When Renters Rise, Cities Thrive

Denver #RenterWeekofAction

The United States is increasingly a renter nation, especially since the foreclosure crisis. Today, 107 million people live in renter households, and renters are contributing ever more to the economic, social, and cultural vitality of neighborhoods and cities. They could be contributing even more if it were not for skyrocketing rents and stagnant wages. When the rent is too high, little is left over for basics like food, transportation, health care, and education. Millions of families are increasingly at risk of eviction and homelessness.

Renters are critical to Denver’s present and future...

- Denver’s renter population is 312,600 strong, an increase of 31% since 2000.

...but they are burdened by rising rents and low wages.

- 50% pay too much for housing *
  - Renters already contribute over $5.5 billion each year to the Denver economy.**
  - If rents were more affordable, renters and the city would be much better off.

If all Denver renters paid only what they could afford on housing...

- Everyone would be better off, and racial inequities would shrink.
  - This would cover the basics for a two-person household, like:
    - more than an entire food budget,
    - 69% of the cost of child care,
    - 81% of transportation costs, or
    - 59% of tuition at a Colorado public university.

$5,800 per household ***

Increase in yearly disposable income by race:

- White: 5%
- Black: 12%
- Latino: 10%
- Asian or Pacific Islander: 7%
- Mixed/other: 9%
As incomes drop, cost burdens rise. Since 2000, renters have seen:

- **7%** decline in median income
- **54%** increase in cost-burdened households

Women of color continue to face the steepest burdens.

### Share of renters paying more than 30% of income on housing by race and gender

<table>
<thead>
<tr>
<th></th>
<th>2000</th>
<th>2015</th>
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<tbody>
<tr>
<td><strong>Women of color</strong></td>
<td>50%</td>
<td>59%</td>
</tr>
<tr>
<td><strong>White women</strong></td>
<td>41%</td>
<td>44%</td>
</tr>
<tr>
<td><strong>Men of color</strong></td>
<td>37%</td>
<td>53%</td>
</tr>
<tr>
<td><strong>White men</strong></td>
<td>32%</td>
<td>42%</td>
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Denver thrives when its renters thrive. 
#RenterWeekofAction calls for:

1. **Renter rights** including just cause eviction, stronger code enforcement, rent control, and anti-displacement protections—with real enforcement infrastructure.
2. **Tenants’ right to organize** and bargain collectively.
3. **Community control over land and housing** through land trusts, cooperatives, and non-market solutions for affordable homes.
4. **An end to Wall Street giveaways** because home is a human right, not a commodity for the wealthy.
5. **Full funding for HUD** so that every income-eligible family in the nation has a home.

For more information:

www.homesforall.org/renterweekofaction

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