

# Hawaii

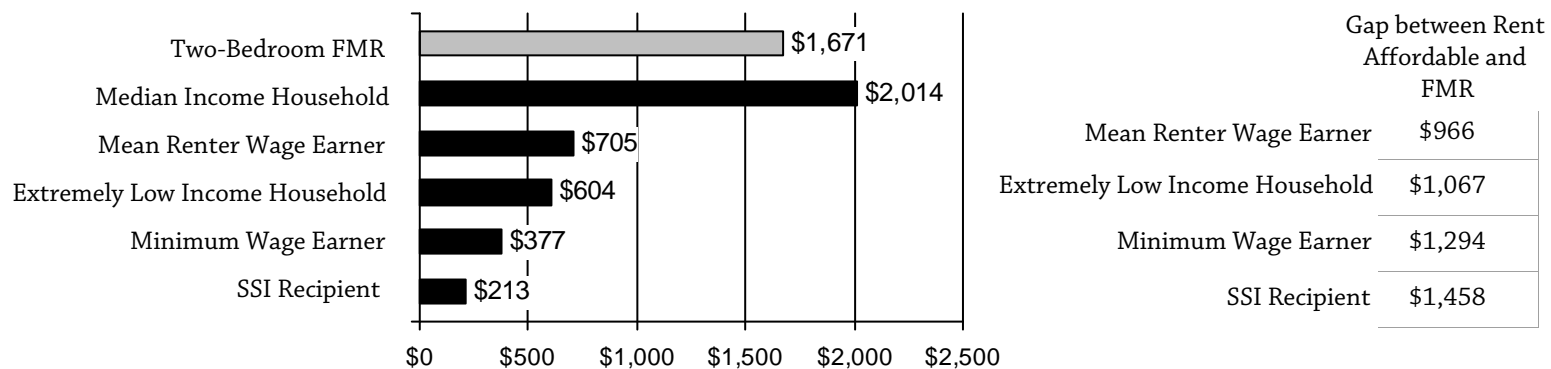
In Hawaii, the Fair Market Rent (FMR) for a two-bedroom apartment is \$1,671. In order to afford this level of rent and utilities – without paying more than 30% of income on housing – a household must earn \$5,571 monthly or \$66,853 annually. Assuming a 40-hour work week, 52 weeks per year, this level of income translates into a Housing Wage of:

**\$32.14**

In Hawaii, a minimum wage worker earns an hourly wage of \$7.25. In order to afford the FMR for a two-bedroom apartment, a minimum wage earner must work 177 hours per week, 52 weeks per year. Or a household must include 4.4 minimum wage earners working 40 hours per week year-round in order to make the two-bedroom FMR affordable.

In Hawaii, the estimated mean (average) wage for a renter is \$13.56. In order to afford the FMR for a two-bedroom apartment at this wage, a renter must work 95 hours per week, 52 weeks per year. Or, working 40 hours per week year-round, a household must include 2.4 workers earning the mean renter wage in order to make the two-bedroom FMR affordable.

**Monthly Rent Affordable to Selected Income Levels  
Compared with Two-Bedroom FMR**



Hawaii	FY13 HOUSING WAGE	HOUSING COSTS			AREA MEDIAN INCOME (AMI)				RENTER HOUSEHOLDS				
	Hourly wage necessary to afford 2 BR FMR	Two-bedroom FMR <sup>1</sup>	Income needed to afford 2 BR FMR	Full-time jobs at minimum wage needed to afford 2 BR FMR	Annual AMI <sup>2</sup>	Rent affordable at AMI <sup>3</sup>	30% of AMI <sup>4</sup>	Rent affordable at 30% of AMI	Number (2007-2011)	% of total households (2007-2011)	Estimated mean renter hourly wage (2013)	Rent affordable at mean wage	Full-time jobs at mean renter wage needed to afford 2 BR FMR
Hawaii	\$32.14	\$1,671	\$66,853	4.4	\$80,576	\$2,014	\$24,173	\$604	184,026	41%	\$13.56	\$705	2.4
Combined Nonmetro Areas	\$24.17	\$1,257	\$50,273	3.3	\$67,858	\$1,696	\$20,357	\$509	51,641	37%	\$12.10	\$629	2.0
<u>Metropolitan Areas</u>													
Honolulu MSA *	\$35.25	\$1,833	\$73,320	4.9	\$86,300	\$2,158	\$25,890	\$647	132,385	43%	\$14.12	\$734	2.5
<u>Counties</u>													
Hawaii County	\$20.08	\$1,044	\$41,760	2.8	\$60,900	\$1,523	\$18,270	\$457	21,936	34%	\$10.79	\$561	1.9
Honolulu County *	\$35.25	\$1,833	\$73,320	4.9	\$86,300	\$2,158	\$25,890	\$647	132,385	43%	\$14.12	\$734	2.5
Kalawao County †	\$23.33	\$1,213	\$48,520	3.2	\$84,500	\$2,113	\$25,350	\$634	46	100%			
Kauai County	\$32.40	\$1,685	\$67,400	4.5	\$62,700	\$1,568	\$18,810	\$470	7,959	36%	\$12.55	\$653	2.6
Maui County	\$25.29	\$1,315	\$52,600	3.5	\$78,600	\$1,965	\$23,580	\$590	21,700	42%	\$13.04	\$678	1.9

\* 50th percentile FMR (See Appendix A). † Wage data not available (See Appendix A).

1: FMR = Fiscal Year 2013 Fair Market Rent (HUD, 2012). 2: AMI = Fiscal Year 2013 Area Median Income (HUD, 2012).

3: "Affordable" rents represent the generally accepted standard of spending not more than 30% of gross income on gross housing costs

4: The federal standard for extremely low income households. Does not include HUD-specific adjustments.