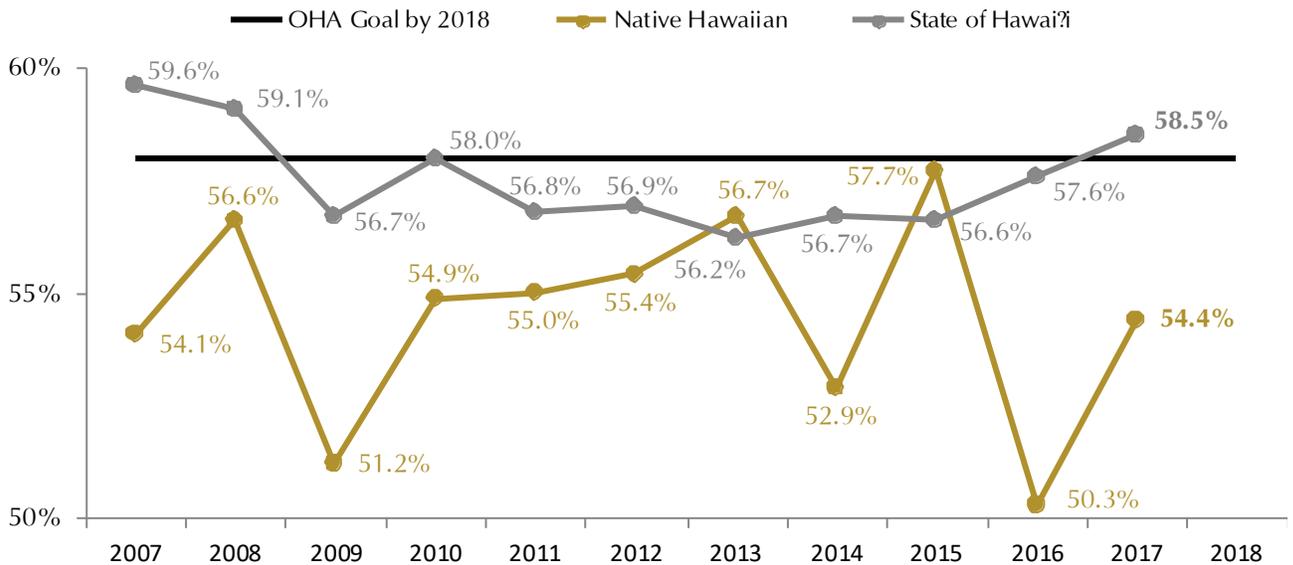


STRATEGIC PRIORITY: Ho‘okahua Waiwai (Economic Self-Sufficiency)

Increase the percent of Native Hawaiians who improve their capacity to own or rent a home by increasing the percent of Native Hawaiian owner-occupied housing from 56.62% to 58.00% by 2018.

BACKGROUND: Homeownership is a sign of economic prosperity and security. For many Native Hawaiians homeownership also provides the opportunity to reaffirm and perpetuate ancestral ties to one’s kulāiwi (hometown).

FIGURE 1. Native Hawaiian Homeownership Rate in Hawai‘i (2007-2017)



Note. Data from 2007 data is included to indicate pre-recession statistics. The y-axis does not start at 0. The homeownership rate is calculated by dividing the number of owner-occupied units by the total number of housing units. **Source:** U.S. Census Bureau (2018a).

TABLE 1. Hawai‘i Housing Unit Figures (2008-2017)

	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Total Housing Unit Sales	10,312	9,795	11,613	11,748	12,601	13,924	13,553	14,285	15,497	16,551
NH Owner Occupied Units	34,719	34,371	36,163	37,245	37,888	38,912	37,564	39,781	36,712	38,784
Total NH Housing Units	61,358	67,086	63,944	67,710	68,435	68,670	71,006	68,973	72,940	71,230

Source: Hawai‘i Realtors Statewide Housing Data (2017). U.S. Census Bureau (2018a).

SUMMARY

- In 2017, 54.4% of the 71,230 housing units occupied by Native Hawaiians were owner-occupied, compared to 58.5% of the 458,078 housing units in the state of Hawai‘i. The Native Hawaiian owner-occupancy rate still lagged behind the state rate by 4.1 percentage points. Native Hawaiians made up 21.0% of the 2017 Hawai‘i total population (1,427,538).
- Since 2016, the percent of Native Hawaiian owner-occupied housing units increased from 50.3% to 54.4%, a statistically significant increase of 4.1 percentage points, as indicated by the American Community Survey’s Statistical Testing Tool.
- The total number of Native Hawaiian owner-occupied housing units grew by 2,072 units between 2016 and 2017 and is currently 3.6 percentage points from achieving OHA’s 2018 housing goal of 58.0%.
- A total of 6,239 more housing units in Hawai‘i were sold in 2017 (16,551) than in 2008 (10,312); an overall increase of 60.5%, while the rate of Native Hawaiian owner-occupancy has effectively decreased during this same period by 2.2 percentage points. The rate of Native Hawaiian owner-occupancy has not grown despite increased total housing unit sales across the state.

TERMS:

American Community Survey (ACS) is an ongoing survey that provides vital information on a yearly basis about our nation and its people to help local officials, community leaders, and businesses understand the changes taking place in their communities. It is the premier source for detailed population and housing information about our nation. (American Community Survey, 2018a).

Hawai'i Realtors Statewide Housing Data is aggregated annually by Hawai'i Realtors with data sourced from Hawai'i Information Services, HiCentral MLS, Ltd., Kaua'i Board of Realtors, and REALTORS Association of Maui (Hawai'i Realtors, 2017).

Owner-Occupied: A housing unit is owner-occupied if the owner or co-owner lives in the unit, even if it is mortgaged or not fully paid for. The owner or co-owner must live in the unit and is usually Person 1 on the (ACS) questionnaire. The unit is "Owned by you or someone in this household with a mortgage or loan" if it is being purchased with a mortgage or some other debt arrangement such as a deed of trust, trust deed, contract to purchase, land contract, or purchase agreement. The unit is also considered owned with a mortgage if it is built on leased land and there is a mortgage on the unit. Mobile homes occupied by owners with installment loan balances are also included in this category (U.S. Census Bureau, 2018b).

Native Hawaiian: Includes respondents who indicate their race as "Native Hawaiian" or report entries such as Part Hawaiian or Hawaiian (U.S. Census Bureau, 2018b).

Race alone or in combination: The concept "race alone or in combination" includes people who reported a single race alone (e.g. Asian) and people who reported that race in combination with one or more of the other major race groups (e.g. White, Black or African American, American Indian and Alaska Native, Native Hawaiian and Other Pacific Islander, and Some Other Race). The "race alone or in combination" concept, therefore, represents the maximum number of people who reported as that race group, either alone, or in combination with another race(s). The sum of the six individual race "alone or in combination" categories may add to more than the total population because people who reported more than one race were tallied in each race category (U.S. Census Bureau, 2018b).

Statistical Significance: Comparing American Community Survey (ACS) estimates involves more than determining which statistic is higher or lower. The statistical testing method used takes into account the margin of error (MOE) associated with survey estimates, which are based on responses from only a sample of the full population and utilizes a 90 percent confidence level (American Community Survey, 2018b).

REFERENCES:

American Community Survey (2018a).

- Site: <https://www.census.gov/programs-surveys/acs.html>

American Community Survey (2018b). *Statistical Testing Tool (2018)*

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Hawai'i Realtors. (2017). *Statewide Housing Data (2017)*

- Site: <https://www.hawaiirealtors.com/wp-content/uploads/Trends/2017-Annual-Statistics-Report.pdf>

U.S. Census Bureau. (2018a). *2017 American Community Survey (ACS). 1-year Estimates.*

- Site: <https://factfinder.census.gov/faces/nav/jsf/pages/index.xhtml>
- Report: S0201 Selected Population Profile in the United States, 2017 American Community Survey 1-Year Estimates
- Filter State: Hawai'i
- Ethnic Group Code #062: Native Hawaiian alone or in any combination (500-503) & (100-299) or (300, A01-Z99) or (400-999)
- Row/Subject: HOUSING TENURE: Occupied housing units: Owner-occupied housing units

U.S. Census Bureau. (2018b). *American Community Survey and Puerto Rico Community Survey, 5-Year Estimates: Definitions.*

- Site: https://www2.census.gov/programs-surveys/acs/tech_docsubject_definitions/2016_ACSSubjectDefinitions.pdf

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