cost burden further contributes to income inequality: in most cases lower income households are more likely to be paying greater than 30% of their income towards housing costs.

Area Median Household Income

| Income Limits for Nassau and Suffolk Counties | $126,100 |
| 120% AMI                                             | $105,100 |
| 100% AMI                                             | $84,100  |
| 80% AMI                                              | $52,550  |
| 50% AMI                                              | $31,550  |

Race + Ethnicity

- Percent White, non Hispanic: 89.0%
- Percent Black, non Hispanic: 2.7%
- Percent Asian, non Hispanic: 4.5%
- Percent Hispanic: 3.7%
- Percent American Indian: 0.0%

Age of Heads of Household

- under 25 years: 0 / 0% (3,140 / 1%)
- 25 to 44 years: 83 / 14% (116,948 / 26%)
- 45 to 64 years: 318 / 52% (202,824 / 46%)
- 65 years and over: 182 / 35% (19,043 / 27%)

Population + Households

| Population | 1,850 |
| Households | 613  |
| Average household size | 2.99 |
| Proportion of residents that live in families | 93.2% |
| Average family size | 3.29 |
| Proportion of residents that live alone | 5.2% |

Proportion of households

- with someone under 18 in 2013: 29.7%
- with someone under 18 in 2000: 38.6%
- with someone over 65 in 2013: 37.7%
- with someone over 65 in 2000: 30.5%

Housing Costs and Household Income

<table>
<thead>
<tr>
<th>Number of Households</th>
<th>0-34,999</th>
<th>35,000-49,999</th>
<th>50,000-74,999</th>
<th>75,000-99,999</th>
<th>100,000+</th>
</tr>
</thead>
<tbody>
<tr>
<td>Renters paying less than 30% of income</td>
<td>0</td>
<td>100</td>
<td>200</td>
<td>300</td>
<td>400</td>
</tr>
<tr>
<td>Renters paying greater than 30% of income</td>
<td>5</td>
<td>10</td>
<td>20</td>
<td>30</td>
<td>40</td>
</tr>
<tr>
<td>Owners paying less than 30% of income</td>
<td>30</td>
<td>50</td>
<td>70</td>
<td>90</td>
<td>110</td>
</tr>
<tr>
<td>Owners paying greater than 30% of income</td>
<td>150</td>
<td>250</td>
<td>350</td>
<td>450</td>
<td>550</td>
</tr>
</tbody>
</table>

Population Projections

[Bar chart showing population projections for Lattingtown and Nassau County from 2010 to 2040]