

## Creative Housing Solution: Releasing Seasonally Occupied (Second) Homes for Long-Term Rental



### Housing Occupancy and Vacancy Status, 2000 & 2010 - 2014

from bae Truckee North Tahoe Regional Workforce Housing Needs Assessment, August 1, 2016

Occupancy Status	Truckee North Tahoe Study Area				
	2000	Percent	2010 - 2014	Percent	% Change
Occupied Housing Units	12,624	44.60%	11,802	35.48%	-20%
Vacant Housing Units (Total)	15,684	55.40%	21,466	64.52%	16%
For rent	259	0.91%	427	1.28%	40%
For sale only	114	0.40%	465	1.40%	247%
Rented or sold, but not occupied	138	0.49%	291	0.87%	79%
For seasonal or occasional use (2nd homes)	14,848	52.45%	20,039	60.24%	15%
For migrant workers	5	0.02%	0	0.00%	-100%
Other vacancy	320	1.13%	244	0.73%	-35%
<b>Total, All Units</b>	<b>28,308</b>	<b>100.00%</b>	<b>33,268</b>	<b>100.00%</b>	<b>0%</b>

#### Trends from 2000 to 2010 - 2014

There has been significant decrease (-20%) in the percent of occupied housing units.

There has been significant increase (15%) in the percent of housing units used for seasonal or occasional use.

#### Modeling of % of Seasonally Occupied Homes Released for Long-Term Rental

Total # of Homes used for seasonal or occasional use in 2014	% Released for Long-Term Rental			
	0.50%	1%	2%	3%
20,039	100	200	401	601

*If 1% of seasonally occupied homes could be released for long-term rental, this would generate 200 more units of rental housing for local residents of the Tahoe Truckee Region.*