

Remodeling Facts

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REMODELING TRENDS - FACTS & FIGURES

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**Table 1A. Upkeep and Improvement Expenditures By Type of Unit
(In Billions of Dollars)**

Year	Current Dollars			1992 Dollars		
	Total	Owner Occupied	Renter Occupied	Total	Owner Occupied	Renter Occupied
1970	\$16.8	\$12.5	\$4.3	\$61.5	\$45.8	\$15.7
1971	18.4	13.3	5.1	63.1	45.8	17.3
1972	19.8	14.4	5.4	64.0	46.7	17.3
1973	21.0	14.6	6.4	62.5	43.4	19.1
1974	23.7	17.4	6.3	63.2	46.5	16.7
1975	28.6	20.1	8.5	69.8	49.1	20.7
1976	32.9	24.1	8.8	75.6	55.6	20.0
1977	35.6	27.3	8.3	74.7	57.3	17.4
1978	41.9	30.7	11.2	78.8	57.7	21.1
1979	47.5	35.4	12.1	80.4	59.8	20.6
1980	52.0	39.8	12.2	79.4	60.6	18.8
1981	52.0	37.9	14.1	73.4	53.5	19.9
1982	51.0	37.5	13.5	69.0	50.8	18.2
1983	55.2	40.3	14.9	72.5	53.0	19.5
1984	69.8	46.6	23.2	88.3	59.1	29.2
1985	80.3	50.8	29.5	99.1	63.0	36.1
1986	91.3	57.7	33.6	109.3	69.2	40.1
1987	94.1	58.1	36.0	108.2	66.8	41.4
1988	101.1	65.4	35.7	112.5	72.7	39.8
1989	100.9	62.8	38.1	108.4	67.3	41.1
1990	106.8	63.3	43.5	111.1	65.7	45.4
1991	97.5	61.9	35.6	99.4	63.1	36.3
1992	103.8	69.9	33.9	103.7	69.8	33.9
1993	108.3	72.9	35.4	104.6	70.2	34.4
1994	115.0	81.7	33.3	108.1	76.4	31.7
1995	112.6	79.5	33.1	101.9	71.7	30.2

Source: Census Bureau, series C-50.

**Table 1B. Upkeep and Improvement Expenditures By Type of Unit
(Percent Share)**

Current Dollars			
Year	Owner Occupied	Renter Occupied	Total Occupied
1970	74%	26%	100%
1971	72	28	100
1972	73	27	100
1973	70	30	100
1974	73	27	100
1975	70	30	100
1976	73	27	100
1977	77	23	100
1978	73	27	100
1979	75	25	100
1980	77	23	100
1981	73	27	100
1982	74	26	100
1983	73	27	100
1984	67	33	100
1985	63	37	100
1986	63	37	100
1987	62	38	100
1988	65	35	100
1989	62	38	100
1990	59	41	100
1991	63	37	100
1992	67	33	100
1993	67	33	100
1994	71	29	100
1995	71	29	100

Source: Census Bureau, series C-50.

**Table 2A. Upkeep and Improvement Expenditures By Type of Work
(In Billions of Dollars)**

Year	Current Dollars			1992 Dollars		
	Maintenance & Repairs	Additions & Alterations	Major Replacements	Maintenance & Repairs	Additions & Alterations	Major Replacements
1970	\$7.3	\$7.4	\$2.1	\$26.3	\$27.6	\$7.7
1971	7.8	8.1	2.5	36.0	28.4	8.7
1972	8.3	8.9	2.6	26.4	29.2	8.5
1973	9.8	8.7	2.6	28.8	26.0	7.7
1974	10.6	9.6	3.6	27.4	26.0	9.8
1975	12.0	13.0	3.7	28.5	32.3	9.1
1976	14.0	14.7	4.3	31.3	34.3	10.0
1977	14.2	17.0	4.5	29.4	35.8	9.5
1978	16.1	19.4	6.4	30.7	36.1	11.9
1979	18.7	21.7	7.1	32.5	36.0	11.8
1980	18.9	25.4	7.7	29.5	38.3	11.6
1981	19.9	24.2	8.0	28.1	34.0	11.3
1982	21.0	22.2	7.8	28.1	30.3	10.6
1983	22.4	24.1	8.7	28.9	32.0	11.6
1984	28.9	27.8	13.1	35.9	35.7	16.8
1985	35.4	28.8	16.1	42.7	36.1	20.3
1986	36.0	38.6	16.7	42.9	46.4	20.1
1987	38.2	40.0	15.9	44.0	45.9	18.2
1988	40.9	43.3	16.9	45.8	47.9	18.7
1989	42.7	39.8	18.4	46.5	42.3	19.6
1990	51.3	37.3	18.2	54.0	38.3	18.7
1991	49.8	30.9	16.7	50.7	31.6	17.1
1992	45.1	40.2	18.4	45.2	40.2	18.4
1993	41.7	45.8	20.8	41.1	43.7	19.8
1994	43.0	48.8	23.2	42.2	44.6	21.2
1995	42.3	45.1	25.2	40.3	39.6	22.1

Source: Census Bureau, series C-50.

**Table 2B. Upkeep and Improvement Expenditures By Type of Work
(Percent Share)**

Year	Current Dollars		
	Maintenance & Repairs	Additions & Alterations	Major Replacements
1970	43%	44%	13%
1971	42	44	14
1972	42	45	13
1973	46	41	12
1974	45	40	15
1975	42	45	13
1976	42	45	13
1977	40	48	13
1978	38	46	15
1979	39	46	15
1980	36	49	15
1981	38	46	15
1982	41	44	15
1983	41	44	16
1984	41	40	19
1985	44	36	20
1986	39	42	18
1987	41	43	17
1988	40	43	17
1989	42	39	18
1990	48	35	17
1991	51	32	17
1992	43	39	18
1993	39	42	19
1994	37	42	20
1995	38	40	22

Source: Census Bureau, series C-50.

**Table 3A. Upkeep and Improvement Expenditures
Average Dollar Volume per Year
(In Millions of Dollars)**

ALL HOUSING UNITS	1971-1975 Avg. Volume per Year (\$Millions)	1976-1980 Avg. \$ Volume per Year (\$Millions)	1981-1985 Avg. \$ Volume per Year (\$Millions)	1986-1990 Avg. \$ Volume per Year (\$Millions)	1991-1995 Avg. \$ Volume per Year (\$Millions)
Total	\$22,300	\$41,980	\$61,660	\$98,840	\$107,440
Maintenance & Repair	9,700	16,380	25,520	41,820	44,380
Additions & Alterations	9,660	19,640	25,420	39,800	42,160
Major Replacements	3,000	6,000	10,740	17,220	20,860
Owner Occupied	15,960	31,460	42,620	61,460	73,180
Renter Occupied	6,340	10,520	19,040	37,380	34,260

**Table 3B. Upkeep and Improvement Expenditures
Percent Change in Average Annual Dollar Volume**

ALL HOUSING UNITS	1971-1975 to 1976-1980 Avg. Pct. Chg	1976-1980 to 1981-1985 Avg. Pct. Chg	1981-1985 to 1986-1990 Avg. Pct. Chg	1986-1990 to 1991-1995 Avg. Pct. Chg
Total	88.3%	46.9%	60.3%	8.7%
Maintenance & Repair	68.9	55.8	63.9	6.1
Additions & Alterations	103.3	29.4	56.6	5.9
Major Replacements	100.0	79.0	60.3	21.1
Owner Occupied	97.1	26.2	44.2	19.1
Renter Occupied	65.9	81.0	96.3	-8.3

**Table 3C. Upkeep and Improvement Expenditures
(Percent Share)**

ALL HOUSING UNITS	1971-1975 Avg. Volume per Year	1976-1980 Avg. \$ Volume per Year	1981-1985 Avg. \$ Volume per Year	1986-1990 Avg. \$ Volume per Year	1991-1995 Avg. \$ Volume per Year
Total	88%	89%	94%	100%	100%
Maintenance & Repair	35	31	37	42	41
Additions & Alterations	36	39	38	40	39
Major Replacements	17	18	19	17	19
Owner Occupied	60	64	64	62	68
Renter Occupied	28	25	31	38	32

**Table 4. Residential Repair & Remodeling Expenditures
(In Millions of Dollars)**

	1991	1992	1993	1994	1995
a. Building Materials purchased by Owners:	\$13,812	\$15,820	\$15,852	\$17,060	\$15,687
b. Total Owner Expenditure:	\$61,913	\$67,316	\$70,746	\$77,270	\$75,362
c. Building Materials purchased by Owners as a percent of Total Owner Expenditures	22%	24%	22%	22%	21%

Source: Census Bureau, series C-50.

**Table 5. Residential Repair & Remodeling Permit Values
(In Millions of Dollars)**

Year	Residential Repair & Remodeling Permit Value (Current Dollars)	% Change	Residential Repair & Remodeling Permit Value (1992 Dollars)	% Change
1984	\$8,375	—	\$11,309	—
1985	9,244	10.4%	12,053	6.6%
1986	10,475	13.3	13,409	11.2
1987	11,661	11.3	14,402	7.4
1988	12,640	8.4	14,991	4.1
1989	13,409	6.1	15,172	1.2
1990	13,588	1.3	14,586	-3.9
1991	13,420	-1.2	13,824	-5.2
1992	13,845	3.2	13,845	0.2
1993	13,519	-2.4	13,126	-5.2
1994	14,187	4.9	13,431	2.3
1995	14,396	1.5	13,253	-1.3

Source: Census Bureau, series C-40.

**Table 6. Top 10 Metro Areas (Residential Repair & Remodeling)
Permit Value**

	Metro Area	Thousands of Dollars				
		1995	1994	1993	1992	1991
1	Los Angeles-Long Beach CA PMSA	745,431	690,156	773,799	976,308	1,033,229
2	Chicago IL PMSA	523,125	628,146	575,728	406,936	379,244
3	Washington DC-MD-VA-WV PMSA	436,859	461,778	428,694	433,017	439,646
4	Boston MA-NH PMSA	369,454	343,834	316,898	247,660	268,429
5	Minneapolis-St. Paul MN-WI MSA	348,424	343,506	321,070	284,583	234,915
6	New York NY PMSA	346,265	290,524	271,260	266,482	294,638
7	Philadelphia PA-NJ PMSA	309,431	313,452	292,733	311,265	293,479
8	Detroit MI PMSA	272,040	266,915	257,704	258,666	257,101
9	San Francisco CA PMSA	265,545	277,980	298,493	328,365	346,682
10	Nassau-Suffolk NY PMSA	250,432	262,739	264,313	251,306	221,707
	TOTAL (Top 10)	\$3,867,006	\$3,879,030	\$3,800,692	\$3,764,588	\$3,769,070
	TOTAL (324 Metro Areas)	\$12,861,929	\$13,445,627	\$12,851,942	\$12,453,994	\$12,195,510

Source: NAHB Special Tabulations, Census Bureau, series C-40.

Table 7. Top 10, 25, 50 & 100 Metro Areas Residential Remodeling Permits Issued as Percent of Total

	1995	1994	1993	1992	1991
Top 10	30%	29%	30%	30%	31%
Top 25	51%	51%	49%	50%	49%
Top 50	70%	70%	67%	67%	66%
Top 100	86%	88%	85%	83%	82%

Source: NAHB Special Tabulations, Census Bureau, series C-40.

**Table 8. Remodeling Expenditure By Region
(In Billions of Dollars)**

Year	Region	Maintenance & Repair	Total Improvements	Total
1988	Northeast	\$12.5	\$18.5	\$31.0
	Midwest	8.3	13.1	21.4
	South	12.9	14.2	27.1
	West	7.2	14.4	21.6
1989	Northeast	\$13.0	\$15.9	\$28.9
	Midwest	8.2	13.5	21.6
	South	12.2	14.4	26.6
	West	9.3	14.4	23.8
1990	Northeast	\$12.7	\$13.3	\$26.0
	Midwest	10.7	13.0	23.8
	South	13.9	15.3	29.1
	West	14.0	13.8	27.8
1991	Northeast	\$11.0	\$13.3	\$24.3
	Midwest	10.1	12.4	22.5
	South	17.5	11.8	29.3
	West	11.2	10.1	21.3
1992	Northeast	\$ 9.3	\$12.5	\$21.7
	Midwest	10.1	17.6	27.7
	South	13.6	15.0	28.5
	West	12.2	13.5	25.7
1993	Northeast	\$11.4	\$16.0	\$27.4
	Midwest	8.3	17.1	25.4
	South	14.5	18.4	33.0
	West	7.5	15.0	22.5
1994	Northeast	\$10.4	\$16.7	\$27.0
	Midwest	8.7	18.8	27.5
	South	14.9	20.8	35.7
	West	9.0	15.8	24.8
1995	Northeast	\$10.1	\$15.5	\$25.6
	Midwest	8.4	20.1	28.5
	South	13.1	19.2	32.3
	West	10.4	14.8	25.2

Source: Census Bureau, series C-50.

**Table 9. Remodeling Expenditures – By Region
(Percent Share of Each Region)**

Year	Region	Maintenance & Repair	Total Improvements	Total
1988	Northeast	31%	31%	31%
	Midwest	20	22	21
	South	32	23	27
	West	17	24	21
1989	Northeast	30%	27%	29%
	Midwest	19	23	21
	South	29	25	26
	West	22	25	24
1990	Northeast	25%	24%	24%
	Midwest	21	23	22
	South	27	28	27
	West	27	25	26
1991	Northeast	22%	28%	25%
	Midwest	20	26	23
	South	35	25	30
	West	22	21	22
1992	Northeast	21%	21%	21%
	Midwest	22	30	27
	South	30	26	27
	West	27	23	25
1993	Northeast	27%	24%	25%
	Midwest	20	26	23
	South	35	28	30
	West	18	23	21
1994	Northeast	24%	23%	23%
	Midwest	20	26	24
	South	35	29	31
	West	21	22	22
1995	Northeast	24%	22%	23%
	Midwest	20	29	26
	South	31	28	29
	West	25	21	23

Source: Census Bureau, series C-50.

**Table 10. Remodeling Expenditures – By Region
(Percent Change in Each Region)**

Year	Region	Maintenance & Repair	Total Improvements	Total
1987–88	Northeast	20%	31%	21%
	Midwest	12	7	1
	South	36	-15	-10
	West	11	60	26
1988–89	Northeast	4%	14%	7%
	Midwest	-1	3	1
	South	-5	20	2
	West	29	0	10
1989–90	Northeast	-2%	16%	-10%
	Midwest	30	-3	10
	South	14	6	9
	West	34	-4	17
1990–91	Northeast	-13%	0%	-6%
	Midwest	-6	-5	-5
	South	25	-23	1
	West	-20	-27	-23
1991–92	Northeast	-15%	-6%	-10%
	Midwest	0	42	23
	South	22	27	-3
	West	9	34	21
1992–93	Northeast	23%	28%	23%
	Midwest	-17	-3	-8
	South	7	23	16
	West	-39	11	-12
1993–94	Northeast	-9%	4%	-1%
	Midwest	5	10	8
	South	3	13	8
	West	20	5	10
1994–95	Northeast	-3%	-7%	-5%
	Midwest	-3	7	4
	South	-12	-8	-10
	West	16	-6	2

Source: NAHB Tabulations, Census Bureau, series C-50.

**Table 11. Remodeling Expenditure (All Properties) By Quarter
(In Billions of Dollars)**

Year	Quarter	Maintenance & Repairs	Total Improvements	Total
1987	1st	\$7.8	\$10.3	\$18.0
	2nd	8.8	15.0	23.8
	3rd	10.3	17.4	27.7
	4th	11.4	13.2	24.6
1988	1st	\$9.1	\$9.4	\$18.5
	2nd	10.4	18.3	28.7
	3rd	12.1	18.1	30.3
	4th	9.1	14.4	23.6
1989	1st	\$8.2	\$11.2	\$19.3
	2nd	9.5	15.1	24.6
	3rd	13.1	17.8	30.9
	4th	12.0	14.1	26.1
1990	1st	\$10.3	\$12.0	\$22.3
	2nd	12.7	14.6	27.3
	3rd	14.3	15.8	30.2
	4th	13.9	13.1	27.0
1991	1st	\$11.2	\$7.6	\$18.8
	2nd	11.8	13.1	24.9
	3rd	13.7	15.1	28.8
	4th	13.1	11.8	24.9
1992	1st	\$8.7	\$10.0	\$18.7
	2nd	13.6	16.9	30.4
	3rd	12.0	15.6	27.6
	4th	10.9	16.1	27.1
1993	1st	\$8.8	\$10.9	\$19.7
	2nd	10.2	18.2	28.4
	3rd	11.4	20.1	31.5
	4th	11.2	17.4	28.6
1994	1st	8.6	12.6	21.2
	2nd	10.8	20.2	31.0
	3rd	11.9	20.4	32.3
	4th	11.7	18.9	30.6
1995	1st	7.9	13.9	21.8
	2nd	11.2	19.9	31.1
	3rd	12.3	19.8	32.1
	4th	10.7	16.0	26.7
1996	1st	7.3	14.6	21.9

**Table 12A. Expenditures By Type of Job and Property Type
(In Millions of Dollars)**

Type of Job	Property Type					
	Total	1994 Owner Occupied	Rental	Total	1995 Owner Occupied	Rental
Total	115,030	81,737	33,293	111,683	78,583	33,100
Additions	9,647	8,793	854	7,937	6,576	1,361
Decks and porches	1,722	1,618	104	2,683	2,419	264
Attached garages	1,774	1,618	156	1,995	1,688	307
Rooms	6,150	5,556	594	3,257	2,468	789
Alterations	28,672	22,996	5,676	26,893	19,176	7,717
Plumbing	1,493	658	835	2,354	1,050	1,304
HVAC	2,060	1,591	469	1,872	1,232	640
Electrical	1,070	796	274	884	485	399
Flooring	2,794	2,202	592	2,937	2,000	937
Kitchen Remodeling	1,379	1,379	(A)	1,716	1,716	(A)
Bathroom Remodeling	3,643	3,643	(A)	2,501	2,501	(A)
Kitchen & Bath Remodeling	2,007	1,470	537	2,157	608	1,549
Finishing Space	709	709	(B)	1,146	1,146	(B)
Interior Restructuring	3,213	2,855	358	3,392	2,249	1,143
Siding	1,245	1,245	(B)	550	550	(B)
Windows and Doors	1,472	703	769	877	359	518
Other Alterations	7,588	5,746	1,842	6,506	5,280	1,226
Outside Additions and Alterations	10,509	8,904	1,605	9,897	8,221	1,676
Detached Buildings	2,313	1,895	418	1,524	1,271	253
Patio and Terraces	775	775	(B)	484	484	(B)
Driveways and Walkways	468	468	(B)	814	814	(B)
Fences	1,431	1,280	151	1,587	1,447	140
Other Outside Adds. & Alts.	5,522	4,486	1,036	5,487	4,204	1,283
Major Replacements	23,249	15,869	7,380	24,910	18,348	6,562
Plumbing	2,835	1,811	1,024	3,053	1,997	1,056
HVAC	3,904	2,815	1,089	5,639	5,014	625
Siding	978	978	(B)	1,056	1,056	(B)
Roofing	7,008	4,030	2,978	6,280	4,176	2,104
Driveways and Walkways	875	875	(B)	438	438	(B)
Windows	3,397	2,487	910	3,255	2,435	820
Doors	1,445	1,157	288	1,221	1,020	201
Other Major Replacements	2,805	1,716	1,089	3,969	2,213	1,756
Maintenance and Repairs	42,953	25,175	17,778	42,047	26,262	15,785
Painting and Papering	11,446	6,669	4,777	10,910	6,660	4,250
Plumbing	4,428	2,945	1,483	4,082	2,281	1,801
HVAC	2,618	1,687	931	2,640	1,692	948
Electrical	793	551	242	1,355	615	740
Siding	1,260	497	763	1,362	587	775
Roofing	4,398	2,439	1,959	4,135	2,902	1,233
Flooring	2,540	1,490	1,050	2,427	1,417	1,010
Windows and Doors	1,507	855	652	1,377	726	651
Materials to Have on Hand	2,826	2,270	556	2,320	1,990	330
Other Maintenance & Repairs	11,137	5,771	5,366	11,439	7,392	4,047

Source: NAHB Tabulations, Census Bureau, series C-50.

Note: (A) Included in the "Kitchen and Bathroom Remodeling Category"

(B) Included in the "Other Category"

**Table 12B. Expenditures By Type of Job and Property Type
(Percent of Total)**

Type of Job	Percent					
	1994			1995		
	Total	Owner Occupied	Rental	Total	Owner Occupied	Rental
Total	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
Additions	8.4	10.8	2.6	7.1	8.4	4.1
Decks and porches	1.5	2.0	0.3	2.4	3.1	0.8
Attached garages	1.5	2.0	0.5	1.8	2.1	0.9
Rooms	5.3	6.8	1.8	2.9	3.1	2.4
Alterations	24.9	28.1	17.0	24.1	24.4	23.3
Plumbing	1.3	0.8	2.5	2.1	1.3	3.9
HVAC	1.8	1.9	1.4	1.7	1.6	1.9
Electrical	0.9	1.0	0.8	0.8	0.6	1.2
Flooring	2.4	2.7	1.8	2.6	2.5	2.8
Kitchen Remodeling	1.2	1.7	(A)	1.5	2.2	(A)
Bathroom Remodeling	3.2	4.5	(A)	2.2	3.2	(A)
Kitchen & Bath Remodeling	1.7	1.8	1.6	1.9	0.8	4.7
Finishing Space	0.6	0.9	(B)	1.0	1.5	(B)
Interior Restructuring	2.8	3.5	1.1	3.0	2.9	3.5
Siding	1.1	1.5	(B)	0.5	0.7	(B)
Windows and Doors	1.3	0.9	2.3	0.8	0.5	1.6
Other Alterations	6.6	7.0	5.5	5.8	6.7	3.7
Outside Additions and Alterations	9.1	10.9	4.8	8.9	10.5	5.1
Detached Buildings	2.0	2.3	1.3	1.4	1.6	0.8
Patio and Terraces	0.7	0.9	(B)	0.4	0.6	(B)
Driveways and Walkways	0.4	0.6	(B)	0.7	1.0	(B)
Fences	1.2	1.6	0.5	1.4	1.8	0.4
Other Outside Adds. & Alts.	4.8	5.5	3.1	4.9	5.3	3.9
Major Replacements	20.2	19.4	22.2	22.3	23.3	19.8
Plumbing	2.5	2.2	3.1	2.7	2.5	3.2
HVAC	3.4	3.4	3.3	5.0	6.4	1.9
Siding	0.9	1.2	(B)	0.9	1.3	(B)
Roofing	6.1	4.9	8.9	5.6	5.3	6.4
Driveways and Walkways	0.8	1.1	(B)	0.4	0.6	(B)
Windows	3.0	3.0	2.7	2.9	3.1	2.5
Doors	1.3	1.4	0.9	1.1	1.3	0.6
Other Major Replacements	2.4	2.1	3.3	3.6	2.8	5.3
Maintenance and Repairs	37.3	30.8	53.4	37.6	33.4	47.7
Painting and Papering	10.0	8.2	14.3	9.8	8.5	12.8
Plumbing	3.8	3.6	4.5	3.7	2.9	5.4
HVAC	2.3	2.1	2.8	2.4	2.2	2.9
Electrical	0.7	0.7	0.7	1.2	0.8	2.2
Siding	1.1	0.6	2.3	1.2	0.7	2.3
Roofing	3.8	3.0	5.9	3.7	3.7	3.7
Flooring	2.2	1.8	3.2	2.2	1.8	3.1
Windows and Doors	1.3	1.0	2.0	1.2	0.9	2.0
Materials to Have on Hand	2.5	2.8	1.7	2.1	2.5	1.0
Other Maintenance & Repairs	9.7	7.1	16.1	10.2	9.4	12.2

Source: NAHB Tabulations, Census Bureau, series C-50.

Note: (A) Included in the "Kitchen and Bathroom Remodeling Category"

(B) Included in the "Other Category"

**Table 13. New Residential Construction vs. Repair & Remodeling
(In Millions of Dollars)**

Year	New Construction	Repair & Remodeling	R&R as Percent of New Construction	Repair & Remod. Percent Change
1978	\$84,947	\$37,460	44%	—
1979	88,684	42,230	48	13%
1980	69,393	46,337	67	10
1981	69,399	46,350	68	*
1982	57,072	45,290	79	*
1983	94,778	49,295	52	9
1984	114,086	69,784	61	42
1985	114,964	80,267	70	15
1986	133,096	91,274	69	14
1987	139,902	94,082	67	3
1988	138,508	101,117	73	7
1989	139,202	100,891	72	*
1990	127,987	106,773	83	6
1991	110,592	97,528	88	-9
1992	129,600	103,734	80	6
1993	144,071	108,304	75	4
1994	167,919	115,030	69	6
1995	162,898	112,600	69	-2

* Less than .5 percent

Source: New Construction – Census Bureau, series C-30.

Repair & Remodeling – Census Bureau, series C-50.

Table 14. Remodeling Expenditures

	Total	Owner Occupied	Renter Occupied
Expenditures – 1995 (Millions)			
Northeast	\$25,611 ²³	\$16,406 ²¹	\$9,205
Midwest	28,536 ²⁶	22,096 ²⁸	6,440
South	32,307 ²⁹	24,751 ³¹	7,555
West	25,229 ²³	15,330 ²⁶	9,899
Total	111,683	78,583	33,100
Occupied Units – 1995 (Thousands)			
Northeast	19,763	12,252	7,511
Midwest	23,693	16,387	7,306
South	35,223	23,487	11,736
West	21,307	12,614	8,693
Total	99,985	64,739	35,246
Expenditures Per Occupied Unit – 1995 (Dollars)			
Northeast	\$1,296	\$1,339	\$1,226
Midwest	1,204	1,348	881
South	917	1,054	644
West	1,184	1,215	1,139
Total	1,117	1,214	939

Source: Remodeling Expenditures – Census Bureau, series C-50.
Occupied housing units – Census Bureau, series H-111.

Table 15. Special Trade Contractors 1992
(In Billions of Dollars)

Type of Specialty Trade Contractor	No. of Establishments		
	Total	With Employees	Without Employees
Plumbing, Heating & A.C.	168,663	75,395	93,268
Painting & Paper Hanging	207,594	31,920	175,674
Electrical Work	135,087	54,022	81,065
Masonry, Stone Work, Tile Setting & Plastering	149,736	47,784	101,952
Carpentry & Floor Work	405,695	48,406	357,289
Roofing, Siding & Sheet Metal Work	91,300	27,569	63,731
Concrete Work	54,875	26,123	28,752
Water Well Drilling	5,113	3,638	1,475
Other Special Trade Contractors	250,059	52,405	197,654
Total	1,468,122	367,262	1,100,860

Source: Census Bureau, *Census of Construction* - 1992.

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
1	Los Angeles–Long Beach CA PMSA	745,431	690,156	773,799	976,308
2	Chicago IL PMSA	523,125	628,146	575,728	406,936
3	Washington DC–MD–VA–WV PMSA	436,859	461,778	428,694	433,017
4	Boston MA–NH PMSA	369,454	343,834	316,898	247,660
5	Minneapolis–St. Paul MN–WI MSA	348,424	343,506	321,070	284,583
6	New York NY PMSA	346,265	290,524	271,260	266,482
7	Philadelphia PA–NJ PMSA	309,431	313,452	292,733	311,265
8	Detroit MI PMSA	272,040	266,915	257,704	258,666
9	San Francisco CA PMSA	265,545	277,980	298,493	328,365
10	Nassau–Suffolk NY PMSA	250,432	262,739	264,313	251,306
11	Newark NJ PMSA	216,543	219,883	197,025	180,797
12	Oakland CA PMSA	192,190	194,576	202,994	223,143
13	Bergen–Passaic NJ PMSA	183,835	190,985	153,913	136,041
14	Miami FL PMSA	173,883	196,653	178,405	221,086
15	Cleveland–Lorain–Elyria OH PMSA	172,837	162,825	151,644	121,413
16	San Jose CA PMSA	169,033	173,361	169,580	186,340
17	Orange County CA PMSA	158,130	161,111	177,633	213,648
18	Atlanta GA MSA	157,224	143,250	136,675	141,301
19	San Diego CA MSA	137,606	164,738	168,398	208,075
20	Monmouth–Ocean NJ PMSA	135,165	158,047	118,825	111,268
21	Denver CO PMSA	133,274	118,639	105,933	84,602
22	Baltimore MD PMSA	131,105	92,946	102,052	153,360
23	Middlesex–Somerset–Hunterdon NJ PMSA	129,511	116,088	107,034	90,505
24	Stamford–Norwalk CT PMSA	127,616	131,113	120,054	87,377
25	St. Louis MO–IL MSA	126,685	126,827	112,693	114,559
26	Riverside–San Bernardino CA PMSA	121,989	130,487	146,783	171,079
27	Portland–Vancouver OR–WA PMSA	121,788	121,387	131,980	96,833
28	Norfolk–Virginia Beach–Newport News VA–NC MSA	116,745	103,445	108,706	103,361
29	Houston TX PMSA	114,822	112,068	117,348	107,620
30	Dallas TX PMSA	112,699	155,093	98,417	82,854
31	Tampa–St. Petersburg–Clearwater FL MSA	112,186	121,826	118,364	125,043
32	Pittsburgh PA MSA	111,112	126,405	123,202	90,228
33	Seattle–Bellevue–Everett WA PMSA	105,551	127,278	140,408	149,847
34	Las Vegas NV–AZ MSA	105,042	57,525	37,440	22,824

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
35	Phoenix–Mesa AZ MSA	101,885	97,421	75,212	70,732
36	West Palm Beach–Boca Raton FL MSA	98,984	103,036	89,682	137,067
37	Milwaukee–Waukesha WI PMSA	93,613	92,639	86,337	87,524
38	Columbus OH MSA	91,632	98,052	98,781	95,380
39	Sacramento CA PMSA	89,915	88,007	107,332	159,095
40	Indianapolis IN MSA	86,133	67,118	67,811	53,645
41	Hartford CT MSA	85,321	80,054	72,120	55,201
42	Fort Lauderdale FL PMSA	77,437	69,227	70,771	59,717
43	Grand Rapids–Muskegon–Holland MI MSA	76,658	77,190	66,374	46,630
44	Nashville TN MSA	74,314	74,020	73,826	71,932
45	Orlando FL MSA	73,845	69,969	83,133	73,534
46	Charlotte–Gastonia–Rock Hill NC–SC MSA	70,354	73,415	70,100	69,221
47	Providence–Fall River–Warwick RI–MA MSA	67,956	76,250	73,164	45,842
48	Salt Lake City–Ogden UT MSA	65,085	62,349	51,401	41,525
49	Jacksonville FL MSA	63,059	63,024	45,412	40,156
50	Greensboro–Winston–Salem–High Point NC MSA	62,135	53,611	47,894	40,744
51	Kansas City MO–KS MSA	61,367	63,401	54,552	55,619
52	Raleigh–Durham–Chapel Hill NC MSA	59,940	53,203	48,964	43,798
53	Akron OH PMSA	59,679	46,310	41,018	35,225
54	Richmond–Petersburg VA MSA	58,553	49,742	60,692	55,411
55	Cincinnati OH–KY–IN PMSA	58,539	71,864	69,858	65,177
56	Gary IN PMSA	56,958	54,182	45,024	39,631
57	Trenton NJ PMSA	55,502	31,898	27,836	28,904
58	Sarasota–Bradenton FL MSA	51,360	44,371	52,684	29,394
59	Santa Rosa CA PMSA	50,776	42,508	46,887	56,543
60	Ventura CA PMSA	48,112	42,846	35,874	41,321
61	Ann Arbor MI PMSA	47,303	47,448	45,775	24,791
62	Honolulu HI MSA	46,270	144,370	162,574	150,362
63	Atlantic–Cape May NJ PMSA	46,136	53,661	55,271	50,487
64	Albany–Schenectady–Troy NY MSA	45,694	62,120	62,413	67,085
65	Memphis TN–AR–MS MSA	43,309	45,823	34,995	32,280
66	Vallejo–Fairfield–Napa CA PMSA	42,837	41,311	49,415	56,699
67	Birmingham AL MSA	42,255	41,512	41,992	40,404
68	Lawrence MA–NH PMSA	40,606	34,470	30,951	32,635

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
69	Madison WI MSA	39,942	47,288	47,824	44,434
70	Tacoma WA PMSA	39,898	39,911	42,585	46,238
71	San Antonio TX MSA	39,693	51,111	26,368	26,725
72	New Haven—Meriden CT PMSA	39,250	39,099	38,462	36,660
73	Spokane WA MSA	39,191	40,158	28,527	26,179
74	Louisville KY—IN MSA	38,886	44,794	37,882	46,067
75	Santa Barbara—Santa Maria—Lompoc CA MSA	38,738	37,593	39,487	43,158
76	Greenville—Spartanburg—Anderson SC MSA	38,629	41,926	41,512	31,320
77	Salinas CA MSA	38,248	40,939	42,962	43,714
78	Fresno CA MSA	37,284	26,979	33,105	21,709
79	Barnstable—Yarmouth MA MSA	37,202	46,786	42,012	NA
80	Tucson AZ MSA	36,920	24,785	33,192	18,600
81	Toledo OH MSA	36,446	42,679	40,533	46,079
82	Charleston—North Charleston SC MSA	36,411	31,496	37,609	47,557
83	Eugene—Springfield OR MSA	34,648	31,789	26,266	25,032
84	Bridgeport CT PMSA	34,507	36,655	33,828	30,945
85	Fort Myers—Cape Coral FL MSA	33,887	28,367	32,452	28,572
86	Danbury CT PMSA	33,533	34,316	30,911	29,240
87	Rochester NY MSA	32,795	56,876	58,529	56,678
88	Wilmington—Newark DE—MD PMSA	32,288	28,420	30,832	34,258
89	Fort Wayne IN MSA	31,998	30,140	26,647	22,350
90	Fort Worth—Arlington TX PMSA	31,787	26,649	28,284	30,315
91	Harrisburg—Lebanon—Carlisle PA MSA	31,187	49,181	37,891	42,283
92	New Orleans LA MSA	30,954	32,126	30,605	23,244
93	Buffalo—Niagara Falls NY MSA	30,841	56,432	59,051	49,075
94	Dayton—Springfield OH MSA	30,289	38,273	35,586	38,177
95	Lancaster PA MSA	29,350	37,315	36,670	33,669
96	Worcester MA—CT PMSA	28,821	29,808	30,049	23,843
97	Portland ME MSA	28,009	26,801	23,504	23,997
98	Knoxville TN MSA	27,837	27,623	21,467	21,454
99	Boulder—Longmont CO PMSA	27,107	37,249	35,323	33,381
100	Allentown—Bethlehem—Easton PA MSA	26,994	37,839	31,566	46,569
101	Des Moines IA MSA	26,392	27,400	21,313	22,283
102	Boise City ID MSA	26,329	31,726	26,285	15,601

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
103	Flint MI PMSA	26,264	23,220	18,099	16,470
104	Reno NV MSA	26,136	26,963	24,880	24,437
105	Springfield MA MSA	26,116	41,758	40,186	31,567
106	Albuquerque NM MSA	25,914	24,500	24,127	18,739
107	Fort Pierce–Port St. Lucie FL MSA	25,292	24,226	21,377	16,591
108	Newburgh NY–PA PMSA	25,200	23,199	24,957	15,728
109	New London–Norwich CT–RI MSA	24,953	25,156	25,443	20,339
110	Columbia SC MSA	24,867	27,737	28,432	24,509
111	Lakeland–Winter Haven FL MSA	24,685	25,761	25,065	24,347
112	Omaha NE–IA MSA	24,655	26,763	23,168	21,285
113	Austin–San Marcos TX MSA	24,555	29,247	28,111	28,638
114	Charlottesville VA MSA	23,926	22,565	19,112	17,388
115	Hamilton–Middletown OH PMSA	23,819	11,637	9,345	7,517
116	Daytona Beach FL MSA	22,881	22,205	25,096	20,829
117	Dutchess County NY PMSA	22,761	23,007	19,560	31,434
118	Portsmouth–Rochester NH–ME PMSA	22,321	23,491	20,506	21,126
119	Duluth–Superior MN–WI MSA	21,991	31,003	28,813	25,950
120	Oklahoma City OK MSA	21,532	31,983	26,237	28,807
121	Mobile AL MSA	21,523	24,096	14,213	18,346
122	Little Rock–North Little Rock AR MSA	21,391	18,729	17,348	15,110
123	Colorado Springs CO MSA	20,306	13,548	7,953	11,995
124	Syracuse NY MSA	20,165	38,145	34,097	37,377
125	Chattanooga TN–GA MSA	20,022	24,051	21,314	16,363
126	Lansing–East Lansing MI MSA	19,974	25,939	23,806	22,476
127	Savannah GA MSA	19,947	18,947	19,306	15,449
128	Lowell MA–NH PMSA	19,745	16,546	13,406	13,972
129	Olympia WA PMSA	19,587	20,501	17,842	17,677
130	Stockton–Lodi CA MSA	19,465	22,384	22,725	25,470
131	Bakersfield CA MSA	19,129	21,621	23,767	26,779
132	Salem OR PMSA	18,956	17,053	15,749	14,834
133	Naples FL MSA	18,710	18,241	25,112	18,124
134	Rockford IL MSA	18,610	22,486	18,781	14,046
135	South Bend IN MSA	18,437	21,596	20,111	16,000
136	Roanoke VA MSA	18,378	26,241	18,833	15,011

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
137	Youngstown – Warren OH MSA	17,920	21,388	20,094	18,966
138	Sioux Falls SD MSA	17,682	15,026	14,089	11,890
139	Corpus Christi TX MSA	17,454	18,455	19,468	19,170
140	Ocala FL MSA	17,371	12,282	10,818	10,305
141	Appleton – Oshkosh – Neenah WI MSA	17,325	23,482	20,783	23,206
142	Kalamazoo – Battle Creek MI MSA	17,287	21,806	20,260	13,411
143	Fort Collins – Loveland CO MSA	17,067	16,389	14,681	10,816
144	El Paso TX MSA	16,915	14,845	15,771	15,990
145	Melbourne – Titusville – Palm Bay FL MSA	16,711	15,604	14,792	18,684
146	New Bedford MA PMSA	16,261	17,845	14,192	15,338
147	Beaumont – Port Arthur TX MSA	16,255	27,209	21,589	14,793
148	Santa Cruz – Watsonville CA PMSA	16,206	21,098	28,447	31,104
149	Augusta – Aiken GA – SC MSA	16,153	20,186	23,894	25,136
150	Wilmington NC MSA	16,120	16,194	15,438	9,816
151	Medford – Ashland OR MSA	16,054	16,020	14,677	15,687
152	Lexington KY MSA	15,620	15,074	15,551	12,560
153	Brockton MA PMSA	15,566	13,951	13,559	9,340
154	Cedar Rapids IA MSA	15,459	18,694	15,749	15,529
155	Modesto CA MSA	15,374	15,882	17,527	20,328
156	Reading PA MSA	15,257	24,318	16,479	17,777
157	Visalia – Tulare – Porterville CA MSA	15,158	16,564	16,879	17,654
158	Saginaw – Bay City – Midland MI MSA	15,087	22,410	20,398	18,350
159	Pensacola FL MSA	15,077	11,952	10,829	8,636
160	Baton Rouge LA MSA	14,944	14,243	14,341	13,900
161	Panama City FL MSA	14,637	8,790	7,536	6,951
162	Galveston – Texas City TX PMSA	14,631	11,932	14,275	9,544
163	Fort Walton Beach FL MSA	14,628	9,246	8,900	7,264
164	Tulsa OK MSA	14,501	18,374	14,930	11,971
165	Redding CA MSA	14,368	12,021	16,156	14,793
166	Lynchburg VA MSA	14,087	12,327	9,801	7,955
167	Scranton – Wilkes – Barre – Hazleton PA MSA	14,044	33,369	25,513	39,301
168	Lincoln NE MSA	13,965	15,023	12,635	12,676
169	Evansville – Henderson IN – KY MSA	13,923	15,949	13,503	9,573
170	Richland – Kennewick – Pasco WA MSA	13,853	23,618	20,461	17,502

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
171	Canton – Massillon OH MSA	13,717	19,359	22,730	16,735
172	York PA MSA	13,583	24,207	22,382	29,417
173	Johnson City – Kingsport – Bristol TN – VA MSA	13,573	13,765	13,413	9,849
174	Manchester NH PMSA	13,435	15,132	13,804	7,835
175	Columbus GA – AL MSA	13,299	10,736	11,646	10,407
176	Macon GA MSA	13,231	10,767	13,667	9,752
177	San Luis Obispo – Atascadero – Paso Robles CA MSA	13,216	16,951	17,333	NA
178	Chico – Paradise CA MSA	12,766	14,785	16,664	18,301
179	Biloxi – Gulfport – Pascagoula MS MSA	12,666	15,095	15,198	8,590
180	Provo – Orem UT MSA	12,632	13,716	11,037	11,562
181	Wichita KS MSA	12,606	19,110	17,955	18,915
182	Davenport – Moline – Rock Island IA – IL MSA	12,581	23,061	18,350	18,442
183	Burlington VT MSA	12,342	12,943	14,411	9,635
184	Hickory – Morganton NC MSA	12,309	14,441	14,172	8,808
185	Nashua NH PMSA	12,305	10,343	10,085	11,998
186	Jackson MS MSA	12,303	14,126	12,355	7,985
187	Santa Fe NM MSA	11,884	16,096	20,235	14,809
188	Bremerton WA PMSA	11,609	13,055	14,708	16,441
189	Brownsville – Harlingen – San Benito TX MSA	11,451	12,911	8,810	7,167
190	Fitchburg – Leominster MA PMSA	11,383	11,053	10,061	9,543
191	Fargo – Moorhead ND – MN MSA	11,228	12,492	10,608	13,155
192	Fayetteville NC MSA	11,122	12,435	11,974	11,205
193	Elkhart – Goshen IN MSA	11,105	11,086	9,492	9,929
194	Danville VA MSA	10,991	6,480	6,150	4,550
195	Yakima WA MSA	10,814	13,236	10,859	7,523
196	Tallahassee FL MSA	10,783	12,913	11,608	13,383
197	Killeen – Temple TX MSA	10,765	8,400	7,626	13,399
198	Waterbury CT PMSA	10,712	12,023	11,731	11,921
199	Peoria – Pekin IL MSA	10,558	15,008	16,813	15,294
200	Yolo CA PMSA	10,434	8,349	10,555	NA
201	Greeley CO PMSA	10,247	9,958	7,241	8,281
202	Asheville NC MSA	10,201	12,941	14,229	19,707
203	Huntsville AL MSA	10,172	17,696	17,108	21,873
204	Athens GA MSA	10,154	8,917	6,012	5,833

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
205	McAllen – Edinburg – Mission TX MSA	10,095	9,759	8,221	6,877
206	Kenosha WI PMSA	10,073	8,584	9,358	8,763
207	Springfield IL MSA	10,032	10,914	10,461	9,932
208	Jersey City NJ PMSA	9,963	18,418	11,204	16,208
209	Yuba City CA MSA	9,840	10,584	10,072	10,892
210	Waco TX MSA	9,825	7,218	7,276	7,939
211	Dover DE MSA	9,765	8,592	8,198	NA
212	Odessa – Midland TX MSA	9,742	6,615	5,556	2,910
213	Columbia MO MSA	9,629	7,584	5,749	5,579
214	Racine WI PMSA	9,590	9,736	10,268	7,795
215	Merced CA MSA	9,453	8,752	9,940	10,167
216	Kankakee IL PMSA	9,444	10,439	6,560	7,817
217	Green Bay WI MSA	9,335	14,915	12,841	14,473
218	Amarillo TX MSA	9,191	8,918	7,360	8,324
219	Bellingham WA MSA	9,094	14,826	10,204	10,365
220	Albany GA MSA	8,882	4,215	3,602	4,751
221	Hagerstown MD PMSA	8,802	8,478	9,283	12,610
222	Lafayette LA MSA	8,759	7,135	10,419	9,308
223	Lafayette IN MSA	8,748	12,023	8,180	7,097
224	Anchorage AK MSA	8,196	10,857	13,002	11,633
225	Gainesville FL MSA	7,983	7,245	6,912	8,192
226	Vineland – Millville – Bridgeton NJ PMSA	7,969	8,204	6,984	8,538
227	Erie PA MSA	7,764	14,924	15,572	12,966
228	St. Cloud MN MSA	7,646	11,264	8,601	13,054
229	Fayetteville – Springdale – Rogers AR MSA	7,538	7,246	6,067	4,857
230	Springfield MO MSA	7,504	8,195	6,012	5,787
231	Glens Falls NY MSA	7,318	8,706	7,505	8,377
232	Montgomery AL MSA	7,302	12,504	8,042	11,274
233	Eau Claire WI MSA	7,270	10,028	9,014	7,138
234	Waterloo – Cedar Falls IA MSA	7,196	8,060	7,870	10,811
235	Grand Forks ND – MN MSA	7,070	5,681	5,381	2,783
236	Lake Charles LA MSA	7,021	7,509	6,891	6,639
237	Greenville NC MSA	7,021	5,677	5,968	NA
238	Sheboygan WI MSA	6,922	11,382	10,352	11,125

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
239	Myrtle Beach SC MSA	6,882	11,024	7,440	NA
240	La Crosse WI-MN MSA	6,809	8,515	8,686	5,987
241	Billings MT MSA	6,583	8,616	7,447	11,112
242	Bangor ME MSA	6,441	6,635	6,650	6,056
243	Iowa City IA MSA	6,416	8,788	7,484	6,846
244	Laredo TX MSA	6,384	7,277	6,625	6,682
245	Anniston AL MSA	6,335	5,031	3,102	2,432
246	Punta Gorda FL MSA	6,321	7,632	7,411	NA
247	Bloomington-Normal IL MSA	6,209	10,771	8,799	8,260
248	Rochester MN MSA	6,180	7,111	8,215	8,610
249	Casper WY MSA	5,835	5,919	4,523	3,899
250	Wausau WI MSA	5,702	8,509	7,762	7,257
251	Bloomington IN MSA	5,581	4,372	4,418	4,185
252	Clarksville-Hopkinsville TN-KY MSA	5,563	5,334	4,731	4,533
253	Dubuque IA MSA	5,444	6,542	4,136	4,765
254	Lewiston-Auburn ME MSA	5,351	5,684	6,564	3,809
255	Shreveport-Bossier City LA MSA	5,290	6,040	5,522	4,850
256	Parkersburg-Marietta WV-OH MSA	5,208	5,588	3,977	3,356
257	Las Cruces NM MSA	5,080	5,854	5,050	4,132
258	Mansfield OH MSA	5,031	6,456	5,857	5,064
259	Lawrence KS MSA	4,995	3,678	3,136	2,912
260	Brazoria TX PMSA	4,967	6,968	7,536	4,940
261	Lubbock TX MSA	4,931	5,722	4,484	360
262	Bismarck ND MSA	4,848	5,541	5,915	5,686
263	Champaign-Urbana IL MSA	4,770	7,931	5,433	4,792
264	Pueblo CO MSA	4,575	4,462	4,896	4,451
265	St. Joseph MO MSA	4,511	3,579	2,721	5,131
266	Abilene TX MSA	4,382	3,534	3,759	2,644
267	Rapid City SD MSA	4,339	4,089	4,421	3,806
268	Hattiesburg MS MSA	4,264	3,420	NA	NA
269	Huntington-Ashland WV-KY-OH MSA	4,224	5,849	4,701	5,517
270	Tuscaloosa AL MSA	4,088	3,718	6,442	3,401
271	Victoria TX MSA	4,075	3,455	3,386	3,385
272	Yuma AZ MSA	4,073	5,318	4,370	4,160

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
273	Charleston WV MSA	4,009	7,773	6,366	5,184
274	Muncie IN MSA	3,944	4,493	3,835	3,734
275	Fort Smith AR-OK MSA	3,836	4,222	3,997	3,458
276	Tyler TX MSA	3,823	4,102	4,056	3,833
277	Texarkana TX-Texarkana AR MSA	3,804	3,575	3,718	4,656
278	Steubenville-Weirton OH-WV MSA	3,803	7,629	5,308	4,645
279	Decatur IL MSA	3,776	5,625	5,227	5,635
280	Dothan AL MSA	3,739	4,325	5,765	3,624
281	Rocky Mount NC MSA	3,725	5,833	7,824	NA
282	Cheyenne WY MSA	3,677	3,455	3,497	3,475
283	State College PA MSA	3,605	7,794	6,938	6,084
284	Lawton OK MSA	3,515	2,996	4,378	3,275
285	Wichita Falls TX MSA	3,514	3,605	4,613	3,339
286	Owensboro KY MSA	3,453	3,591	2,906	2,724
287	Topeka KS MSA	3,328	4,730	3,814	3,224
288	Janesville-Beloit WI MSA	3,202	6,658	6,114	4,612
289	Benton Harbor MI MSA	3,136	17,260	14,832	12,221
290	Binghamton NY MSA	2,955	12,001	9,767	12,441
291	Decatur AL MSA	2,926	3,507	3,127	4,312
292	Florence AL MSA	2,918	4,890	5,006	4,533
293	Bryan-College Station TX MSA	2,911	2,645	3,151	2,390
294	Monroe LA MSA	2,821	3,769	2,441	5,159
295	Sharon PA MSA	2,794	6,832	5,023	5,831
296	San Angelo TX MSA	2,716	2,922	2,426	2,130
297	Houma LA MSA	2,703	4,018	5,430	5,528
298	Kokomo IN MSA	2,666	3,975	2,991	2,325
299	Sumter SC MSA	2,634	2,598	2,634	NA
300	Pine Bluff AR MSA	2,611	1,951	3,081	1,521
301	Great Falls MT MSA	2,569	2,831	2,078	2,385
302	Sioux City IA-NE MSA	2,551	4,107	2,954	1,980
303	Jackson TN MSA	2,524	1,641	2,360	2,391
304	Jacksonville NC MSA	2,456	3,588	3,075	2,356
305	Cumberland MD-WV MSA	2,344	4,445	2,224	2,696
306	Jackson MI MSA	2,047	9,950	10,026	9,973

Table 16. Residential Repair & Remodeling Permit Value

	Metro Area	Thousands of Dollars			
		1995	1994	1993	1992
307	Goldsboro NC MSA	2,025	2,234	2,241	NA
308	Pittsfield MA MSA	1,706	8,991	7,267	7,129
309	Lima OH MSA	1,650	4,635	6,794	5,795
310	Elmira NY MSA	1,633	5,886	5,528	3,854
311	Joplin MO MSA	1,624	3,262	2,591	4,035
312	Altoona PA MSA	1,505	6,679	4,591	4,499
313	Longview–Marshall TX MSA	1,447	5,140	8,910	7,637
314	Utica–Rome NY MSA	1,434	11,946	10,368	10,412
315	Enid OK MSA	1,251	1,907	1,253	1,232
316	Johnstown PA MSA	1,216	11,798	8,618	8,950
317	Alexandria LA MSA	1,213	1,383	1,397	1,197
318	Florence SC MSA	1,163	2,195	5,490	4,606
319	Wheeling WV–OH MSA	1,014	6,384	10,495	9,123
320	Sherman–Denison TX MSA	540	1,513	1,314	1,306
321	Jamestown NY MSA	533	12,063	9,300	8,526
322	Gadsden AL MSA	531	1,455	1,615	907
323	Williamsport PA MSA	NA	12,303	8,968	12,039
324	Terre Haute IN MSA	NA	6,134	6,340	9,273

Source: Census Bureau, series C-40.

**Table 17A. Repairs & Improvements In Last 2 Years
In Owner Occupied Units
(In Thousands)**

Improvements	Year	Total	Northeast	Midwest	South	West
Roof Replaced	1992-93	9,722	1,655	2,224	3,811	2,032
	1990-91	9,570	1,876	2,285	3,577	1,832
	1988-89	9,276	1,814	2,251	3,601	1,609
	1986-87	9,021	1,785	2,194	3,484	1,558
Additions Built	1992-93	2,469	395	579	973	522
	1990-91	2,599	516	563	1,032	489
	1988-89	2,840	638	644	1,081	477
	1986-87	3,043	624	650	1,260	510
Kitchen Remodeled or Added	1992-93	5,033	1,049	1,358	1,698	929
	1990-91	4,955	1,087	1,289	1,602	976
	1988-89	4,755	1,077	1,382	1,444	851
	1986-87	4,532	1,045	1,211	1,443	832
Bathroom Remodeled or Added	1992-93	6,126	1,308	1,704	1,887	1,227
	1990-91	5,787	1,308	1,523	1,738	1,217
	1988-89	5,739	1,288	1,742	1,692	1,016
	1986-87	5,346	1,121	1,599	1,638	989
Siding Replaced or Added	1992-93	3,212	751	936	1,101	424
	1990-91	3,378	868	964	1,084	464
	1988-89	3,429	902	1,014	1,134	379
	1986-87	3,222	827	1,000	1,036	359
Storm Door/Windows Bought & Installed	1992-93	7,180	1,962	2,353	1,954	912
	1990-91	7,623	2,163	2,464	2,105	891
	1988-89	8,363	2,373	2,831	2,413	747
	1986-87	8,366	2,207	2,807	2,517	836
Major Equipment Replaced or Added	1992-93	6,053	1,192	1,706	2,224	932
	1990-91	6,186	1,240	1,697	2,357	892
	1988-89	6,435	1,359	2,056	2,204	816
	1986-87	5,468	1,188	1,673	1,935	672
Insulation Added	1992-93	3,827	876	1,082	1,120	749
	1990-91	4,180	1,019	1,116	1,252	794
	1988-89	4,602	1,202	1,364	1,338	698
	1986-87	5,135	1,199	1,660	1,428	848
Other Major Work	1992-93	12,096	2,436	2,947	3,901	2,813
	1990-91	11,597	2,646	2,879	3,485	2,587
	1988-89	12,157	2,791	3,130	3,723	2,513
	1986-87	11,037	2,465	2,859	3,416	2,298

Source: American Housing Survey. Compiled by Economics Department, NAHB.

**Table 17B. Repairs & Improvements In Last 2 Years
In Owner Occupied Units
(Percent of Households)**

Improvements	Year	Total	Northeast	Midwest	South	West
Total Owner Households	1992-93	61,252	11,751	15,617	21,841	12,043
	1990-91	59,796	11,869	15,238	21,272	11,417
	1988-89	59,916	12,108	15,469	21,356	10,982
	1986-87	58,164	11,694	14,991	20,710	10,769
Roof Replaced	1992-93	16%	14%	14%	17%	17%
	1990-91	16	16	15	17	16
	1988-89	15	15	15	17	15
	1986-87	16	15	15	17	14
Additions Built	1992-93	4	3	4	4	4
	1990-91	4	4	4	5	4
	1988-89	5	5	4	5	4
	1986-87	5	5	4	6	5
Kitchen Remodeled or Added	1992-93	8	9	9	8	8
	1990-91	8	9	8	8	9
	1988-89	8	9	9	7	8
	1986-87	8	9	8	7	8
Bathroom Remodeled or Added	1992-93	10	11	11	9	10
	1990-91	10	11	10	8	11
	1988-89	10	11	11	8	9
	1986-87	9	10	11	8	9
Siding Replaced or Added	1992-93	5	6	6	5	4
	1990-91	6	7	6	5	4
	1988-89	6	7	7	5	3
	1986-87	6	7	7	5	3
Storm Door/Windows Bought & Installed	1992-93	12	17	15	9	8
	1990-91	13	18	16	10	8
	1988-89	14	20	18	11	7
	1986-87	14	19	19	12	8
Major Equipment Replaced or Added	1992-93	10	10	11	10	8
	1990-91	10	10	11	11	8
	1988-89	11	11	13	10	7
	1986-87	9	10	11	9	6
Insulation Added	1992-93	6	7	7	5	6
	1990-91	7	9	7	6	7
	1988-89	8	10	9	6	6
	1986-87	9	10	11	7	8
Other Major Work	1992-93	20	21	19	18	23
	1990-91	19	22	19	16	23
	1988-89	20	23	20	17	23
	1986-87	19	21	19	16	21

Source: American Housing Survey. Compiled by Economics Department, NAHB.

**Table 18. Channels of distribution for Building Materials
in 1994 & 1987 (Percent of Builders)**

		Direct From Factory	Mfr's Dist. Center	General Merch. Store	Home Improve Center	Lumber Yard	Specialty Retailers	Sub- Contractor Does It	Modular/ Panel Home Producer
Paint	1994	1%	17%	3%	2%	4%	13%	64%	1%
	1987	3	16	2		10	11	62	NA
Plumbing Fixtures	1994	1	14	1	2	2	9	76	1
	1987	1	12	1		4	6	79	NA
Wood Flooring	1994	2	8	1	3	34	12	42	1
	1987	2	10	1		28	11	47	NA
Framing Lumber	1994	1	3	1	3	87	1	4	2
	1987	5	11	1		73	5	7	NA
Lt. Wt. Steel	1994	8	17	1	2	29	30	14	1
	1987	NA	NA	NA		NA	NA	NA	NA
Trusses	1994	23	6	NA	1	55	8	5	4
	1987	NA	NA	NA		NA	NA	NA	NA
Plywood/Structural Panels	1994	4	5	1	2	80	2	5	4
	1987	4	11	1		72	5	7	NA
Non-Structural Sheathing	1994	1	4	NA	3	84	1	5	2
	1987	NA	NA	NA		NA	NA	NA	NA
Insulation	1994	1	3	NA	2	17	5	74	1
	1987	2	5	NA		24	4	67	NA
Roofing	1994	1	12	1	3	44	10	33	1
	1987	3	10	1		44	8	36	NA
Windows/Exterior Doors	1994	13	28	NA	4	40	16	5	2
	1987	13	23	1		41	15	11	NA
Bricks	1994	14	27	1	1	5	25	30	NA
	1987	14	18	1		13	19	37	NA
Kitchen Appliances	1994	15	35	10	3	1	33	6	1
	1987	18	35	4		7	26	8	NA
Heating & A/C (other equip., eg a/c)	1994	NA	4	NA	NA	NA	2	93	NA
	1987	2	8	1		2	6	80	NA
Kitchen Cabinets	1994	16	19	1	3	10	23	31	1
	1987	18	16	1		12	17	36	NA
Countertops	1994	10	13	1	2	10	21	46	1
	1987	13	12	1		11	16	48	NA
Gypsum Wallboard	1994	1	10	1	4	31	8	49	1
	1987	3	10	1		34	8	47	NA
Builders Hardware	1994	1	13	3	9	49	21	10	1
	1987	3	15	3		54	17	11	NA
Resilient Flooring	1994	2	9	1	3	10	26	51	1
	1987	2	10	2		12	17	56	NA
Exterior Siding	1994	2	10	NA	3	54	10	23	1
	1987	5	13	1		55	9	19	NA
Interior Doors	1994	5	12	1	4	59	14	6	2
	1987	9	15	1		55	12	10	NA
Power Tools	1994	1	12	11	22	31	23	12	NA
	1987	2	17	7		37	21	15	NA
Lighting Fixtures	1994	1	19	5	9	3	50	18	1
	1987	NA	NA	NA		NA	NA	NA	NA
Electrical Wiring	1994	NA	4	NA	1	1	5	90	1
	1987	NA	NA	NA		NA	NA	NA	NA

Source: NAHB Survey of Builders, 1987 & 1994

Table 19. Resident Population Estimates

July 1 unless otherwise indicated

	Total	< 25	25-34	35-44	45-54	55-64	64-74	75+
(Thousands)								
1970 *	203,237	93,403	24,923	23,101	23,235	18,602	12,443	7,530
1980 *	226,546	93,777	37,082	25,634	22,800	21,703	15,581	9,969
1985	237,923	91,526	41,696	31,691	22,460	22,135	16,858	11,557
1990 *	248,710	90,867	43,161	37,435	25,057	21,112	18,045	13,033
1995	262,756	93,673	40,873	42,468	31,079	21,131	18,759	14,720
2000	274,635	97,041	37,233	44,659	37,030	23,961	18,136	16,503
2005	285,978	100,231	36,306	42,165	41,506	29,605	18,369	17,695
2010	297,717	102,648	38,292	38,521	43,564	35,283	21,057	18,221
2020	322,742	107,523	42,934	39,612	37,739	41,714	31,385	21,621
2030	346,899	115,268	42,744	44,263	38,897	36,348	37,407	31,648
2040	369,981	123,388	45,932	44,159	43,530	37,739	33,013	41,773
2050	393,930	132,451	49,366	47,393	43,494	42,368	34,731	43,293
(Percent)								
1970 *	100%	46%	12%	11%	11%	9%	6%	4%
1980 *	100	41	16	11	10	10	7	4
1985	100	38	18	13	9	9	7	5
1990 *	100	37	17	15	10	8	7	5
1995	100	36	16	16	12	8	7	6
2000	100	35	14	16	13	9	7	6
2005	100	35	13	15	15	10	6	6
2010	100	34	13	13	15	12	7	6
2020	100	33	13	12	12	13	10	7
2030	100	33	12	13	11	10	11	9
2040	100	33	12	12	12	10	9	11
2050	100	34	13	12	11	11	9	11

* As of April

Population projections use middle series estimates.

Source: Census Bureau, Series P-25.

**Table 20. Total Households by Tenure
(In Thousands)**

Year	Total	Owner Occupied	Renter Occupied
1995	98,990	64,045	34,946
1994	97,107	62,374	34,732
1993	96,391	62,220	34,171
1992	95,669	61,310	34,359
1991	94,312	60,395	33,917
1990	93,347	59,846	33,501
1989	92,830	59,419	33,411
1988	91,066	58,214	32,852
1987	89,479	57,258	32,221
1986	88,458	56,408	32,050
1985	86,789	55,845	30,943
1984	85,407	55,157	30,250
1983	83,918	54,494	29,423
1982	83,527	56,317	27,210
1981	82,368	55,881	26,487
1980	80,776	54,891	25,885
1979	77,330	52,283	25,046
1978	76,030	49,398	26,632
1977	74,142	48,083	26,058
1976	72,867	47,408	25,459
1975	71,120	—	—
1974	69,859	—	—
1973	68,251	—	—
1972	66,676	—	—
1971	64,374	—	—
1970	63,401	—	—

Source: Census Bureau, P20-488 and earlier reports

Table 21. Households by Type

	Total Households	Family Households				Nonfamily Household		
		Total	Married	Other Family		Total	Male Household	Female Household
				Male Household	Female Household			
<i>(Thousands)</i>								
2010	114,200	79,990	63,442	4,120	12,428	34,210	18,723	15,486
2005	108,426	76,241	60,332	3,898	12,010	32,185	17,619	14,565
2000	103,058	72,628	57,351	3,672	11,605	30,430	16,686	13,744
1995	97,695	68,837	54,267	3,415	11,155	28,858	15,913	12,944
1990	93,347	66,090	52,317	2,884	10,890	27,257	11,606	15,651
1980 a	80,776	59,550	49,112	1,733	8,705	21,226	8,807	12,419
1970	63,401	51,456	44,728	1,228	5,500	11,945	4,063	7,882
1960	52,799	44,905	39,254	1,228	4,422	7,895	2,716	5,179
1950	43,554	38,838	34,075	1,169	3,594	4,716	1,668	3,048
1940 b	34,949	31,491	26,571	1,510	3,410	3,458	1,599	1,859
<i>(Percent)</i>								
2010	100%	70%	56%	4%	11%	30%	16%	14%
2005	100	70	56	4	11	30	16	13
2000	100	70	56	4	11	30	16	13
1995	100	70	56	3	11	30	16	13
1990	100	71	56	3	12	29	12	17
1980 a	100	74	61	2	11	26	11	15
1970	100	81	71	2	9	19	6	12
1960	100	85	74	2	8	15	5	10
1950	100	89	78	3	8	11	4	7
1940 b	100	90	76	4	10	10	5	5

a Revised using population controls based on the 1980 census.

b Based on 1940 census.

Source: Census Bureau, Series P-20.

**Table 22. Average Number Per Household and Family
(In Thousands)**

	Households				Families			
	Total	Population Per HH			Total	Population Per Family		
Total		<18 Yrs. Old	18+ Yrs. Old	Total		<18 Yrs. Old	18+ Yrs. Old	
1995	98,990	2.65	0.71	1.94	69,305	3.19	0.99	2.20
1994	97,107	2.67	0.72	1.95	68,490	3.20	0.99	2.21
1993	96,426	2.66	0.71	1.95	68,216	3.19	0.99	2.20
1992	95,669	2.62	0.69	1.93	67,173	3.17	0.97	2.20
1991	94,312	2.63	0.69	1.94	66,322	3.18	0.96	2.22
1990	93,347	2.63	0.69	1.94	66,090	3.17	0.96	2.21
1980	80,776	2.76	0.79	1.97	59,550	3.29	1.05	2.23
1970	63,401	3.14	1.09	2.05	51,586	3.58	1.34	2.25
1960	52,799	3.33	1.21	2.12	45,111	3.67	1.41	2.26
1950	43,554	3.37	1.06	2.31	39,303	3.54	1.17	2.37
1940	34,949	3.67	1.14	2.53	32,166	3.76	1.24	2.52

NA Not available.

Source: U.S. Bureau of the Census, Current Population Reports, Series P20-488, "Household and Family Characteristics: March 1995," and earlier reports. Based on Current Population Survey.

Table 23. Homeownership Rates by Year and Region

Year	U.S.	Northeast	Midwest	South	West
1982	64.8	61.1	69.4	66.7	59.4
1983	64.6	61.5	69.3	67.0	58.2
1984	64.5	61.2	68.4	67.0	58.5
1985	63.9	60.8	66.9	66.4	59.0
1986	63.8	61.4	66.9	66.1	58.3
1987	64.0	61.7	67.3	66.3	58.4
1988	63.8	61.3	67.5	65.8	58.5
1989	63.9	62.0	67.7	65.9	57.8
1990	63.9	62.6	67.5	65.7	58.0
1991	64.1	62.3	67.2	66.1	58.6
1992	64.1	62.5	67.2	65.8	59.3
1993	64.5	62.4	67.4	66.1	60.4
1993 ^r	64.0	61.8	67.1	65.7	59.9
1994	64.0	61.5	67.7	65.6	59.4
1995	64.7	62.0	69.2	66.7	59.2
1996	65.4	62.2	70.6	67.5	59.2

r – revised series

Source: Census Bureau, series H-111.

**Table 24. Homeownership Rates by Year and Age of Household
(Percent of Households)**

	1982	1983	1984	1985	1986	1987	1988	1989
United States, total	64.8	64.6	64.5	63.9	63.8	64.0	63.8	63.9
Less than 25 years	19.3	18.8	17.9	17.2	17.2	16.0	15.8	16.6
25 to 29 years	38.6	38.3	38.6	37.7	36.7	36.4	35.9	35.3
30 to 34 years	57.1	55.4	54.8	54.0	53.6	53.5	53.2	53.2
35 to 39 years	67.6	66.5	66.1	65.4	64.8	64.1	63.6	63.4
40 to 44 years	73.0	72.8	72.3	71.4	70.5	70.8	70.7	70.2
45 to 49 years	76.0	75.3	74.6	74.3	74.1	74.6	74.4	74.1
50 to 54 years	78.8	78.8	78.4	77.5	78.1	77.8	77.1	77.2
55 to 59 years	80.0	80.1	80.1	79.2	80.0	80.0	79.3	79.1
60 to 64 years	80.1	79.8	79.9	79.9	79.8	80.4	79.8	80.1
65 to 69 years	77.9	78.7	79.3	79.5	79.4	79.5	80.0	80.0
70 to 74 years	75.2	75.4	75.5	76.8	77.2	77.7	77.7	77.8
75 years and over	71.0	71.9	71.5	69.8	70.0	70.8	70.8	71.2
Less than 35 years	41.2	40.7	40.5	39.9	39.6	39.5	39.3	39.1
35 to 44 years	70.0	69.3	68.9	68.1	67.3	67.2	66.9	66.6
45 to 54 years	77.4	77.0	76.5	75.9	76.0	76.1	75.6	75.5
55 to 64 years	80.0	79.9	80.0	79.5	79.9	80.2	79.5	79.6
65 years and over	74.4	75.0	75.1	74.8	75.0	75.5	75.6	75.8
	1990	1991	1992	1993	1993r	1994	1995	1996
United States, total	63.9	64.1	64.1	64.5	64.0	64.0	64.7	65.4
Less than 25 years	15.7	15.3	14.9	15.0	14.8	14.9	15.9	18.0
25 to 29 years	35.2	33.8	33.6	34.0	33.6	34.1	34.4	34.7
30 to 34 years	51.8	51.2	50.5	51.0	50.8	50.6	53.1	53.0
35 to 39 years	63.0	62.2	61.4	62.1	61.8	61.2	62.1	62.1
40 to 44 years	69.8	69.5	69.1	69.0	68.6	68.2	68.6	69.0
45 to 49 years	73.9	73.7	74.2	73.9	73.7	73.8	73.7	74.4
50 to 54 years	76.8	76.1	76.2	77.1	77.2	76.8	77.0	77.2
55 to 59 years	78.8	79.5	79.3	78.8	78.9	78.4	78.8	79.4
60 to 64 years	79.8	80.5	81.2	80.9	80.9	80.1	80.3	80.7
65 to 69 years	80.0	81.4	80.8	80.6	80.7	80.6	81.0	82.4
70 to 74 years	78.4	78.8	79.0	79.9	79.9	80.1	80.9	81.4
75 years and over	72.3	73.1	73.3	73.3	73.4	73.5	74.6	75.3
Less than 35 years	38.5	37.8	37.6	37.9	37.3	37.3	38.6	39.1
35 to 44 years	66.3	65.8	65.1	65.4	65.1	64.5	65.2	65.5
45 to 54 years	75.2	74.8	75.1	75.4	75.3	75.2	75.2	75.6
55 to 64 years	79.3	80.0	80.2	79.8	79.9	79.3	79.5	80.0
65 years and over	76.3	77.2	77.1	77.3	77.3	77.4	78.1	78.9

Source: Census Bureau, Series H-111.

**Table 25. Share of Home Owners Who Spent
on Improvements or Repairs 1994
(Percent)**

Age	Percent
Under 35	37%
25-34	58
35-44	60
45-54	58
55-64	56
65+	54
Income	
< \$20,000	47%
20,000-39,999	59
40,000-59,999	65
60,000-79,999	65
80,000-99,999	65
100,000-149,999	71
150,000-249,999	70
250,000+	41
Total	57

Source: NAHB tabulations of 1994
Consumer Expenditure Survey.

Table 26A. Yearly Maintenance, 1993
(Thousands of Units)

	All Owners	Maintenance Amt			Amt Spent for Yearly Maintenance										Median
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$100	\$100 to \$249	\$250 to \$499	\$500 to \$999	\$1,000 to \$4,999	\$5,000 or more					
All Owners	61,252	23,669	35,403	2,178	3,996	11,180	6,727	7,111	5,940	443					\$300
Region															
Northeast	11,751	3,959	7,330	461	544	2,111	1,366	1,674	1,525	109					400
Midwest	15,618	5,828	9,261	528	1,293	3,145	1,693	1,719	1,325	84					250
South	21,840	9,620	11,455	765	1,444	3,743	2,313	2,239	1,590	125					300
West	12,043	4,262	7,357	424	715	2,181	1,355	1,479	1,500	125					300
Square Footage of Unit															
Less than 500	395	206	166	23	45	52	26	25	19	-					200
500-749	1,424	680	699	45	156	263	108	118	46	7					200
750-999	4,137	1,900	2,125	132	350	851	438	316	155	14					200
1000-1499	12,398	5,113	6,871	413	983	2,422	1,405	1,155	856	48					250
1500-1999	11,888	4,455	7,089	344	741	2,357	1,398	1,430	1,100	62					300
2000-2499	8,923	3,051	5,601	271	577	1,710	1,079	1,215	962	58					300
2500-2999	5,014	1,682	3,194	139	307	842	558	748	700	37					400
3000-3999	4,544	1,612	2,782	150	203	754	449	654	647	73					450
4000+	2,504	834	1,577	92	106	392	257	358	409	54					500
Year Built															
1990-93	3,720	2,420	1,221	79	190	418	206	165	225	16					225
1985-89	5,324	1,956	3,211	157	375	1,052	572	654	505	51					300
1980-84	4,592	1,618	2,820	154	300	900	526	564	487	39					300
1975-79	7,161	2,524	4,391	245	450	1,305	863	946	753	74					300
1970-74	6,129	2,279	3,639	210	371	1,234	624	726	648	34					300
1960-69	9,481	3,430	5,688	363	658	1,781	1,115	1,141	928	64					300
1950-59	8,857	3,426	5,083	347	607	1,606	989	997	838	45					300
1940-49	4,696	1,818	2,708	170	297	912	546	505	417	29					300
1930-39	3,293	1,231	1,945	117	240	596	368	393	318	28					300
1920-29	2,819	1,009	1,693	117	164	490	327	374	312	23					300
1919 or earlier	5,178	1,956	3,001	221	344	881	586	644	505	38					300
Year Moved															
1990-93	15,026	6,065	8,334	626	904	2,414	1,566	1,624	1,657	169					300
1985-89	14,130	4,547	9,150	432	895	2,930	1,738	1,946	1,519	120					300
1980-84	6,920	2,333	4,351	235	435	1,402	870	909	682	51					300
1975-79	7,326	2,608	4,463	254	498	1,392	857	955	731	30					300
1970-74	5,135	1,990	2,944	201	337	990	519	571	494	33					300
1960-69	6,619	2,939	3,480	200	477	1,148	688	657	483	25					300
1950-59	3,929	1,985	1,788	155	273	591	345	326	246	6					250
1940-49	1,379	767	563	49	130	202	83	82	62	4					200
1939 or earlier	616	368	226	20	28	86	28	34	51	-					250
Household Type															
Married, no child(ren)	22,533	9,129	12,627	779	1,508	4,025	2,319	2,443	2,176	156					300
Married, w/child(ren)	17,458	5,053	11,889	516	1,030	3,687	2,298	2,543	2,152	179					300
2+ Adults, unmarried, child(ren) present	1,631	558	990	83	86	320	197	201	176	10					300
Single Parent	1,731	562	1,100	69	155	307	252	233	146	7					300
Single Person	11,352	5,633	5,254	465	826	1,718	970	953	732	55					250
Other	6,545	2,736	3,543	266	391	1,125	692	740	559	36					300

Source: NAHB tabulations of the American Housing Survey, 1993.

Table 26B. Yearly Maintenance, 1993
(Thousands of Units)

Age of HH Head	All Owners	Maintenance Amt			Amt Spent for Yearly Maintenance										Median	
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$100	\$100 to \$249	\$250 to \$499	\$500 to \$999	\$1,000 to \$4,999	\$5,000 or more						
Under 25	605	255	301	49	57	97	63	30	54	2						\$200
25-29	2,863	993	1,802	68	200	593	344	387	262	14						300
30-34	5,658	1,643	3,846	168	354	1,218	746	786	674	68						300
35-44	14,223	4,302	9,456	465	777	3,003	1,902	2,029	1,623	122						300
45-54	12,369	4,155	7,748	466	732	2,328	1,464	1,650	1,463	110						300
55-64	9,765	3,864	5,503	398	703	1,746	943	1,109	930	71						300
65-74	9,263	4,651	4,307	304	715	1,405	849	720	590	28						250
75+	6,503	3,806	2,437	260	459	789	417	400	343	27						200
Household Income																
Less than \$5,000	2,323	1,119	1,034	169	149	362	170	176	170	5						250
\$5,000 to \$9,999	3,956	2,237	1,531	187	350	568	261	223	124	4						200
\$10,000 to \$14,999	4,511	2,295	2,018	198	386	671	397	318	225	10						200
\$15,000 to \$19,999	4,091	1,949	1,986	155	328	671	435	322	211	18						200
\$20,000 to \$24,999	4,345	1,928	2,260	157	374	836	381	367	285	15						200
\$25,000 to \$29,999	5,555	2,278	3,014	261	421	1,033	529	574	426	30						250
\$30,000 to \$34,999	4,104	1,534	2,466	104	312	821	486	502	320	25						300
\$35,000 to \$39,999	3,809	1,376	2,317	114	293	820	455	418	308	24						250
\$40,000 to \$49,999	6,941	2,473	4,286	181	433	1,434	908	849	626	34						300
\$50,000 to \$59,999	5,638	1,759	3,729	149	320	1,162	788	812	611	35						300
\$60,000 to \$79,999	7,312	2,224	4,871	218	348	1,475	931	1,128	925	63						350
\$80,000 to \$99,999	3,638	1,007	2,497	134	131	618	464	645	605	33						500
\$100,000 to \$119,999	2,737	794	1,856	86	79	402	319	402	565	88						500
\$120,000 or more	2,288	692	1,533	62	71	304	199	371	528	59						500
First-time Owners																
First home ever owned	26,622	10,127	15,820	674	1,931	5,225	3,074	3,155	2,300	134						300
Not first home	33,644	13,324	19,430	890	2,054	5,909	3,621	3,924	3,614	306						300
Amount Spent on Improvements Past Two Years																
< \$500	3,294	972	2,291	30	324	864	492	398	208	4						200
\$500 to \$999	3,622	1,159	2,399	63	302	760	499	478	344	16						300
\$1,000 to \$2,499	7,243	2,410	4,754	79	482	1,366	901	1,103	851	48						300
\$2,500 to \$4,999	5,332	1,695	3,576	60	263	896	740	822	795	58						400
\$5,000 to \$9,999	3,404	1,071	2,314	19	120	548	446	564	561	74						500
\$9,997 or more	6,388	2,304	3,563	520	242	820	541	872	967	122						500

Source: NAHB tabulations of the American Housing Survey, 1993.

Table 27A. Yearly Maintenance, 1993
(Percent by Category)

All Owners	All Owners	Maintenance Amt			Amt Spent for Yearly Maintenance							Median
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$100	\$100 to \$249	\$250 to \$499	\$500 to \$999	\$1,000 to \$4,999	\$5,000 or more		
All Owners	100%	39%	58%	4%	11%	32%	19%	20%	17%	1%	\$300	
Region												
Northeast	100	34	62	4	7	29	19	23	21	1	400	
Midwest	100	37	59	3	14	34	18	19	14	1	250	
South	100	44	52	4	13	33	20	20	14	1	300	
West	100	35	61	4	10	30	18	20	20	2	300	
Square Footage of Unit												
Less than 500	100	52	42	6	27	31	16	15	11	0	200	
500-749	100	48	49	3	22	38	15	17	7	1	200	
750-999	100	46	51	3	16	40	21	15	7	1	200	
1000-1499	100	41	55	3	14	35	20	17	12	1	250	
1500-1999	100	37	60	3	10	33	20	20	16	1	300	
2000-2499	100	34	63	3	10	31	19	22	17	1	300	
2500-2999	100	34	64	3	10	26	17	23	22	1	400	
3000-3999	100	35	61	3	7	27	16	24	23	3	450	
4000+	100	33	63	4	7	25	16	23	26	3	500	
Year Built												
1990-93	100	65	33	2	16	34	17	14	18	1	225	
1985-89	100	37	60	3	12	33	18	20	16	2	300	
1980-84	100	35	61	3	11	32	19	20	17	1	300	
1975-79	100	35	61	3	10	30	20	22	17	2	300	
1970-74	100	37	59	3	10	34	17	20	18	1	300	
1960-69	100	36	60	4	12	31	20	20	16	1	300	
1950-59	100	39	57	4	12	32	19	20	16	1	300	
1940-49	100	39	58	4	11	34	20	19	15	1	300	
1930-39	100	37	59	4	12	31	19	20	16	1	300	
1920-29	100	36	60	4	10	29	19	22	18	1	300	
1919 or earlier	100	38	58	4	11	29	20	21	17	1	300	
Year Moved												
1990-93	100	40	55	4	11	29	19	19	20	2	300	
1985-89	100	32	65	3	10	32	19	21	17	1	300	
1980-84	100	34	63	3	10	32	20	21	16	1	300	
1975-79	100	36	61	3	11	31	19	21	16	1	300	
1970-74	100	39	57	4	11	34	18	19	17	1	300	
1960-69	100	44	53	3	14	33	20	19	14	1	300	
1950-59	100	51	46	4	15	33	19	18	14	0	250	
1940-49	100	56	41	4	23	36	15	15	11	1	200	
1939 or earlier	100	60	37	3	12	38	12	15	23	0	250	
Household Type												
Married, no child(ren)	100	41	56	3	12	32	18	19	17	1	300	
Married, w/child(ren)	100	29	68	3	9	31	19	21	18	2	300	
2+ Adults, unmarried, child(ren) present	100	34	61	5	9	32	20	20	18	1	300	
Single Parent	100	32	64	4	14	28	23	21	13	1	300	
Single Person	100	50	46	4	16	33	18	18	14	1	250	
Other	100	42	54	4	11	32	20	21	16	1	300	

Source: NAHB tabulations of the American Housing Survey, 1993.

Table 27B. Yearly Maintenance, 1993
(Percent by Category)

Age of HH Head	All Owners	Maintenance Amt			Amt Spent for Yearly Maintenance										Median
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$100	\$100 to \$249	\$250 to \$499	\$500 to \$999	\$1,000 to \$4,999	\$5,000 or more	1%	1%			
Under 25	100%	42%	50%	8%	19%	32%	21%	10%	18%	1%		\$200			
25-29	100	35	63	2	11	33	19	21	15	1		300			
30-34	100	29	68	3	9	32	19	20	18	2		300			
35-44	100	30	66	3	8	32	20	21	17	1		300			
45-54	100	34	63	4	9	30	19	21	19	1		300			
55-64	100	40	56	4	13	32	17	20	17	1		300			
65-74	100	50	46	3	17	33	20	17	14	1		250			
75+	100	59	37	4	19	32	17	16	14	1		200			
Household Income															
Less than \$5,000	100	48	45	7	14	35	16	17	16	0		250			
\$5,000 to \$9,999	100	57	39	5	23	37	17	15	8	0		200			
\$10,000 to \$14,999	100	51	45	4	19	33	20	16	12	0		200			
\$15,000 to \$19,999	100	48	49	4	17	34	22	16	11	1		200			
\$20,000 to \$24,999	100	44	52	4	17	37	17	16	13	1		200			
\$25,000 to \$29,999	100	41	54	5	14	34	18	19	14	1		250			
\$30,000 to \$34,999	100	37	60	3	13	33	20	20	13	1		300			
\$35,000 to \$39,999	100	36	61	3	13	35	20	18	13	1		250			
\$40,000 to \$49,999	100	36	62	3	10	33	21	20	15	1		300			
\$50,000 to \$59,999	100	31	66	3	9	31	21	22	16	1		300			
\$60,000 to \$79,999	100	30	67	3	7	30	19	23	19	1		350			
\$80,000 to \$99,999	100	28	69	4	5	25	19	26	24	1		500			
\$100,000 to \$119,999	100	29	68	3	4	22	17	22	30	5		500			
\$120,000 or more	100	30	67	3	5	20	13	24	34	4		500			
First-time Owners															
First home ever owned	100	38	59	3	12	33	19	20	15	1		300			
Not first home	100	40	58	3	11	30	19	20	19	2		300			
Amount Spent on Improvements Past Two Years															
< \$500	100	30	70	1	14	38	21	17	9	0		200			
\$500 to \$999	100	32	66	2	13	32	21	20	14	1		300			
\$1,000 to \$2,499	100	33	66	1	10	29	19	23	18	1		300			
\$2,500 to \$4,999	100	32	67	1	7	25	21	23	22	2		400			
\$5,000 to \$9,999	100	31	68	1	5	24	19	24	24	3		500			
\$9997 or more	100	36	56	8	7	23	15	24	27	3		500			

Source: NAHB tabulations of the American Housing Survey, 1993.

Table 28A. Improvements, Repairs, and Alterations 1992-93
(Thousands of Households)

All Owners	All Owners	Improvement Cost						Less than \$500	Amt Spent for Improvements						Median	Who Does the Work?			
		Nothing	Some Cost Reported	Amount Not Reported	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999		\$5,000 to \$9,996	\$9,997 or more	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999	\$5,000 to \$9,996		\$9,997 or more	Mostly HH	Mostly Others	Not Reported
61,252	31,971	25,390	3,893	3,294	3,622	7,243	5,332	3,404	2,494	\$2,000	20,741	33,787	1,192						
Region																			
Northwest	11,751	5,955	5,058	739	511	653	1,392	1,134	629	2,400	4,287	7,132	205						
Midwest	15,618	7,836	6,714	1,069	1,080	943	1,992	1,329	531	1,950	6,164	8,378	346						
South	21,840	11,837	8,644	1,359	1,160	1,329	2,568	1,791	721	2,000	6,206	11,969	493						
West	12,043	6,342	4,974	726	542	697	1,291	1,078	614	2,400	4,084	6,308	148						
Square Footage of Unit																			
Less than 500	395	251	131	13	46	24	38	9	5	850	105	150	7						
500-749	1,424	912	451	62	144	96	94	88	11	850	526	429	26						
750-999	4,157	2,553	1,390	215	319	288	430	194	38	1,100	1,384	1,460	65						
1000-1499	12,398	6,588	5,100	710	797	864	1,481	1,061	314	1,700	4,381	6,119	263						
1500-1999	11,888	5,963	5,245	681	644	689	1,539	1,143	456	2,000	4,434	6,536	226						
2000-2499	8,923	4,321	4,019	584	415	504	1,128	918	417	2,150	3,059	5,407	178						
2500-2999	5,014	2,347	2,338	330	232	218	665	509	328	2,500	3,204	5,407	67						
3000-3999	4,544	2,046	2,163	336	176	231	579	454	384	2,900	1,886	3,289	105						
4000+	2,504	1,163	1,137	204	80	142	277	264	206	2,800	852	1,812	64						
Year Built																			
1990-93	3,720	2,843	791	86	108	142	234	165	77	1,600	509	684	42						
1985-89	5,324	3,604	1,525	195	251	284	413	241	167	1,500	1,055	1,611	85						
1980-84	4,592	2,624	1,723	246	242	249	508	326	174	2,000	1,235	2,232	53						
1975-79	7,161	3,465	3,301	395	380	453	916	726	377	2,200	2,568	4,218	103						
1970-74	6,129	2,903	2,799	427	393	336	787	649	271	2,000	2,238	3,762	190						
1960-69	9,481	4,434	4,368	679	463	593	1,317	965	397	2,100	3,347	6,025	197						
1950-59	8,857	4,253	3,982	622	448	551	1,170	892	330	2,025	3,178	5,681	151						
1940-49	4,696	2,334	2,000	362	304	294	564	408	175	1,963	1,807	2,843	97						
1930-39	3,293	1,643	1,384	266	217	196	323	295	154	2,000	1,382	1,928	80						
1920-29	2,819	1,318	1,267	234	182	184	393	199	141	2,000	1,125	1,789	70						
1919 or earlier	5,178	2,549	2,250	380	305	341	620	451	232	2,000	2,295	3,014	124						
Year Moved																			
1990-93	15,026	8,440	5,726	860	805	884	1,521	1,105	647	2,000	6,161	7,080	391						
1985-89	14,130	7,127	6,130	873	823	924	1,690	1,223	658	2,000	5,675	7,606	238						
1980-84	6,920	3,423	3,034	463	390	375	904	635	303	2,000	2,701	4,172	131						
1975-79	7,326	3,528	3,282	516	394	380	964	762	320	2,100	2,701	4,568	161						
1970-74	5,135	2,499	2,270	367	319	276	638	513	234	2,100	1,511	3,284	109						
1960-69	6,619	3,459	2,721	440	279	404	844	614	205	2,000	1,492	3,882	44						
1950-59	3,929	2,146	1,549	235	182	249	465	351	97	2,000	654	2,202	44						
1940-49	1,379	882	401	97	55	71	147	70	12	1,500	166	613	19						
1939 or earlier	616	381	208	28	38	47	53	45	7	1,250	71	258	7						
Household Type																			
Married, no child(ren)	22,533	11,665	9,455	1,414	1,066	1,280	2,706	2,154	940	2,100	6,628	12,461	350						
Married, w/child(ren)	17,458	8,158	8,127	1,175	1,053	1,088	2,152	1,692	973	2,100	9,169	9,657	386						
2+ Adults, unmarried, child(ren) present	1,631	827	669	136	106	82	204	127	64	1,900	701	994	48						
Single Parent	1,731	998	639	94	133	117	177	107	48	1,600	444	930	40						
Single Person	11,352	6,726	4,010	617	597	679	1,257	769	250	1,700	1,954	6,042	232						
Other	6,545	3,598	2,491	456	340	377	748	483	219	1,882	1,846	3,702	136						

Source: NAHB Tabulations of American Housing Survey, 1993.

Table 28B. Improvements, Repairs, and Alterations 1992-93
(Thousands of Households)

Age of HH Head	All Owners	Improvement Cost		Amt Spent for Improvements										Median	Who Does the Work?					
		Nothing	Some Cost Reported	Less than \$500	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999	\$5,000 to \$9,996	\$9,997 or more				Monthly HH		Not Reported					
													Amount Not Reported			Some Cost Reported	Less than \$500	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999
Under 25	605	385	193	27	37	44	60	27	20	4										
25-29	2,863	1,509	1,214	140	236	213	317	260	140	48	\$1,300	269	191	7						
30-34	5,658	2,726	2,620	312	410	381	721	503	357	248	1,500	1,665	1,083	79						
35-44	14,223	6,909	6,418	896	819	857	1,771	1,288	892	791	2,000	3,359	2,638	119						
45-54	12,369	6,148	5,336	886	594	682	1,466	1,178	754	661	2,050	6,492	8,091	324						
55-64	9,765	4,980	4,091	695	502	567	1,164	870	576	413	2,300	4,326	7,609	260						
65-74	9,263	5,262	3,461	541	417	507	1,073	781	431	251	2,000	2,602	5,984	203						
75+	6,503	4,052	2,057	395	278	371	671	424	235	78	2,000	1,532	5,044	127						
Household Income																				
Less than \$5,000	2,323	1,410	691	222	129	105	231	132	55	38	1,500	545	1,021	49						
\$5,000 to \$9,999	3,956	2,550	1,170	237	240	250	380	185	76	39	1,200	585	1,707	56						
\$10,000 to \$14,999	4,511	2,733	1,509	270	286	302	496	270	106	48	1,300	835	2,016	87						
\$15,000 to \$19,999	4,091	2,465	1,372	254	243	247	432	237	150	63	1,500	1,033	1,781	60						
\$20,000 to \$24,999	4,345	2,507	1,583	256	288	327	461	313	198	76	1,700	1,270	1,927	60						
\$25,000 to \$29,999	5,555	3,034	2,126	396	279	327	605	457	264	186	2,000	1,270	1,927	71						
\$30,000 to \$34,999	4,104	2,114	1,764	227	241	241	507	383	235	118	2,000	1,591	2,945	110						
\$35,000 to \$39,999	3,809	1,938	1,636	235	241	283	467	348	197	100	1,800	1,591	2,111	100						
\$40,000 to \$49,999	6,941	3,333	3,187	421	393	438	999	650	447	261	2,000	1,480	2,017	67						
\$50,000 to \$59,999	5,638	2,641	2,677	320	327	327	757	630	368	243	2,100	3,139	3,674	135						
\$60,000 to \$79,999	7,312	3,340	3,458	514	363	389	903	800	562	441	2,500	2,510	3,217	135						
\$80,000 to \$99,999	3,638	1,665	1,780	193	129	173	478	424	279	298	3,000	3,179	4,698	145						
\$100,000 to \$119,999	2,737	1,257	1,306	174	70	145	264	289	235	304	3,000	1,407	2,607	63						
\$120,000 or more	2,288	983	1,131	174	45	98	264	213	232	279	4,000	854	2,051	46						
First-time Owners																				
First home ever owned	26,622	13,714	11,213	1,695	1,668	1,743	3,269	2,200	1,428	904	1,800	10,039	14,374	488						
Not first home	33,644	17,420	14,087	2,138	1,616	1,867	3,948	3,113	1,963	1,580	2,200	10,638	19,218	672						
Amount Spent on Maintenance Past Year																				
< \$100	3,996	2,263	1,563	171	325	302	482	263	120	71	1,500	7,099	13,452	509						
\$100 - \$249	11,180	5,927	4,739	515	864	760	1,366	896	548	305	1,600	4,362	5,241	181						
\$250 - \$499	6,728	3,106	3,305	317	493	499	902	741	446	224	2,000	2,808	3,829	94						
\$500 - \$999	7,113	2,874	3,792	448	398	479	1,104	823	565	425	2,300	3,229	4,867	132						
\$1000 - \$4999	5,940	2,212	3,322	407	208	345	852	795	562	560	3,000	2,515	5,000	169						
\$5000+	442	120	281	42	4	16	49	58	74	80	5,013	195	492	21						
Improvement, Repair, Alteration																				
Roof Replaced	-	(9,704)	8,566	1,156	1,763	1,210	3,094	1,649	581	269	1,500	2,321	7,238	163						
Additions	-	(2,451)	2,108	361	147	230	441	248	326	716	4,500	1,092	1,342	35						
Kitchen	-	(5,015)	4,486	547	947	653	1,204	681	544	457	1,500	2,568	2,399	67						
Bath	-	(6,108)	5,448	678	1,729	1,154	1,408	600	356	201	800	3,421	2,601	105						
Siding	-	(3,194)	2,650	562	699	441	543	516	278	158	2,000	949	2,601	71						
Insulation	-	(3,809)	2,893	934	2,012	259	330	68	47	14	200	2,192	1,670	154						
Storm	-	(7,162)	6,394	786	3,386	925	1,165	576	270	73	400	3,221	3,817	142						
Major Equipment	-	(6,035)	5,495	558	878	672	2,058	1,494	328	65	1,700	1,093	4,873	87						
Other major repair > \$500	-	(12,078)	11,118	978	658	3,043	3,954	1,935	909	619	1,500	4,073	7,655	369						

Source: NAHB tabulations of American Housing Survey, 1993.

Table 29A. Improvements, Repairs, and Alterations 1992-93
(Percent by Category)

All Owners	All Owners	Improvement Cost						Amt Spent for Improvements						Median	Who Does the Work?		
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$500	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999	\$5,000 to \$9,996	\$9,997 or more	37%	61%	Not Reported		Mostly HH		2%
															Mostly HH	Mostly Others	
100%	52%	41%	6%	13%	14%	29%	21%	13%	10%	\$2,000	37%	61%	2%	37%	61%	2%	
Region																	
Northeast	19	51	43	6	10	13	28	22	15	2,400	37	61	2	37	61	2	
Midwest	25	50	43	7	16	14	30	20	12	1,950	41	56	2	41	56	2	
South	36	54	40	6	13	15	30	21	12	2,000	33	64	3	33	64	3	
West	20	53	41	6	11	14	26	22	15	2,400	39	60	1	39	60	1	
Square Footage of Unit																	
Less than 500	1	64	33	3	35	18	29	7	7	850	40	57	3	40	57	3	
500-749	2	64	32	4	32	21	21	20	4	850	54	44	3	54	44	3	
750-999	7	61	33	5	23	21	31	14	9	1,100	48	50	2	48	50	2	
1000-1499	20	53	41	6	16	17	29	21	11	1,700	41	57	2	41	57	2	
1500-1999	19	50	44	6	12	13	29	22	15	2,000	40	58	2	40	58	2	
2000-2499	15	48	45	7	10	14	28	23	14	2,150	35	63	2	35	63	2	
2500-2999	8	47	47	7	10	9	28	22	17	2,500	37	62	1	37	62	1	
3000-3999	7	45	48	7	8	11	27	21	16	2,900	31	67	2	31	67	2	
4000+	4	46	45	8	7	12	24	23	15	2,800	31	66	2	31	66	2	
Year Built																	
1990-93	6	76	21	2	14	18	30	21	8	1,600	41	55	3	41	55	3	
1985-89	9	68	29	4	16	19	27	16	11	1,500	38	59	3	38	59	3	
1980-84	7	57	38	5	14	14	29	20	12	2,000	35	63	2	35	63	2	
1975-79	12	48	46	6	12	14	28	22	14	2,200	37	61	1	37	61	1	
1970-74	10	47	46	7	14	12	28	23	13	2,000	36	61	3	36	61	3	
1960-69	15	47	46	7	11	14	30	22	14	2,100	35	63	2	35	63	2	
1950-59	14	48	45	7	11	14	29	22	15	2,025	35	63	2	35	63	2	
1940-49	8	50	43	8	15	15	28	20	13	1,963	38	60	2	38	60	2	
1930-39	5	50	42	8	16	14	23	21	14	2,000	41	57	2	41	57	2	
1920-29	5	47	45	8	14	15	31	16	11	2,000	38	60	2	38	60	2	
1919 or earlier	8	49	43	7	14	15	28	20	13	2,000	42	55	2	42	55	2	
Year Moved																	
1990-93	25	56	38	6	14	15	27	19	13	2,000	45	52	3	45	52	3	
1985-89	23	50	43	6	13	15	28	20	13	2,000	42	56	2	42	56	2	
1980-84	11	49	44	7	13	12	30	21	14	2,000	39	60	2	39	60	2	
1975-79	12	48	45	7	12	12	29	23	14	2,100	32	65	2	32	65	2	
1970-74	8	49	44	7	14	12	28	23	13	2,100	31	67	2	31	67	2	
1960-69	11	52	41	7	14	15	31	23	14	2,000	27	71	2	27	71	2	
1950-59	6	55	39	6	12	16	30	23	13	2,000	23	76	2	23	76	2	
1940-49	2	64	29	7	14	18	37	17	12	1,500	21	77	2	21	77	2	
1939 or earlier	1	62	34	5	18	23	25	22	8	1,250	21	77	2	21	77	2	
Household Type																	
Married, no child(ren)	37	52	42	6	11	14	29	23	14	2,100	34	64	2	34	64	2	
Married, w/child(ren)	29	47	47	7	13	13	26	21	14	2,100	48	50	2	48	50	2	
2+ Adults, unmarried, child(ren) present	3	51	41	8	16	12	30	19	13	1,900	40	57	3	40	57	3	
Single Parent	3	58	37	5	21	18	28	17	9	1,600	31	66	3	31	66	3	
Single Person	19	59	35	5	15	17	31	19	11	1,700	24	73	3	24	73	3	
Other	11	55	38	7	14	15	30	19	13	1,882	32	65	2	32	65	2	

Source: NAHB Fabrications of American Housing Survey, 1993.

Table 29B. Improvements, Repairs, and Alterations 1992-93
(Percent by Category)

Age of HH Head	All Owners	Improvement Cost				Amt Spent for Improvements										Median	Who Does the Work?		
		Nothing	Some Cost Reported	Amount Not Reported	Less than \$500	\$500 to \$999	\$1,000 to \$2,499	\$2,500 to \$4,999	\$5,000 to \$9,996	\$9,997 or more				Mostly HH	Mostly Others		Not Reported		
																		1%	64%
Under 25	1%	64%	32%	4%	19%	23%	31%	14%	10%	2%	\$1,300	58%	41%	1%					
25-29	5	53	42	5	19	18	26	21	12	4	1,500	59	38	3					
30-34	9	48	46	6	16	15	28	19	14	9	2,000	55	43	2					
35-44	23	49	45	6	13	13	28	20	14	12	2,050	44	54	2					
45-54	20	50	43	7	11	13	27	22	14	12	2,300	35	62	2					
55-64	16	51	42	7	12	14	28	21	14	10	2,000	30	68	2					
65-74	15	57	37	6	12	15	31	23	12	7	2,000	23	75	2					
75+	11	62	32	6	14	18	33	21	11	4	1,600	13	85	2					
Household Income																			
Less than \$5,000	4	61	30	10	19	15	33	19	8	5	1,500	34	63	3					
\$5,000 to \$9,999	6	64	30	6	21	21	32	16	6	5	1,200	25	73	2					
\$10,000 to \$14,999	7	61	33	6	19	20	33	18	7	3	1,300	28	69	2					
\$15,000 to \$19,999	7	60	34	6	18	18	31	17	11	5	1,500	36	62	2					
\$20,000 to \$24,999	7	58	36	6	17	17	29	20	13	5	1,700	39	59	2					
\$25,000 to \$29,999	9	55	38	7	16	15	28	21	12	9	2,000	36	62	2					
\$30,000 to \$34,999	7	52	43	6	14	14	29	22	13	7	2,000	42	56	3					
\$35,000 to \$39,999	6	51	43	6	15	17	29	21	12	6	1,800	42	56	2					
\$40,000 to \$49,999	11	48	46	6	12	14	31	20	14	8	2,000	45	53	2					
\$50,000 to \$59,999	9	47	47	6	12	13	28	24	14	9	2,100	43	55	2					
\$60,000 to \$79,999	12	46	47	7	10	11	26	23	16	13	2,500	40	59	2					
\$80,000 to \$99,999	6	46	49	5	7	10	27	24	16	17	3,000	35	64	2					
\$100,000 to \$119,999	4	46	48	6	5	11	20	22	18	23	3,500	29	70	2					
\$120,000 or more	4	43	49	8	4	9	23	19	21	25	4,000	23	74	3					
First-time Owners																			
First home ever owned	43	52	42	6	15	16	29	20	13	8	1,800	40	58	2					
Not first home	55	52	42	6	11	13	28	22	14	11	2,200	35	63	2					
Amount Spent on Maintenance Past Year																			
< \$100	7	57	39	4	21	19	31	17	8	5	1,500	34	64	2					
\$100 - \$249	18	53	42	5	18	16	29	19	12	6	1,600	45	54	2					
\$250 - \$499	11	46	49	5	15	15	27	22	13	7	200	42	57	1					
\$500 - \$999	12	40	53	6	10	13	29	22	15	11	2,300	39	59	2					
\$1000 - \$4999	10	37	56	7	6	10	26	24	17	17	3,000	33	65	2					
\$5000+	1	27	64	10	1	6	17	21	26	28	5,013	28	69	3					
Improvement, Repair, Alteration																			
Roof Replaced	—	84	14	2	21	14	36	19	7	3	1,500	24	74	2					
Additions	—	96	3	1	7	11	21	12	15	34	4,500	44	54	1					
Kitchen	—	92	7	1	21	15	27	15	12	10	1,500	51	48	1					
Bath	—	90	9	1	32	21	26	11	7	4	800	56	42	2					
Siding	—	95	4	1	26	10	20	19	18	6	2,000	30	68	2					
Insulation	—	94	5	2	70	15	11	2	4	0	200	52	44	4					
Storm	—	88	10	1	53	14	18	9	1	1	400	45	53	2					
Major Equipment	—	90	9	1	16	12	37	27	6	1	1,700	18	81	1					
Other major repair > \$500	—	80	18	2	6	27	36	17	8	6	1,500	34	63	3					

Source: NAHB tabulations of American Housing Survey, 1993.

Table 30a. Repairs By Type of Job, Who Did Work and Cost – 1993
(In Thousands)

Type of Job	Total	Work Mostly Done by:			Cost of Job		
		Household	Others	Not Reported	Costing \$500 or More	Costing Less Than \$500	Costs Not Reported
Total Occupied Units	61,252	—	—	—			
Northeast	11,751	—	—	—			
Midwest	15,617	—	—	—			
South	21,841	—	—	—			
West	12,043	—	—	—			
Roof Replaced (all or in part)	9,722	2,321	7,238	163	6,803	1,763	1,156
Northeast	1,655	384	1241	30	1154	301	200
Midwest	2,224	592	1588	44	1539	427	258
South	3,811	801	2949	60	2665	668	478
West	2,032	544	1460	28	1445	367	220
Additions Built	2,469	1,092	1,342	35	1,961	147	361
Northeast	395	143	247	4	330	2	63
Midwest	579	281	280	17	440	32	107
South	973	425	539	9	746	91	136
West	522	243	275	5	444	23	55
Kitchen Remodeled or Added	5,033	2,568	2,399	67	3,540	947	547
Northeast	1,049	545	490	14	783	146	119
Midwest	1,358	778	572	7	918	285	154
South	1,698	798	861	39	1136	371	190
West	929	447	475	7	702	144	84
Bathroom Remodeled or Added	6,126	3,420	2,601	105	3,719	1,729	678
Northeast	1,308	674	615	20	950	232	127
Midwest	1,704	1063	614	26	974	539	191
South	1,887	980	857	50	1052	608	227
West	1,227	704	514	9	743	350	133
Siding Replaced or Added	3,212	949	2,192	71	1,951	699	561
Northeast	751	235	501	15	486	137	127
Midwest	936	271	640	25	55	237	144
South	1,101	281	791	28	685	224	192
West	424	161	260	3	225	101	98
Storm Doors/Windows Bought & Installed	7,180	3,221	3,817	142	3,009	3,386	786
Northeast	1,962	831	1094	37	1014	733	216
Midwest	2,353	1105	1201	47	951	1189	214
South	1,954	853	1052	48	685	1016	253
West	912	431	470	11	360	448	103
Major Equipment Replaced or Added	6,053	1,093	4,873	87	4,616	878	558
Northeast	1,192	210	968	13	934	158	100
Midwest	1,706	306	1378	22	1315	232	159
South	2,224	337	1842	45	1728	274	222
West	932	240	685	7	641	215	77
Insulation Added	3,827	2,003	1,670	154	881	2,012	935
Northeast	876	485	373	18	236	462	178
Midwest	1,082	637	397	48	197	605	280
South	1,120	515	538	68	247	546	327
West	749	366	362	20	200	399	149
Other Major Work	12,096	4,073	7,655	369	N/A	N/A	N/A
Northeast	2,436	778	1603	55	N/A	N/A	N/A
Midwest	2,947	1130	1707	109	N/A	N/A	N/A
South	3,901	1214	2539	147	N/A	N/A	N/A
West	2,813	950	1806	57	N/A	N/A	N/A

Source: NAHB tabulations of American Housing Survey, 1993.

Table 30b. Repairs By Type of Job, Who Did Work and Cost – 1993
(Percent of Total)

Type of Job	Pct of Total Occ. Units	Work Mostly Done by:			Cost of Job		
		Household	Others	Not Reported	Costing \$500 or More	Costing Less Than \$500	Costs Not Reported
Total Occupied Units	100%						
Northeast	19						
Midwest	25						
South	36						
West	20						
Roof Replaced (all or in part)	16	24%	74%	2%	70%	18%	12%
Northeast	3	23	75	2	70	18	12
Midwest	4	27	71	2	69	19	12
South	6	21	77	2	70	18	13
West	3	27	72	1	71	18	11
Additions Built	4	44	54	1	79	6	15
Northeast	1	36	63	1	84	1	16
Midwest	1	49	48	3	76	6	18
South	2	44	55	1	77	9	14
West	1	46	53	1	85	4	11
Kitchen Remodeled or Added	8	51	48	1	70	19	11
Northeast	2	52	47	1	75	14	11
Midwest	2	57	42	1	68	21	11
South	3	47	51	2	67	22	11
West	2	48	51	1	75	15	9
Bathroom Remodeled or Added	10	56	42	2	61	28	11
Northeast	2	51	47	2	73	18	10
Midwest	3	62	36	2	57	32	11
South	3	52	45	3	56	32	12
West	2	57	42	1	61	29	11
Siding Replaced or Added	5	30	68	2	61	22	17
Northeast	1	31	67	2	65	18	17
Midwest	2	29	68	3	13	54	33
South	2	26	72	3	62	20	17
West	1	38	61	1	53	24	23
Storm Doors/Windows Bought & Installed	12	45	53	2	42	47	11
Northeast	3	42	56	2	52	37	11
Midwest	4	47	51	2	40	51	9
South	3	44	54	2	35	52	13
West	1	47	52	1	40	49	11
Major Equipment Replaced or Added	10	18	81	1	76	15	9
Northeast	2	18	81	1	78	13	8
Midwest	3	18	81	1	77	14	9
South	4	15	83	2	78	12	10
West	2	26	73	1	69	23	8
Insulation Added	6	52	44	4	23	53	24
Northeast	1	55	43	2	27	53	20
Midwest	2	59	37	4	18	56	26
South	2	46	48	6	22	49	29
West	1	49	48	3	27	53	20
Other Major Work	20	34	63	3	--	--	--
Northeast	4	32	66	2	--	--	--
Midwest	5	38	58	4	--	--	--
South	6	31	65	4	--	--	--
West	5	34	64	2	--	--	--

Source: NAHB tabulations of American Housing Survey, 1993.

Table 31A. Households with Repairs, Improvements, Alterations 1992-93 By Type of Job
(Thousands of Units)

	All Owners	Roof Replaced	Additions	Kitchen	Bath	Siding	Insulation	Storm	Major Equipment	Other	Any Improvement
Total	61,253	9,722	2,469	5,034	6,126	3,212	3,827	7,181	6,053	12,096	29,283
Region											
Northeast	11,751	1,655	395	1,049	1,308	751	876	1,962	1,192	2,436	5,797
Midwest	15,619	2,224	579	1,358	1,704	936	1,082	2,353	1,705	2,946	7,783
South	21,840	3,811	973	1,698	1,887	1,101	1,120	1,954	2,224	3,901	10,003
West	12,043	2,032	522	929	1,227	424	749	912	932	2,813	5,700
Square Footage of Unit											
Less than 500	395	71	9	27	28	24	13	28	12	50	144
500-749	1,425	190	20	129	125	40	80	119	87	191	513
750-999	4,158	541	119	288	400	156	191	393	307	516	1,604
1000-1499	12,398	2,029	451	903	1,145	636	763	1,489	1,184	2,164	5,810
1500-1999	11,888	1,983	524	977	1,243	671	754	1,351	1,296	2,397	5,925
2000-2499	8,923	1,485	401	727	937	481	571	1,152	955	1,935	4,602
2500-2999	5,015	749	264	500	518	298	349	667	596	1,218	2,668
3000-3999	4,545	728	266	448	523	288	359	634	526	1,173	2,499
4000+	2,504	423	173	214	291	174	192	331	302	628	1,341
Year Built											
1990-93	3,720	63	123	31	75	35	91	143	105	567	877
1985-89	5,324	323	243	168	203	135	182	287	258	953	1,720
1980-84	4,993	541	246	320	346	183	190	376	380	937	1,969
1975-79	7,161	1,319	338	610	759	351	345	745	823	1,597	3,696
1970-74	6,129	1,185	300	555	685	328	407	688	793	1,248	3,226
1960-69	9,482	1,722	348	995	1,120	525	581	1,198	1,109	1,971	5,047
1950-59	8,857	1,602	329	867	1,032	557	613	1,293	1,011	1,707	4,604
1940-49	4,696	913	153	426	574	311	370	671	458	872	2,362
1930-39	3,293	607	132	290	408	226	296	454	343	634	1,650
1920-29	2,819	497	84	273	328	178	243	494	256	631	1,501
1919 or earlier	5,178	949	172	498	596	380	508	832	517	979	2,630
Year Moved											
1990-93	15,026	1,722	533	1,461	1,663	586	1,166	1,576	1,367	3,557	6,586
1985-89	14,130	2,078	774	1,209	1,573	766	984	1,710	1,410	3,016	7,003
1980-84	6,920	1,205	370	631	781	496	486	853	764	1,419	3,497
1975-79	7,326	1,421	314	562	724	420	393	932	830	1,402	3,798
1970-74	5,135	1,051	211	415	530	308	294	675	569	851	2,637
1960-69	6,620	1,221	156	472	502	339	312	754	670	1,037	3,161
1950-59	3,929	693	82	223	235	197	127	483	311	550	1,784
1940-49	1,380	215	18	40	75	66	43	110	75	156	497
1939 or earlier	616	81	7	7	22	26	13	62	39	78	235
Household Type											
Married, no child(ren)	22,534	3,627	814	1,816	2,023	1,175	1,165	2,457	2,204	4,156	10,869
Married, w/child(ren)	17,459	2,641	1,049	1,772	2,289	1,113	1,544	2,502	2,014	4,287	9,301
2+ Adults, unmarried, child(ren) present	1,631	281	93	156	231	85	137	225	186	349	804
Single Parent	1,732	275	61	132	166	75	110	208	135	251	734
Single Person	11,353	1,823	248	631	774	474	494	1,086	926	1,773	4,627
Other	6,546	1,076	203	528	642	289	376	703	588	1,279	2,947

Table 31B. Households with Repairs, Improvements, Alterations 1992-93 By Type of Job
(Thousands of Units)

Age of HH Head	All Owners											Any Improvement
	Roof Replaced	Additions	Kitchen	Bath	Siding	Insulation	Storm	Major Equipment	Other			
Under 25	605	53	14	67	82	15	27	50	50	110	220	
25-29	2,863	322	81	317	415	123	259	361	268	682	1,354	
30-34	5,658	744	317	587	801	330	590	773	567	1,408	2,932	
35-44	14,224	2,203	761	1,405	1,720	811	1,127	1,957	1,556	3,365	7,315	
45-54	12,370	2,091	600	1,101	1,412	741	786	1,513	1,360	2,590	6,222	
55-64	9,766	1,721	382	792	887	547	555	1,193	939	1,775	4,786	
65-74	9,263	1,568	244	534	549	423	325	916	805	1,339	4,002	
75+	6,503	1,020	71	230	261	221	158	418	508	827	2,451	
Household Income												
Less than \$5,000	2,323	396	57	162	155	81	108	224	180	251	913	
\$5,000 to \$9,999	3,956	664	64	173	192	124	150	312	257	411	1,407	
\$10,000 to \$14,999	4,512	702	97	215	306	178	168	397	330	544	1,779	
\$15,000 to \$19,999	4,091	598	111	276	302	155	184	373	336	540	1,626	
\$20,000 to \$24,999	4,345	635	136	354	365	178	207	411	323	659	1,839	
\$25,000 to \$29,999	5,555	908	199	440	523	276	308	571	507	1,012	2,521	
\$30,000 to \$34,999	4,105	660	172	371	388	257	314	492	404	744	1,990	
\$35,000 to \$39,999	3,809	639	125	315	315	236	272	496	401	701	1,871	
\$40,000 to \$49,999	5,638	1,140	322	589	820	431	513	938	715	1,480	3,608	
\$50,000 to \$59,999	6,941	900	272	552	703	280	416	792	634	1,313	2,997	
\$60,000 to \$79,999	7,313	1,144	390	709	951	481	587	1,023	826	1,911	3,972	
\$80,000 to \$99,999	3,639	588	209	364	419	227	277	506	503	983	1,973	
\$100,000 to \$119,999	2,737	415	149	274	310	167	170	371	329	764	1,480	
\$120,000 or more	2,288	332	165	239	313	140	154	275	309	782	1,306	
First-time Owners												
First home ever owned	26,622	4,421	1,023	2,222	2,867	1,548	1,774	3,533	2,569	4,945	12,908	
Not first home	33,645	5,236	1,436	2,781	3,233	1,651	2,035	3,599	3,456	7,101	16,224	

Source: NAHB tabulations of American Housing Survey, 1993.

**Table 32A. Households with Repairs, Improvements, Alterations 1992-93 By Type of Job
(Percent by Category)**

Total	All Owners	Roof Replaced	Additions	Kitchen	Bath	Siding	Insulation	Storm	Major Equipment	Other	Any Improvement
Region											
Northeast	100	14	3	9	11	6	7	7	10	17	49
Midwest	100	14	4	9	11	6	7	15	11	19	50
South	100	17	4	8	9	5	5	9	10	18	46
West	100	17	4	8	10	4	6	8	8	23	47
Square Footage of Unit											
Less than 500	100	18	2	7	7	6	3	7	3	13	36
500-749	100	13	1	9	9	3	6	8	6	13	36
750-999	100	13	3	7	10	4	5	9	7	12	39
1000-1499	100	16	4	7	9	5	6	12	10	17	47
1500-1999	100	17	4	8	10	6	6	11	11	20	50
2000-2499	100	17	4	8	11	5	6	13	11	22	52
2500-2999	100	15	5	10	10	6	7	13	12	24	53
3000-3999	100	16	6	10	12	6	8	14	12	26	55
4000+	100	17	7	9	12	7	8	13	12	25	54
Year Built											
1990-93	100	2	3	1	2	1	2	4	3	15	24
1985-89	100	6	5	3	4	3	3	5	5	18	32
1980-84	100	12	5	7	8	4	4	8	8	20	43
1975-79	100	18	5	9	11	5	5	10	11	22	52
1970-74	100	19	5	9	11	5	7	11	13	20	53
1960-69	100	18	4	10	12	6	6	13	12	21	53
1950-59	100	18	4	10	12	6	7	15	11	19	52
1940-49	100	19	3	9	12	7	8	14	10	19	50
1930-39	100	18	4	9	12	7	9	14	10	19	50
1920-29	100	18	3	10	12	6	9	18	9	22	53
1919 or earlier	100	18	3	10	12	7	10	16	10	19	51
Year Moved											
1990-93	100	11	4	10	11	4	8	10	9	24	44
1985-89	100	15	5	9	11	5	7	12	10	21	50
1980-84	100	17	5	9	11	7	7	12	11	21	51
1975-79	100	19	4	8	10	6	5	13	11	19	52
1970-74	100	20	4	8	10	6	6	13	11	17	51
1960-69	100	18	2	7	8	5	5	11	10	16	48
1950-59	100	18	2	6	6	5	3	12	8	14	45
1940-49	100	16	1	3	5	5	3	8	5	11	36
1939 or earlier	100	13	1	1	4	4	2	10	6	13	38
Household Type											
Married, no child(ren)	100	16	4	8	9	5	5	11	10	18	48
Married, w/child(ren)	100	15	6	10	13	6	9	14	12	25	53
2+ Adults, unmarried, child(ren) present	100	17	6	10	14	5	8	14	11	21	49
Single Parent	100	16	4	8	10	4	6	12	8	14	42
Single Person	100	16	2	6	7	4	4	10	8	16	41
Other	100	16	3	8	10	4	6	11	9	20	45

Source: NAHB tabulations of American Housing Survey, 1993.

**Table 32B. Households with Repairs, Improvements, Alterations 1992-93 By Type of Job
(Percent by Category)**

Age of HH Head	All Owners	Percent by Category											Any Improvement
		Roof Replaced	Additions	Kitchen	Bath	Siding	Insulation	Storm	Major Equipment	Other	Improvement		
Under 25	100%	9%	2%	11%	14%	2%	4%	8%	8%	18%	36%		
25-29	100	11	3	11	14	4	9	13	9	24	47		
30-34	100	13	6	10	14	6	10	14	10	25	52		
35-44	100	15	5	10	12	6	8	14	11	24	51		
45-54	100	17	5	9	11	6	6	12	11	21	50		
55-64	100	18	4	8	9	6	6	12	10	18	49		
65-74	100	17	3	6	6	5	4	10	9	14	43		
75+	100	16	1	4	4	3	2	6	8	13	38		
Household Income													
Less than \$5,000	100	17	2	7	7	3	5	10	8	11	39		
\$5,000 to \$9,999	100	17	2	4	5	3	4	8	6	10	36		
\$10,000 to \$14,999	100	16	2	5	7	4	4	9	7	12	39		
\$15,000 to \$19,999	100	15	3	7	7	4	4	9	8	13	40		
\$20,000 to \$24,999	100	15	3	8	8	4	5	9	7	15	42		
\$25,000 to \$29,999	100	16	4	8	9	5	6	10	9	18	45		
\$30,000 to \$34,999	100	16	4	9	9	6	8	12	10	18	48		
\$35,000 to \$39,999	100	17	3	8	10	6	7	13	11	18	49		
\$40,000 to \$49,999	100	16	5	8	12	6	7	14	10	21	52		
\$50,000 to \$59,999	100	16	5	10	12	5	7	14	11	23	53		
\$60,000 to \$79,999	100	16	5	10	13	7	8	14	11	26	54		
\$80,000 to \$99,999	100	16	6	10	12	6	8	14	14	27	54		
\$100,000 to \$119,999	100	15	5	10	11	6	6	14	12	28	54		
\$120,000 or more	100	15	7	10	14	6	7	14	14	34	57		
First-time Owners													
First home ever owned	100	17	4	8	11	6	7	13	10	19	48		
Not first home	100	16	4	8	10	5	6	11	10	21	48		

Source: NAHB tabulations of American Housing Survey, 1993.

**Table 33. Housing Stock 1993 – Occupied Units
(In Thousands)**

	Total	Owners	Renters
All	94,724	61,252	33,472
Regional			
Northeast	18,906	11,751	7,155
Midwest	23,031	15,617	7,415
South	32,936	21,841	11,096
West	19,850	12,043	7,808
Year Structure Built			
1990–94	4,576	3,720	855
1985–89	7,969	5,324	2,645
1980–84	7,171	4,593	2,579
1975–79	10,708	7,161	3,547
1970–74	10,110	6,129	3,981
1960–69	14,405	9,482	4,923
1950–59	12,360	8,855	3,505
1940–49	7,539	4,696	2,843
1930–39	5,853	3,293	2,560
1920–29	5,047	2,819	2,228
1919 or before	8,986	5,178	3,808

Source: NAHB tabulations of American Housing Survey, 1993.

Table 34. Residential Improvements and Repairs Forecast, 1990 – 2000
(Billions of Dollars)

	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000
All Properties:											
Total	\$106.8	\$97.5	\$103.7	\$108.3	\$115.0	\$112.6	\$118.5	\$125.3	\$130.6	\$136.6	\$143.0
Improvements	55.5	47.7	58.6	66.6	72.1	70.3	75.1	80.0	83.3	86.7	89.7
Additions & Alterations	37.3	30.9	40.2	45.8	48.8	45.1	48.5	51.8	53.7	55.5	57.0
Replacements	18.2	16.7	18.4	20.8	23.2	25.2	26.6	28.2	29.5	31.2	32.7
Maintenance	51.3	49.8	45.2	41.7	43.0	42.3	43.5	45.3	47.3	50.0	53.4
Owner – Occupied:											
Total	\$63.3	\$61.9	\$69.9	\$72.9	\$81.7	\$79.5	\$84.3	\$89.3	\$92.8	\$96.8	\$100.5
Improvements	40.4	36.8	44.9	50.7	56.6	53.0	57.0	61.0	63.5	66.1	68.3
Additions & Alterations	29.8	26.7	34.8	36.5	40.7	34.4	37.4	40.4	42.1	43.6	44.8
Replacements	10.6	10.1	10.1	14.2	15.9	18.7	19.6	20.5	21.4	22.4	23.4
Maintenance	22.9	25.1	24.9	22.1	25.2	26.5	27.3	28.4	29.3	30.7	32.2
Rental:											
Total	\$43.5	\$35.6	\$33.9	\$35.4	\$33.3	\$33.1	\$34.3	\$36.0	\$37.8	\$39.9	\$42.5
Improvements	15.0	10.9	13.6	15.9	15.5	17.3	18.1	19.0	19.8	20.6	21.4
Additions & Alterations	7.4	4.3	5.4	9.2	8.1	10.8	11.1	11.3	11.6	11.9	12.1
Replacements	7.6	6.6	8.3	6.6	7.4	6.6	7.0	7.6	8.1	8.7	9.3
Maintenance	28.5	24.7	20.2	19.6	17.8	15.8	16.2	17.0	18.0	19.3	21.2

Residential Improvements and Repairs Forecast, 1990 – 2000
(Billions of 1992 Dollars)

	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000
All Properties:											
Total	\$111.1	\$99.4	\$103.7	\$104.6	\$108.1	\$102.0	\$104.5	\$107.7	\$109.4	\$112.0	\$114.8
Improvements	57.1	48.7	58.6	63.5	65.8	61.7	64.3	67.0	68.2	69.6	70.9
Additions & Alterations	38.3	31.6	40.2	43.7	44.6	39.6	41.5	43.4	44.0	44.6	45.0
Replacements	18.7	17.1	18.4	19.8	21.2	22.1	22.8	23.6	24.2	25.0	25.8
Maintenance	54.0	50.7	45.2	41.1	42.2	40.3	40.2	40.7	41.3	42.4	44.0
Owner – Occupied:											
Total	\$65.7	\$63.1	\$69.8	\$70.2	\$76.4	\$71.7	\$74.0	\$76.6	\$77.5	\$79.1	\$80.5
Improvements	41.6	37.6	44.9	48.4	51.7	46.5	48.8	51.1	52.0	53.0	54.0
Additions & Alterations	30.7	27.2	34.8	34.8	37.2	30.1	32.0	33.9	34.5	35.0	35.4
Replacements	10.9	10.3	10.1	13.5	14.5	16.4	16.8	17.2	17.5	18.0	18.5
Maintenance	24.0	25.6	24.9	21.8	24.8	25.2	25.2	25.5	25.6	26.0	26.5
Rental:											
Total	\$45.4	\$36.3	\$33.9	\$34.4	\$31.7	\$30.2	\$30.5	\$31.2	\$31.9	\$32.9	\$34.3
Improvements	15.5	11.1	13.6	15.1	14.2	15.2	15.5	15.9	16.2	16.5	16.9
Additions & Alterations	7.7	4.3	5.4	8.8	7.4	9.4	9.5	9.5	9.5	9.5	9.6
Replacements	7.8	6.8	8.3	6.3	6.7	5.8	6.0	6.4	6.7	7.0	7.3
Maintenance	29.9	25.2	20.2	19.3	17.5	15.0	15.0	15.3	15.7	16.4	17.4

Source: NAHB Economics.