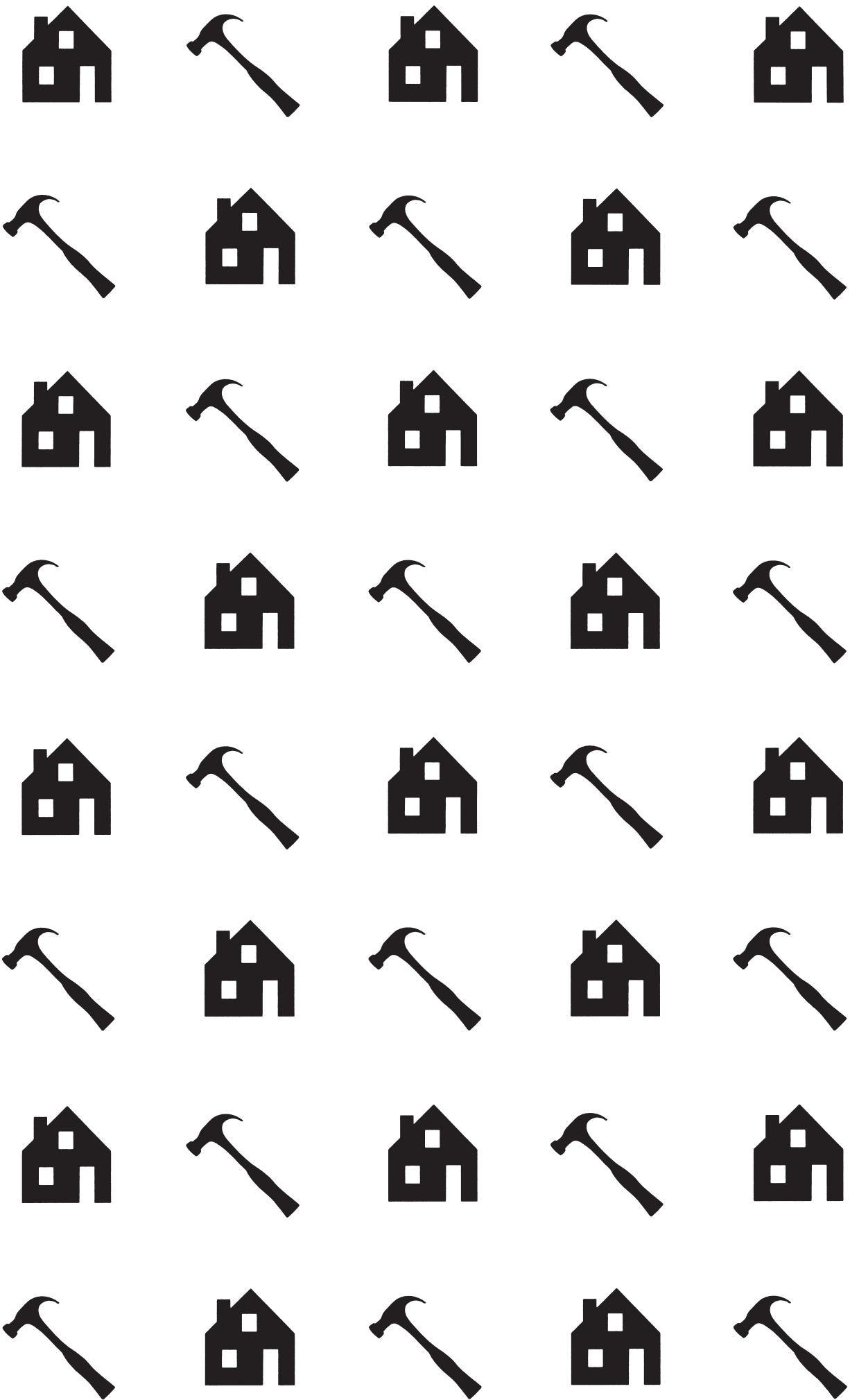


# Construction & Housing



## Section 8

# CONSTRUCTION & HOUSING

Statistics on building permits, construction authorizations and modifications for both public and private projects are covered in this section. Tenure and control of real property is reflected here, as are Hawai'i Island's housing characteristics by division and census designated place.

There were approximately 85,173 housing units on Hawai'i Island of which around 41,681 (48.9%) were owner-occupied.

In 2014, there were 4,811 building permits issued, the highest level since 2006.

### 8.1.1

## NUMBER AND VALUE OF BUILDING PERMITS HAWAI'I COUNTY

Year	Number Issued	Estimated Value (\$1,000)
2000	3,254	321,704
2001	3,288	380,249
2002	3,437	449,601
2003	4,219	620,634
2004	4,321	826,494
2005	5,436	1,008,386
2006	5,184	926,019
2007	4,580	912,529
2008	4,324	704,317
2009	2,990	309,165
2010	2,756	360,328
2011	2,603	282,638
2012	4,590	427,394
2013	4,320	443,739
2014	4,811	697,063

SOURCE: COMPILED FROM COUNTY BUILDING DEPARTMENTS BY THE HAWAI'I STATE DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT & TOURISM.

### 8.1.2

## VALUE OF BUILDING PERMITS BY TYPE HAWAI'I COUNTY

*In thousands of dollars*

Category	2009	2010	2011	2012	2013	2014
Residential	188,733	233,166	187,439	192,286	194,776	386,390
Hotel	0	0	0	0	0	0
Non-residential	45,530	61,058	38,010	79,976	77,635	111,902
Additions and alterations	74,902	66,105	57,189	155,131	171,329	198,771

SOURCE: COMPILED FROM COUNTY BUILDING DEPARTMENTS BY THE HAWAI'I STATE DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT & TOURISM.

### 8.1.3

## PRIVATE RESIDENTIAL CONSTRUCTION AUTHORIZATIONS HAWAI'I COUNTY

	2010	2011	2012	2013	2014
<b>Authorized Housing Units (number)</b>					
New single family units	660	582	571	729	806
New multi-family units	442	107	63	0	152
<b>Total</b>	<b>1,102</b>	<b>689</b>	<b>634</b>	<b>729</b>	<b>958</b>
<b>Permit Value (\$)</b>					
New single family units	204,825,455	147,659,046	167,759,545	203,175,577	376,324,660
New multi-family units	26,252,100	33,681,750	11,445,024	0	68,504,000
<b>Total</b>	<b>231,077,555</b>	<b>181,340,796</b>	<b>179,204,569</b>	<b>203,175,577</b>	<b>444,828,660</b>

SOURCE: U.S. CENSUS BUREAU, ANNUAL NEW PRIVATELY-OWNED RESIDENTIAL BUILDING PERMITS.

### 8.1.4

## PRIVATE RESIDENTIAL CONSTRUCTION AND DEMOLITION AUTHORIZED BY PERMITS, HAWAI'I COUNTY

Year	New Single Family Units	New Duplex Units	New Apartments	Units Demolished
2000	1,260	20	327	41 <sup>1</sup>
2001	1,129	22	236	40 <sup>1</sup>
2002	1,243	38	255	33 <sup>1</sup>
2003	1,932	44	413	35
2004	2,179	82	844	56
2005	2,698	156	615	57
2006	2,484	4	266	43
2007	1,852	8	307	62
2008	1,105	6	440	52
2009	694	2	58	44
2010	660	2	440	42
2011	581	2	105	43
2012	456	4	59	27
2013	735	2	0	35

1. FIGURES BASED ON THE 12-MONTH PERIOD ENDING MARCH 31 OF THE FOLLOWING YEAR. FOR EXAMPLE, 2002 DATA WAS BASED UPON THE 12-MONTH PERIOD ENDING MARCH 31, 2003.

NA NOT AVAILABLE.

SOURCE: COMPILED FROM COUNTY BUILDING DEPARTMENTS BY THE HAWAI'I STATE DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT & TOURISM.

## 8.1.5

## LOW INCOME RENTAL HOUSING AFFORDABILITY BY COUNTY

	Hawai'i County	Honolulu County	Maui County	Kaua'i County	State
<b>Housing Wage</b>					
Hourly wage necessary to afford 2 bedroom FMR	\$22.13	\$34.81	\$24.31	\$23.50	\$31.61
<b>Housing Cost</b>					
2 bedroom FMR	\$1,151	\$1,810	\$1,264	\$1,222	\$1,644
Income needed to afford 2 bedroom FMR	\$46,040	\$72,400	\$50,560	\$48,880	\$65,746
Full-time jobs at minimum wage to afford 2 bedroom FMR	2.9	4.5	3.1	3.0	4.1
<b>Area Median Income (AMI)</b>					
Annual AMI	\$62,400	\$86,900	\$75,100	\$74,200	\$81,353
Rent affordable at AMI	\$1,560	\$2,173	\$1,878	\$1,855	\$2,034
30% of AMI	\$18,720	\$26,070	\$22,530	\$22,260	\$24,406
Rent affordable at 30% of AMI	\$468	\$652	\$563	\$557	\$610
<b>Renter Households</b>					
Number (2009-2013)	22,248	137,760	22,067	8,380	190,501
% of total households (2009-2013)	34%	44%	42%	37%	42%
Estimated mean renter hourly wage	\$11.14	\$15.19	\$13.66	\$13.52	\$14.49
Rent affordable at mean wage	\$579	\$790	\$710	\$703	\$753
Full time jobs at mean renter wage to afford 2 br FMR	2.0	2.3	1.8	1.7	2.2

FMR: FAIR MARKET RENT; CALCULATED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.

SOURCE: NATIONAL LOW INCOME HOUSING COALITION, OUT OF REACH 2015.

## 8.1.6

### PLANNED ADDITIONS TO AND SUBTRACTIONS FROM HAWAI'I VISITOR INDUSTRY PLANT SUPPLY

Name of Facility	Planned Type	Planned Units	Estimated Completion
R Kevin Stafford	B&B	4	NA
Kona Castle Ranch	B&B	5	NA
James Stapleton and James Ricciuti	B&B	5	NA
Yuri Matsuoka	B&B	5	NA

NA: NOT AVAILABLE

SOURCE: HAWAI'I TOURISM AUTHORITY, VISITOR PLANT INVENTORY, 2015.

## 8.1.7

### AVERAGE ANNUAL WAGES FOR CONSTRUCTION INDUSTRIES HAWAI'I COUNTY, 2014

Industry	Number of Establishments	Number of Employees	Total Wages	Average Annual Wages
<b>Construction</b>	<b>516</b>	<b>3,505</b>	<b>\$195,175,755</b>	<b>\$55,685</b>
<b>Construction of Buildings</b>	<b>179</b>	<b>1,214</b>	<b>\$72,780,459</b>	<b>\$59,951</b>
Residential	153	673	\$31,082,913	\$46,186
Nonresidential	26	541	\$41,697,546	\$77,075
<b>Heavy and Civil Engineering Construction</b>	<b>43</b>	<b>479</b>	<b>\$31,506,170</b>	<b>\$65,775</b>
Land Subdivision	13	204	\$13,949,532	\$68,380
Highway, Street, and Bridge Construction	15	211	\$14,007,614	\$66,387
<b>Specialty Trade Contractors</b>	<b>294</b>	<b>1,811</b>	<b>\$90,889,126</b>	<b>\$50,187</b>
Building Foundation/Exterior Contractors	52	265	\$11,342,130	\$42,800
Building Equipment Contractors	119	780	\$43,345,498	\$55,571
Building Finishing Contractors	74	464	\$22,497,641	\$48,486
Other Specialty Trade Contractors	49	303	\$13,703,857	\$45,227

SOURCE: HAWAI'I STATE DEPARTMENT OF LABOR AND INDUSTRIAL RELATIONS, AND RECORDS.

8.1.8

**BUILDING PERMITS ISSUED  
HAWAI'I COUNTY**

*In thousand dollars*

<b>Year</b>	<b>Private Building</b>	<b>Residential</b>	<b>Commercial &amp; Industrial</b>	<b>Additions &amp; Alterations</b>
2005	\$1,008,386	\$833,761	\$86,847	\$87,778
2006	926,019	714,307	126,013	85,698
2007	912,529	686,264	115,879	110,385
2008	704,317	434,312	107,683	162,322
2009	309,165	188,733	45,530	74,902
2010	360,328	233,166	61,058	66,105
2011	282,638	187,439	38,010	57,189
2012	427,394	192,286	79,976	155,131
2013	443,739	194,776	77,635	171,329
2014	697,063	386,390	111,902	198,771
2015	689,454	416,116	50,045	223,293

SOURCE: DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT & TOURISM, RESEARCH & ECONOMIC ANALYSIS, MONTHLY ECONOMIC INDICATORS.

## 8.1.9

## CONSTRUCTION ESTABLISHMENTS BY TYPE AND LOCATION HAWAI'I COUNTY

Establishment Type		Location	Number	Location	Number	Location	Number
<b>Residential Building</b>							
	Captain Cook		2	Kamuela	11	Pa'auilo	1
	Hakalau		1	Kapa'au	1	Pāhoa	1
	Hawi		3	Kea'au	7	Pāpa'aloa	1
	Hilo		23	Kealakekua	1	Pāpa'ikou	1
	Hōlualoa		3	Kurtistown	1	Pepe'ekeo	2
	Honoka'a		2	Mountain View	2	Waikoloa	4
	Honomū		1	Nā'ālehu	1		
	Kailua-Kona		29	Ocean View	1		
<b>Nonresidential Building</b>							
	Hilo		7	Kea'au	1	Kamuela	3
	Hōlualoa		1	Kailua-Kona	1	Waikoloa	2
<b>Utility System Construction</b>							
	Hilo		2	Kamuela	1		
	Kailua-Kona		1	Kea'au	1		
<b>Land Subdivision</b>							
	Hawi		1	Kailua-Kona	2		
	Hilo		1	Kea'au	1		
<b>Heavy and Civil Engineering</b>							
	Hilo		1	Kealakekua	1		
	Kea'au		1	Ocean View	1		
<b>Foundation, Structure, and Building Exterior</b>							
	Hilo		5	Kamuela	3	Waikoloa	2
	Hōnaunau		2	Kea'au	6		
	Kailua-Kona		16	Mountain View	1		
<b>Building Equipment</b>							
	Captain Cook		1	Honoka'a	1	Kealakekua	2
	Hawi		1	Kailua-Kona	30	Kurtistown	1
	Hilo		29	Kamuela	6	Pāhoa	2
	Hōlualoa		5	Kapa'au	1	Waikoloa	6
	Hōnaunau		1	Kea'au	8		
<b>Building Finishing</b>							
	Captain Cook		1	Honoka'a	2	Kealakekua	1
	Hawi		1	Kailua-Kona	24	Kurtistown	2
	Hilo		16	Kamuela	5	Laupāhoehoe	1
	Hōlualoa		2	Kea'au	3	Waikoloa	4
<b>Other Specialty Trade Contractors</b>							
	Captain Cook		4	Laupāhoehoe	1	Kealakekua	1
	Hilo		11	Kailua-Kona	8	Kurtistown	2
	Hōlualoa		2	Kamuela	6	Nā'ālehu	1
	Honoka'a		2	Kapa'au	1	Pāhoa	3
	Honomū		1	Kea'au	5		

SOURCE: U.S. CENSUS BUREAU, ZIP CODE BUSINESS PATTERNS 2013.



## 8.2.1

## SUMMARY HOUSING CHARACTERISTICS HAWAI'I COUNTY, 2014

Characteristic	Number	Percent
<b>Total Housing Units</b>	<b>85,173</b>	
Median number of rooms	4.9	
<b>Occupied Housing Units</b>	<b>65,178</b>	<b>76.5%</b>
Structure built 1990 or later	37,638	44.2%
Structure built before 1940	3,334	3.9%
Lacking complete plumbing	641	1.0%
Lacking complete kitchen	838	1.3%
Lacking telephone service	1,024	1.6%
Moved into unit after 1999	41,945	64.3%
Moved into unit before 1980	6,407	9.8%
Occupants per room of 1.51 or more	1,909	2.9%
<b>Owner Occupied Units</b>	<b>41,681</b>	
Median value	\$304,600	
With a mortgage	24,426	58.6%
Median monthly costs	\$1,478	
Monthly costs were 35% or more of income	6,202	25.8%
Not mortgaged	17,255	41.4%
Median monthly costs	\$328	
<b>Renter Occupied Units</b>	<b>20,305</b>	
Median gross rent	\$1,094	
Rent was 35% or more of income	8,648	44.0%

SOURCE: U.S. CENSUS BUREAU, 2014 AMERICAN COMMUNITY SURVEY ONE-YEAR ESTIMATES.

## 8.2.2

## SELECTED HOUSING CHARACTERISTICS HAWAI'I COUNTY

Hawai'i County	2011	2012	2013	2014
<b>All Housing Units</b>	<b>83,183</b>	<b>83,969</b>	<b>84,457</b>	<b>85,713</b>
<b>Units in Structure</b>				
1 unit, detached	64,908	67,174	67,311	66,771
1 unit, attached	2,343	1,678	1,794	2,159
2 to 4 units	3,515	4,249	4,951	4,561
5 to 9 units	3,419	3,563	3,256	4,268
10 or more units	8,471	7,217	6,780	7,117
Mobile home, boat, other	385	88	365	297
Median number of rooms	4.7	4.8	4.9	4.9
<b>Occupied Housing Units</b>	<b>64,605</b>	<b>64,925</b>	<b>64,929</b>	<b>65,178</b>
With 1.01 or more occupants/room	7,245	5,445	4,298	3,908
<b>Vacant Housing Units</b>	<b>18,578</b>	<b>19,044</b>	<b>19,528</b>	<b>19,995</b>
For seasonal use	10,266	11,194	12,694	10,217
Homeowner vacancy rate	4.4%	1.8%	2.4%	1.7%
Rental vacancy rate	9.2%	10.0%	5.5%	8.8%
<b>Owner-Occupied Units</b>	<b>42,462</b>	<b>42,939</b>	<b>42,876</b>	<b>41,681</b>
Percent of all occupied units	65.7%	66.1%	66.0%	63.9%
Average household size	2.90	2.80	2.97	2.94
<b>Value of Owner Occupied Units</b>				
Total units	42,462	42,939	42,876	41,681
Less than \$100,000 unit value	3,827	2,778	3,563	2,736
\$100,000 to \$199,999	8,064	9,082	8,104	8,042
\$200,000 to \$299,999	10,230	9,830	10,843	9,651
\$300,000 to \$499,999	14,119	13,072	12,851	13,805
\$500,000 to \$999,999	5,151	6,517	6,335	5,575
\$1 million or more	1,071	1,660	1,180	1,872
Median value	<b>\$290,400</b>	<b>\$297,900</b>	<b>\$291,900</b>	<b>\$304,600</b>
<b>Renter-Occupied Units</b>	<b>22,143</b>	<b>21,986</b>	<b>22,053</b>	<b>23,497</b>
Average Household Size	2.72	3.00	2.75	2.91
<b>Gross Rent</b>				
Total renters	18,790	18,282	18,256	20,305
Less than \$300 rent	726	1,012	1,438	1,431
\$300 to \$499	1,390	1,009	1,350	1,129
\$500 to \$749	4,229	2,736	1,908	2,644
\$750 to \$999	3,669	3,933	4,220	3,349
\$1,000 to \$1,499	6,000	6,935	6,180	7,411
\$1,500 or more	2,776	2,657	3,160	4,341
No cash rent	3,353	3,704	3,797	3,192
Median rent	<b>\$920</b>	<b>\$1,027</b>	<b>\$1,017</b>	<b>\$1,094</b>

SOURCE: U.S. CENSUS BUREAU, AMERICAN COMMUNITY SURVEY ONE-YEAR ESTIMATES.

## 8.2.3

## HOUSING UNIT CHARACTERISTICS OF CENSUS DESIGNATED PLACES (CDP), HAWAII COUNTY

2014	Total Housing Units	Occupied Housing Units	Owner Occupied Units	Renter Occupied Units
Ainaloa CDP	1,308	1,143	817	326
Captain Cook CDP	1,526	1,332	936	396
Discovery Harbour CDP	666	514	328	186
Eden Roc CDP	376	257	174	83
Fern Acres CDP	642	518	392	126
Fern Forest CDP	391	305	239	66
Hala'ula CDP	160	139	68	71
Hawaiian Acres CDP	1,119	835	711	124
Hawaiian Beaches CDP	1,931	1,378	919	459
Hawaiian Ocean View CDP	2,597	1,552	1,269	283
Hawaiian Paradise Park CDP	4,660	4,221	2,883	1,338
Hawi CDP	413	381	301	80
Hilo CDP	17,534	15,091	9,676	5,415
Hōlualoa CDP	4,927	3,364	2,103	1,261
Honalo CDP	954	816	383	433
Hōnaunau-Nāpo'opo'o CDP	963	803	494	309
Honoka'a CDP	837	716	416	300
Honomū CDP	224	189	133	56
Kahalu'u-Keauhou CDP	2,760	1,399	868	531
Kailua CDP	5,610	4,143	2,049	2,094
Kalaoa CDP	4,206	3,599	2,474	1,125
Kapa'au CDP	670	501	341	160
Kea'au CDP	740	667	430	237
Kealakekua CDP	769	693	307	386
Kukuihaele CDP	124	103	83	20
Kurtistown CDP	408	360	255	105
Laupāhoehoe CDP	260	223	128	95
Leilani Estates CDP	862	745	566	179
Mountain View CDP	1,401	1,148	746	402
Nā'ālehu CDP	282	217	168	49
Nānāwale Estates CDP	713	602	404	198
Orchidlands Estates CDP	1,141	1,025	736	289
Pa'auilo CDP	233	210	167	43
Pāhala CDP	512	387	243	144
Pāhoa CDP	369	295	165	130
Pāpa'ikou CDP	444	392	281	111
Pauka'a CDP	214	191	159	32
Pepe'ekeo CDP	690	574	347	227
Puakō CDP	2,326	328	209	119
Volcano CDP	1,747	1,091	711	380
Waikoloa Village CDP	3,074	2,321	1,724	597
Waimea CDP	3,498	3,051	2,032	1,019
Wainaku CDP	501	450	343	107
Wai'ōhinu CDP	42	24	19	5

SOURCE: U.S. CENSUS BUREAU, AMERICAN COMMUNITY SURVEY 2010-2014.

## 8.2.4

## VACANT HOUSING UNIT CHARACTERISTICS BY CENSUS DESIGNATED PLACE (CDP), HAWAII COUNTY

2014	All Housing Units	Vacant Units	Seasonal, Recreational or Occasional	Homeowner Vacancy Rate	Rental Vacancy Rate
Ainaloa CDP	1,308	165	53	4.0	2.4
Captain Cook CDP	1,526	194	95	0.0	10.0
Discovery Harbour CDP	666	152	117	1.5	4.6
Eden Roc CDP	376	119	68	0.0	4.6
Fern Acres CDP	642	124	51	0.0	3.8
Fern Forest CDP	391	86	39	8.6	0.0
Hala'ula CDP	160	21	4	0.0	0.0
Hawaiian Acres CDP	1,119	284	159	4.0	7.9
Hawaiian Beaches CDP	1,931	553	177	6.6	22.7
Hawaiian Ocean View CDP	2,597	1,045	595	9.6	12.1
Hawaiian Paradise Park CDP	4,660	439	40	3.7	0.0
Hawi CDP	413	32	0	3.8	0.0
Hilo CDP	17,534	2,443	740	1.3	9.6
Hōlualoa CDP	4,927	1,563	1,352	0.0	3.4
Honalo CDP	954	138	32	5.9	0.0
Hōnaunau-Nāpo'opo'o CDP	963	160	100	3.1	7.5
Honoka'a CDP	837	121	45	4.3	4.3
Honomū CDP	224	35	10	0.0	13.8
Kahalu'u-Keauhou CDP	2,760	1,361	1,122	6.4	18.1
Kailua CDP	5,610	1,467	784	3.3	11.4
Kalaoa CDP	4,206	607	236	4.8	7.2
Kapa'au CDP	670	169	89	3.0	0.0
Kea'au CDP	740	73	10	2.0	0.0
Kealakekua CDP	769	76	45	0.0	6.5
Kukuihaele CDP	124	21	8	4.6	0.0
Kurtistown CDP	408	48	12	8.6	0.0
Laupāhoehoe CDP	260	37	15	0.0	0.0
Leilani Estates CDP	862	117	50	0.7	0.0
Mountain View CDP	1,401	253	135	0.0	9.2
Nā'ālehu CDP	282	65	19	6.5	0.0
Nānāwale Estates CDP	713	111	37	2.5	0.0
Orchidlands Estates CDP	1,141	116	45	0.0	4.6
Pa'auilo CDP	233	23	0	0.0	0.0
Pāhala CDP	512	125	51	5.4	14.8
Pāhoa CDP	369	74	28	0.0	2.3
Pāpa'ikou CDP	444	52	8	3.4	19.0
Pauka'a CDP	214	23	8	0.0	5.3
Pepe'ekeo CDP	690	116	52	4.8	6.6
Puakō CDP	2,326	1,998	1,728	5.5	48.2
Volcano CDP	1,747	656	384	9.5	11.0
Waikoloa Village CDP	3,074	753	383	2.7	7.9
Waimea CDP	3,498	447	199	1.1	0.0
Wainaku CDP	501	51	9	6.3	8.5
Wai'ōhinu CDP	42	18	18	0.0	0.0

SOURCE: U.S. CENSUS BUREAU, 2010-2014 AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES.

## 8.2.5

## OCCUPIED HOUSING UNIT CHARACTERISTICS BY CENSUS DESIGNATED PLACE (CDP), HAWAI'I COUNTY

2014	All Units	Occupied Housing Units		Average Household Size		
		Occupied	By Owner	By Renter	Owner Occupied	Renter Occupied
Ainaloa CDP	1,308	1,143	817	326	3.29	2.93
Captain Cook CDP	1,526	1,332	936	396	3.15	3.32
Discovery Harbour CDP	666	514	328	186	1.91	2.41
Eden Roc CDP	376	257	174	83	2.57	2.92
Fern Acres CDP	642	518	392	126	2.58	2.60
Fern Forest CDP	391	305	239	66	2.12	3.23
Hala'ula CDP	160	139	68	71	4.76	3.35
Hawaiian Acres CDP	1,119	835	711	124	2.63	2.27
Hawaiian Beaches CDP	1,931	1,378	919	459	2.96	3.81
Hawaiian Ocean View CDP	2,597	1,552	1,269	283	2.69	1.80
Hawaiian Paradise Park CDP	4,660	4,221	2,883	1,338	2.92	2.38
Hawi CDP	413	381	301	80	3.45	3.96
Hilo CDP	17,534	15,091	9,676	5,415	2.94	2.69
Hōlualoa CDP	4,927	3,364	2,103	1,261	2.62	2.85
Honalo CDP	954	816	383	433	2.57	4.17
Hōnaunau-Nāpo'opo'o CDP	963	803	494	309	4.01	2.61
Honoka'a CDP	837	716	416	300	3.83	2.95
Honomū CDP	224	189	133	56	2.42	1.55
Kahalu'u-Keauhou CDP	2,760	1,399	868	531	2.06	3.57
Kailua CDP	5,610	4,143	2,049	2,094	2.85	3.00
Kalaoa CDP	4,206	3,599	2,474	1,125	2.93	2.63
Kapa'au CDP	670	501	341	160	3.35	3.13
Kea'au CDP	740	667	430	237	4.03	3.27
Kealakekua CDP	769	693	307	386	2.95	2.64
Kukuihaele CDP	124	103	83	20	3.40	5.70
Kurtistown CDP	408	360	255	105	2.75	2.58
Laupāhoehoe CDP	260	223	128	95	3.11	1.86
Leilani Estates CDP	862	745	566	179	2.48	1.82
Mountain View CDP	1,401	1,148	746	402	2.65	2.70
Nā'ālehu CDP	282	217	168	49	4.58	3.12
Nānāwale Estates CDP	713	602	404	198	2.54	3.20
Orchidlands Estates CDP	1,141	1,025	736	289	3.25	3.18
Pa'auilo CDP	233	210	167	43	3.24	2.56
Pāhala CDP	512	387	243	144	3.46	3.03
Pāhoa CDP	369	295	165	130	3.15	2.64
Pāpa'ikou CDP	444	392	281	111	2.76	3.77
Pauka'a CDP	214	191	159	32	2.33	2.88
Pepe'ekeo CDP	690	574	347	227	3.23	3.06
Puakō CDP	2,326	328	209	119	2.29	2.06
Volcano CDP	1,747	1,091	711	380	2.32	2.40
Waikoloa Village CDP	3,074	2,321	1,724	597	2.74	3.53
Waimea CDP	3,498	3,051	2,032	1,019	3.28	2.74
Wainaku CDP	501	450	343	107	3.16	3.19
Wai'ōhinu CDP	42	24	19	5	2.58	3.20

SOURCE: U.S. CENSUS BUREAU, 2010-2014 AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES.

## 8.2.6

**OWNER-OCCUPIED HOUSING UNIT VALUES  
BY CENSUS DESIGNATED PLACE (CDP), HAWAI'I COUNTY**

<b>2014</b>	<b>Total</b>	<b>Less than \$100,000</b>	<b>\$100,000 to \$199,000</b>	<b>\$200,000 to \$299,999</b>	<b>\$300,000 to \$499,000</b>	<b>\$500,000 to \$999,000</b>	<b>\$1,000,000 or more</b>
Ainaloa CDP	817	93	378	279	23	44	0
Captain Cook CDP	936	7	63	169	274	297	126
Discovery Harbour CDP	328	5	108	96	116	3	0
Eden Roc CDP	174	69	51	19	31	4	0
Fern Acres CDP	392	61	165	111	45	10	0
Fern Forest CDP	239	118	95	15	8	3	0
Hala'ula CDP	68	0	8	24	31	5	0
Hawaiian Acres CDP	711	189	194	202	103	23	0
Hawaiian Beaches CDP	919	173	378	231	137	0	0
Haw. Ocean View CDP	1,269	482	406	254	127	0	0
Haw. Paradise Park CDP	2,883	48	789	1,269	595	182	0
Hawi CDP	301	15	35	55	146	43	7
Hilo CDP	9,676	523	1,606	2,675	3,842	867	163
Hōlualoa CDP	2,103	82	178	233	827	527	256
Honalo CDP	383	30	74	81	69	126	3
Hōnaunau-Nāpo'opo'o CDP	494	24	48	70	147	157	48
Honoka'a CDP	416	0	38	126	213	39	0
Honomū CDP	133	18	39	28	31	17	0
Kahalu'u-Keauhou CDP	868	13	66	70	332	322	65
Kailua CDP	2,049	82	266	410	620	575	96
Kalaoa CDP	2,474	56	30	292	1,271	702	123
Kapa'au CDP	341	0	39	118	119	55	10
Kea'au CDP	430	17	92	107	146	68	0
Kealakekua CDP	307	4	15	58	141	50	39
Kukuihaele CDP	83	12	28	4	22	12	5
Kurtistown CDP	255	9	82	81	65	18	0
Laupāhoehoe CDP	128	3	48	30	33	11	3
Leilani Estates CDP	566	78	207	191	72	10	8
Mountain View CDP	746	70	308	210	120	12	26
Nā'ālehu CDP	168	31	94	32	11	0	0
Nānāwale Estates CDP	404	88	188	108	10	4	6
Orchidlands Estates CDP	736	28	242	292	145	29	0
Pa'auilo CDP	167	16	76	50	18	5	2
Pāhala CDP	243	25	99	104	3	12	0
Pāhoa CDP	165	2	56	30	57	15	5
Pāpa'ikou CDP	281	36	65	100	51	29	0
Pauka'a CDP	159	9	20	36	37	43	14
Pepe'ekeo CDP	347	10	92	144	98	0	3
Puakō CDP	209	6	0	3	27	75	98
Volcano CDP	711	106	160	310	81	22	32
Waikoloa Village CDP	1,724	29	92	239	1,112	237	15
Waimea CDP	2,032	4	131	408	1,000	360	129
Wainaku CDP	343	55	82	57	60	85	4
Wai'ōhinu CDP	19	4	3	3	4	5	0

SOURCE: U.S. CENSUS BUREAU, 2010-2014 AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES.

## 8.2.7

## GROSS RENT AS A PERCENTAGE OF HOUSEHOLD INCOME BY CENSUS DESIGNATED PLACE (CDP), HAWAI'I COUNTY

2014	Total Rentals	Less than 20%	20% to 24.9%	25% to 29.9%	30% to 34.9 %	Over 35%	Not Computed
Ainaloa CDP	258	74	13	26	6	139	68
Captain Cook CDP	367	24	68	15	6	254	29
Discovery Harbour CDP	115	55	12	0	0	48	71
Eden Roc CDP	49	13	5	5	0	26	34
Fern Acres CDP	112	0	41	21	0	50	14
Fern Forest CDP	39	15	5	5	0	14	27
Hala'ula CDP	66	19	4	11	6	26	5
Hawaiian Acres CDP	94	0	0	14	37	43	30
Hawaiian Beaches CDP	403	53	29	15	21	285	56
Haw. Ocean View CDP	207	42	0	0	10	155	76
Haw. Paradise Park CDP	692	59	46	46	90	451	646
Hawi CDP	67	23	6	0	0	39	12
Hilo CDP	4,738	882	554	447	431	2,424	677
Hōlualoa CDP	1,223	192	270	61	178	522	38
Honalo CDP	369	163	34	50	27	95	64
Hōnaunau-Nāpo'opo'o CDP	232	105	29	6	11	81	77
Honoka'a CDP	280	65	46	13	17	139	20
Honomū CDP	41	0	8	0	3	30	15
Kahalu'u-Keauhou CDP	517	142	69	38	57	211	14
Kailua CDP	1,972	507	330	174	149	812	122
Kalaoa CDP	1,000	62	197	73	25	643	125
Kapa'au CDP	145	11	38	4	24	68	15
Kea'au CDP	173	43	11	32	22	65	64
Kealakekua CDP	363	106	64	27	31	135	23
Kukuihaele CDP	20	0	0	0	6	14	0
Kurtistown CDP	49	26	10	0	0	13	56
Laupāhoehoe CDP	88	19	0	0	0	69	7
Leilani Estates CDP	122	11	0	14	7	90	57
Mountain View CDP	172	44	0	24	0	104	230
Nā'ālehu CDP	33	0	0	7	0	26	16
Nānāwale Estates CDP	138	29	0	20	10	79	60
Orchidlands Estates CDP	150	61	0	10	0	79	139
Pa'auilo CDP	34	5	10	0	0	19	9
Pāhala CDP	125	39	8	12	9	57	19
Pāhoa CDP	87	32	0	0	13	42	43
Pāpa'ikou CDP	85	23	0	0	19	43	26
Pauka'a CDP	29	12	1	1	1	14	3
Pepe'ekeo CDP	210	44	3	25	44	94	17
Puakō CDP	106	30	14	0	3	59	13
Volcano CDP	320	145	0	0	0	175	60
Waikoloa Village CDP	582	138	106	49	56	233	15
Waimea CDP	737	106	167	25	56	383	282
Wainaku CDP	89	10	3	0	23	53	18
Wai'ōhinu CDP	4	0	2	2	0	0	1

SOURCE: U.S. CENSUS BUREAU, 2010-2014 AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES.

## 8.2.8

## GROSS RENT OF RENTER-OCCUPIED HOUSING UNITS BY CENSUS DESIGNATED PLACE (CDP), HAWAI'I COUNTY

2014	Total Rentals	Less than \$300 <sup>1</sup>	\$300 to \$499	\$500 to \$749	\$750 to \$999	\$1,000 to \$1,499	\$1,500 or more
Ainaloa CDP	281	45	25	40	92	124	0
Captain Cook CDP	367	50	4	26	51	92	173
Discovery Harbour CDP	120	71	12	51	17	35	0
Eden Roc CDP	49	39	0	33	5	0	6
Fern Acres CDP	112	21	12	30	21	32	10
Fern Forest CDP	47	25	0	25	8	8	0
Hala'ula CDP	66	5	6	9	19	14	18
Hawaiian Acres CDP	94	30	15	22	19	38	0
Hawaiian Beaches CDP	409	101	0	28	50	220	60
Haw. Ocean View CDP	221	62	38	111	0	72	0
Haw. Paradise Park CDP	801	537	0	55	161	396	189
Hawi CDP	68	12	0	4	3	34	27
Hilo CDP	4,898	952	480	884	1,244	1,493	362
Hōlualoa CDP	1,223	38	28	61	275	376	483
Honalo CDP	371	67	6	13	60	193	94
Hōnaunau-Nāpo'opo'o CDP	232	110	24	30	18	63	64
Honoka'a CDP	280	47	11	43	67	102	30
Honomū CDP	41	15	0	0	0	41	0
Kahalu'u-Keauhou CDP	517	14	54	60	62	144	197
Kailua CDP	1,972	257	172	143	524	678	320
Kalaoa CDP	1,055	80	30	88	177	292	458
Kapa'au CDP	145	33	14	0	9	78	26
Kea'au CDP	189	76	6	18	35	62	40
Kealakekua CDP	363	77	27	77	48	58	99
Kukuihaele CDP	20	0	4	0	2	4	10
Kurtistown CDP	49	56	2	12	17	18	0
Laupāhoehoe CDP	88	7	7	6	62	7	6
Leilani Estates CDP	122	57	11	34	26	35	16
Mountain View CDP	263	139	70	53	0	140	0
Nā'ālehu CDP	33	16	6	9	18	0	0
Nānāwale Estates CDP	155	59	6	26	38	51	18
Orchidlands Estates CDP	156	144	10	30	39	66	0
Pa'auilo CDP	34	9	0	15	17	2	0
Pāhala CDP	125	39	0	48	47	0	10
Pāhoa CDP	94	36	23	23	36	12	0
Pāpa'ikou CDP	85	26	9	8	17	42	9
Pauka'a CDP	29	3	0	1	13	9	6
Pepe'ekeo CDP	212	68	69	28	20	24	18
Puakō CDP	106	13	6	0	0	21	79
Volcano CDP	320	60	26	50	11	233	0
Waikoloa Village CDP	582	15	0	43	89	179	271
Waimea CDP	737	356	0	19	66	123	455
Wainaku CDP	89	18	4	15	21	31	18
Wai'ōhinu CDP	4	1	0	4	0	0	0

1. INCLUDES NO CASH RENT.

SOURCE: U.S. CENSUS BUREAU, 2010-2014 AMERICAN COMMUNITY SURVEY 5-YEAR ESTIMATES.



## 8.2.9

**SELECTED MONTHLY OWNER AND RENTER COST  
AS A PERCENTAGE OF HOUSEHOLD INCOME, HAWAI'I COUNTY**

	2011	2012	2013	2014
<b>Owner</b>				
Housing units with a mortgage	26,415	25,996	26,330	25,969
Less than 20% of income	7,008	6,596	6,594	6,667
20% to 24.9%	3,196	3,313	3,550	3,964
25% to 29.9%	2,880	2,736	2,844	3,024
30% to 34.9%	2,321	2,327	2,416	2,182
35% or more	11,010	11,024	10,926	10,132
Not computed	171	225	208	303
Median mortgage (dollars)	\$1,778	\$1,760	\$1,729	\$1,692
<b>Renter</b>				
Renter-occupied units	18,525	18,829	18,358	18,161
Less than 15% of income	2,028	2,166	2,051	1,848
15% to 19.9%	2,249	2,145	1,879	1,908
20% to 24.9%	2,169	2,337	2,423	2,428
25% to 29.9%	2,002	1,908	1,506	1,472
30% to 34.9%	1,649	1,432	1,532	1,551
35% or more	8,428	8,841	8,967	8,954
Not computed	3,411	3,685	3,890	3,940
Median rent (dollars)	\$1,043	\$1,044	\$1,049	\$1,039

SOURCE: U.S. CENSUS BUREAU, AMERICAN COMMUNITY SURVEY, SELECTED HOUSING CHARACTERISTICS.

## 8.2.10

### FORECLOSURE FILINGS BY JUDICIAL CIRCUIT

Year	Hawai'i County	Maui County <sup>1</sup>	Kaua'i County	City and County of Honolulu <sup>1</sup>	State Total
1995	293	317	143	1,204	1,957
1996	352	464	156	1,828	2,800
1997	362	421	160	2,205	3,148
1998	359	422	183	2,662	3,626
1999	339	324	136	2,135	2,934
2000	251	228	83	1,591	2,153
2001	246	197	80	1,390	1,913
2002	151	110	63	624	948
2003	112	78	35	396	621
2004	80	51	23	283	437
2005	51	47	12	198	308
2006	105	59	23	266	453
2007	188	101	34	395	718
2008	359	254	84	666	1,363
2009	488	386	140	786	1,800
2010	316	280	93	611	1,300
2011	750	571	165	1,171	2,657
2012	860	678	145	1,505	3,188
2013	961	728	229	1,504	3,422
2014	543	397	118	1,026	2,084

1. THE MAUI COUNTY JUDICIAL CIRCUIT EXCLUDES KALAWAO ON MOLOKA'I. KALAWAO FORECLOSURES ARE HANDLED IN THE HONOLULU JUDICIAL CIRCUIT.

SOURCE: THE JUDICIARY, OFFICE OF THE ADMINISTRATIVE DIRECTOR OF THE COURTS, STATISTICS OFFICE.