

## Exhibit 10-4 Economic Impact Areas

This Exhibit will be updated on an as-needed basis. The indicators for the Bridge Committee to consider include:

- Unemployment in the community exceeds ten percent (10%).
- The local rental market has a vacancy rate below three percent (3%).
- The community's area median income is less than 80 percent (80%) of Alaska's statewide median income.

An Economic Impact Area is defined as having two or more indicators in an area.

Area	Area Median Income <sup>1</sup>	Area AMI as a % of Alaska AMI	Unemployment Rate <sup>2</sup>	Vacancy Rate <sup>3</sup>
Anchorage	92,900	106.1%	4.7%	3.9%
Bethel	54,600	62.3%	14.2%	25.0% <sup>4</sup>
Cordova	90,800	103.7%	9.8%	3.4%
Fairbanks	93,800	107.1%	5.6%	16.0%
Homer	77,700	88.7%	7.6%	6.8%
Juneau	97,600	111.4%	4.8%	3.4%
Ketchikan	87,900	100.3%	6.6%	13.3%
Kodiak	75,800	86.5%	6.2%	4.6%
Mat-Su	85,700	97.8%	7.1%	3.3%
Nome	48,300	55.1%	10.5%	29.2% <sup>4</sup>
Petersburg	87,100	99.4%	10.4%	6.4% <sup>4</sup>
Sitka	80,100	91.4%	5.4%	8.7%
Soldotna	77,700	88.7%	7.6%	6.8%
Valdez	90,800	103.7%	9.8%	3.4%
Wrangell	56,700	64.7%	10.6%	3.8%

State of Alaska area median income = \$87,600

<sup>1</sup> From the U.S. Department of Housing and Urban Development, 2016, Income Limits published March 28, 2016

<sup>2</sup> From the State of Alaska, Department of Labor, December 2014 Unemployment Rate (not seasonally adjusted) at <http://laborstats.alaska.gov/>.

<sup>3</sup> From the Alaska Housing Market Indicators Report, Rental Survey March 2015

<sup>4</sup> U.S. Census Data, 2010-2014 American Community Survey, 5-year estimates, [www.census.gov](http://www.census.gov)