2025 Point in Time Results

HSC PIT Committee

Point in Time Overview

What is Point in Time (PIT)?

- **A one-night snapshot of homelessness**
- Count of people in **emergency shelter, transitional housing, and unsheltered locations**
- Conducted once a year in late January across the United States by Continuums of Care (CoCs)
- In Wisconsin, communities conduct the count on the **fourth Wednesday in January**
- In Dane County, the **Homeless Services Consortium (HSC) PIT Committee** plans and carries out the count
- The **2025 PIT Count** took place on the night of **Wednesday, January 22**, with follow-up data collection continuing for up to **one week** after
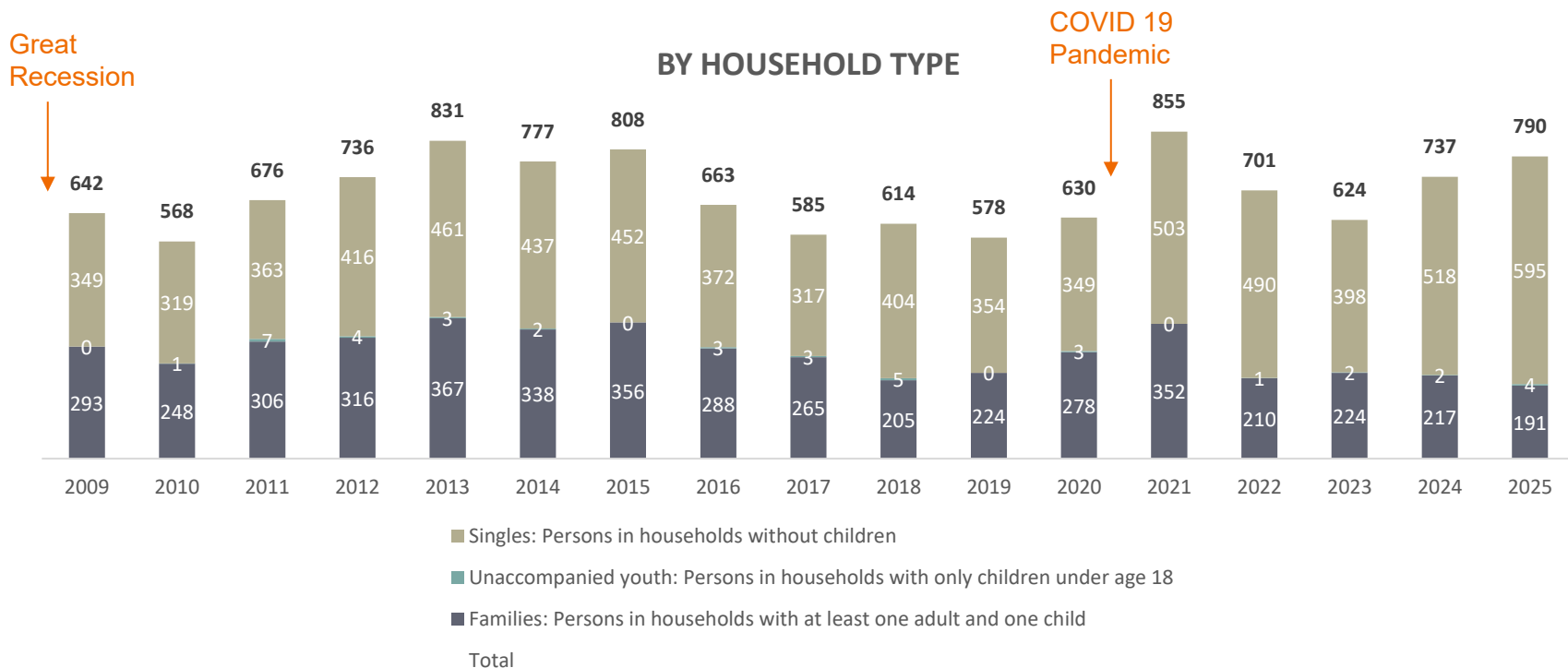
Who's Included in the PIT?

Included

- People in **Emergency Shelters**
- People in **Transitional Housing**
- People in **Unsheltered Locations** not meant for human habitation:
    - Streets or sidewalks
    - Cars, vans, RVs
    - Encampments, parks, woods
    - Abandoned buildings

Not Included

- People **doubled-up with friends or family** due to loss of housing or economic hardship
- People paying for **hotels/motels** out of pocket
- People in **institutions** such as jails, hospitals, or treatment facilities.

PIT 2009-2025

PIT 2009–2025: By Household Type

BY HOUSEHOLD TYPE

Great Recession

COVID 19 Pandemic

Year	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total	642	568	676	736	831	777	808	663	585	614	578	630	855	701	624	737	790
Singles	349	319	363	416	461	437	452	372	317	404	354	349	503	490	398	518	595
Unaccompanied youth	0	1	7	4	3	2	0	3	3	5	0	3	0	1	2	2	4
Families	293	248	306	316	367	338	356	288	265	205	224	278	352	210	224	217	191

- Singles: Persons in households without children
- Unaccompanied youth: Persons in households with only children under age 18
- Families: Persons in households with at least one adult and one child
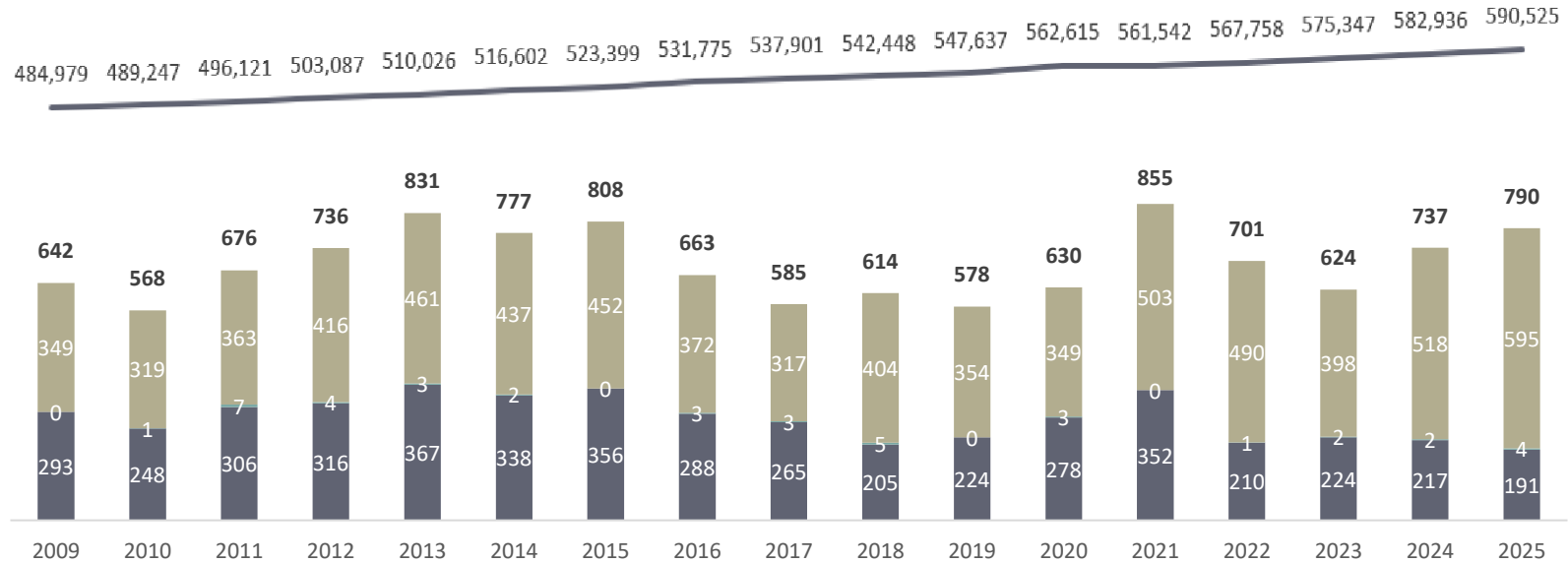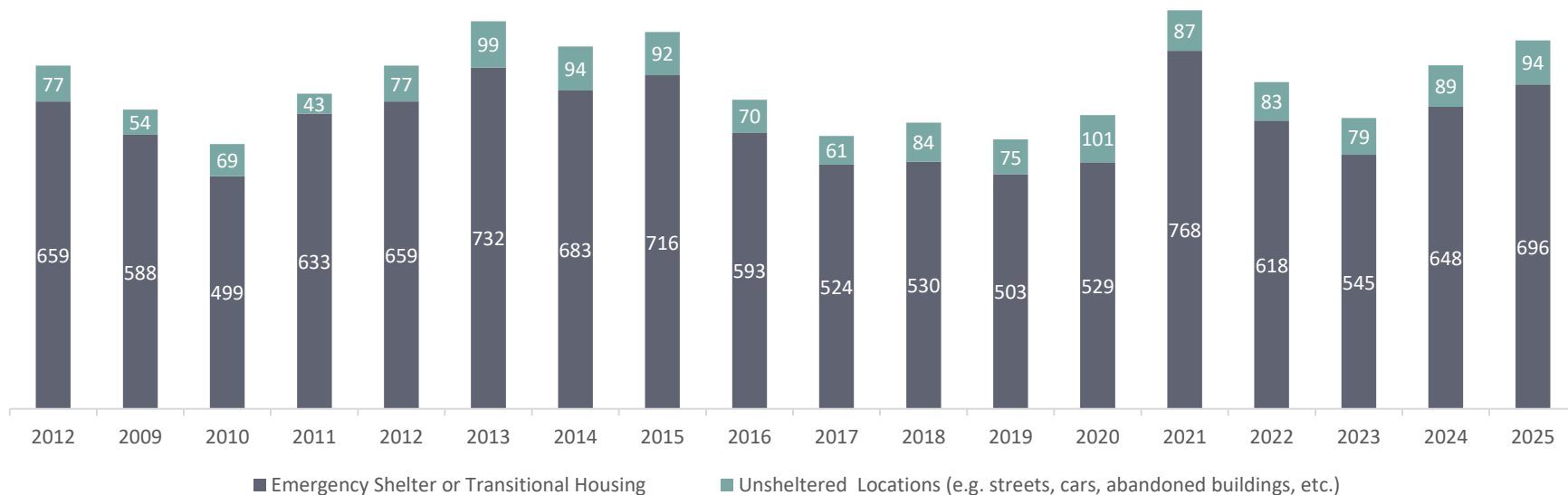- Total

Important Note: Family homelessness is likely under-reported. The numbers have remained low or flat, but this reflects limited family shelter capacity (max 54 rooms across the Salvation Army, YWCA, and DAIS in 2025) along with a long waitlist.

Dane County Total Population

Dane County Population: **22%** increase

484,979 489,247 496,121 503,087 510,026 516,602 523,399 531,775 537,901 542,448 547,637 562,615 561,542 567,758 575,347 582,936 590,525

Year	Singles	Unaccompanied youth	Families	Total
2009	349	0	293	642
2010	319	1	248	568
2011	363	7	306	676
2012	416	4	316	736
2013	461	3	367	831
2014	437	2	338	777
2015	452	0	356	808
2016	372	3	288	663
2017	317	3	265	585
2018	404	5	205	614
2019	354	0	224	578
2020	349	3	278	630
2021	503	0	352	855
2022	490	1	210	701
2023	398	2	224	624
2024	518	2	217	737
2025	595	4	191	790

■ Singles: Persons in households without children

■ Unaccompanied youth: Persons in households with only children under age 18

■ Families: Persons in households with at least one adult and one child

Total

PIT 2009-2024: By Location

BY LOCATION

	2012	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Unsheltered	77	54	69	43	77	99	94	92	70	61	84	75	101	87	83	79	89	94
Emergency Shelter or Transitional Housing	659	588	499	633	659	732	683	716	593	524	530	503	529	768	618	545	648	696

■ Emergency Shelter or Transitional Housing   ■ Unsheltered Locations (e.g. streets, cars, abandoned buildings, etc.)

Context for Increased Housing Instability

Year	One-Bedroom FMR	Two-Bedroom FMR	One-Bedroom Increase from Previous Year	Two-Bedroom Increase from Previous Year	US Inflation Rate (CPI-U) from Previous Year	WI Median Household Income
2009	716	846				70,340
2010	761	899	6%	6%	1.6%	68,190
2011	742	877	-2%	-2%	3.2%	68,380
2012	719	850	-3%	-3%	2.1%	68,400
2013	734	889	2%	5%	1.5%	65,860
2014	742	898	1%	1%	1.6%	72,910
2015	766	928	3%	3%	0.1%	69,630
2016	780	936	2%	1%	1.3%	74,490
2017	813	964	4%	3%	2.1%	77,690
2018	924	1,091	**14%**	**13%**	2.4%	75,130
2019	931	1,093	1%	0%	1.8%	79,620
2020	1,015	1,186	9%	9%	1.2%	78,860
2021	1,039	1,211	2%	2%	4.7%	78,320
2022	1,076	1,254	4%	4%	8.0%	76,240
2023	1,183	1,378	10%	10%	4.1%	79,690
2024	1,182	1,372	0%	0%	2.9%	
2025	1,282	1,472	8%	7%		

Dramatic FMR Increases vs. Modest Income Growth:
Over the past 15 years, Fair Market Rents (FMR) for one-bedroom units increased by 79%, and two-bedroom units by 73%, significantly outpacing Wisconsin's median household income growth, which rose by approximately 13% from 2009 to 2023. Rent growth is outstripping the financial capacity of many renters.

Sharp Rent Spikes after the COVID-19 Pandemic:
The 2017-2018 and 2022-2025 periods stand out with large rent increases. These spikes are well above typical rent increases and coincide with factors like increased housing demand, and broader economic pressure, including supply chain disruptions and quantitative easing monetary policy, which contributed to housing price inflation.

Inflation and median income (nominal, not inflation-adjusted) data source: St. Louis Federal Reserve

2025 PIT Results

2025 PIT Overview
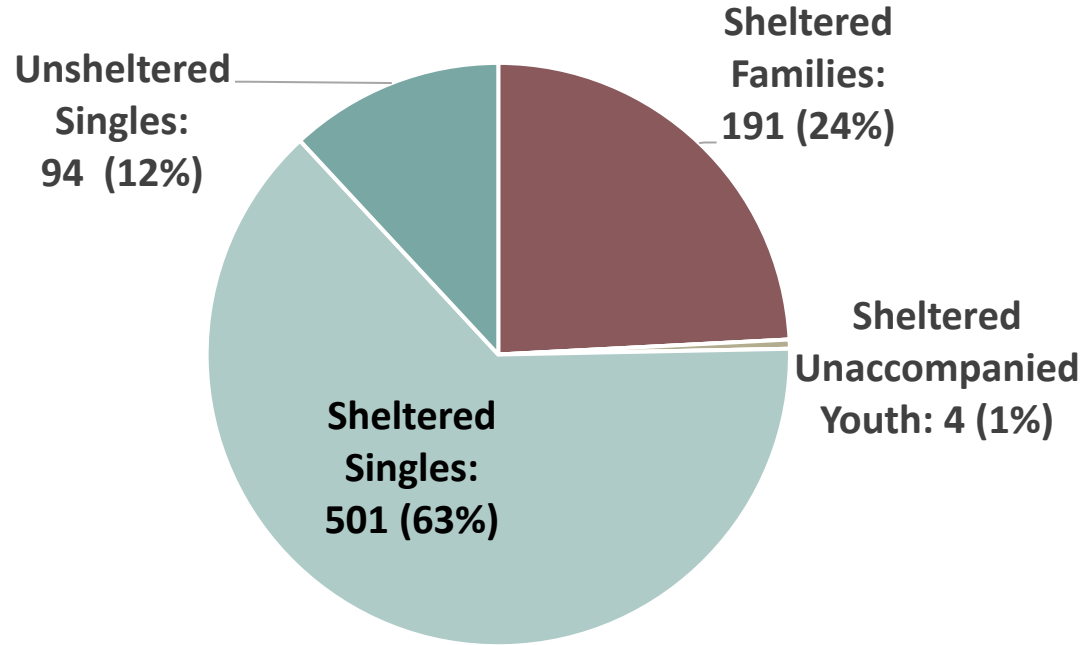
Total
790
people

By Household Type
- **595** people in 588 single households (households without children)
- **191** people in **54 family households** (households with children)
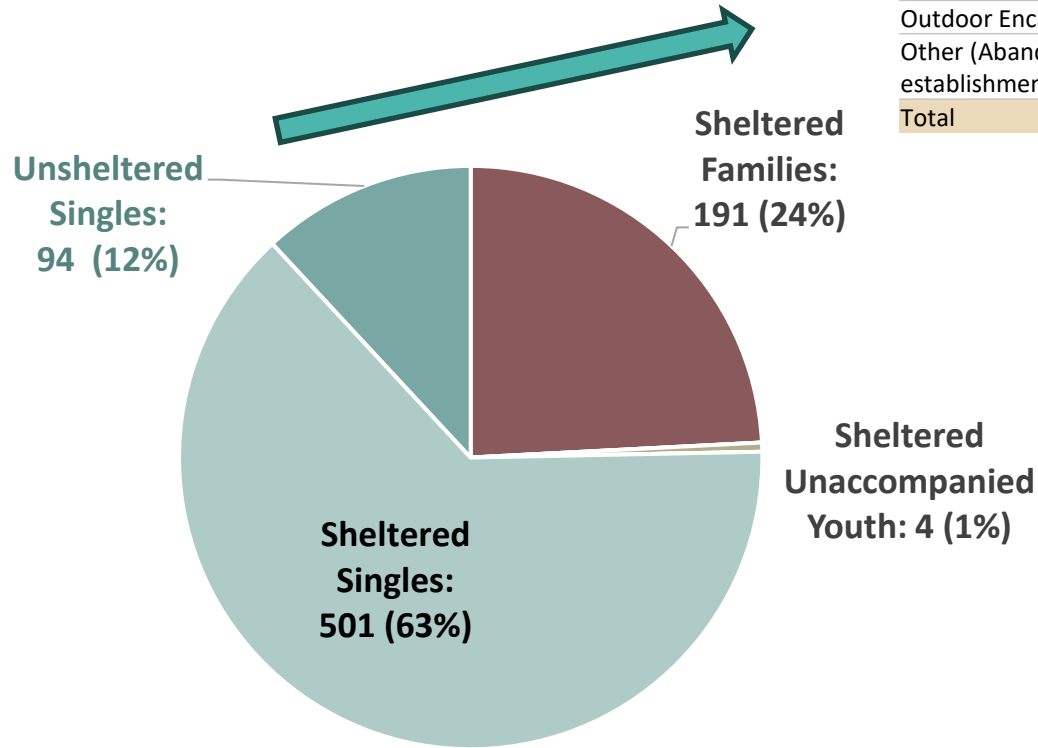- **4** unaccompanied youth under age 18

By Location
- **676** people in emergency shelters
- **20** people in transitional housing
- **94** people in unsheltered locations

Location Details

Unsheltered Location	# of Persons	Percentage
Dairy Drive Sheltered Campground & Occupy Madison Temporary Tiny Homes	46	49%
Vehicle	26	28%
Streets or Sidewalk	15	16%
Outdoor Encampment (Woods, Bridge, Park, etc.)	4	4%
Other (Abandoned building, commercial establishment, etc.)	3	3%
Total	94	100%

Unsheltered Singles: 94 (12%)

Sheltered Families: 191 (24%)

Sheltered Unaccompanied Youth: 4 (1%)

Sheltered Singles: 501 (63%)

Notes on Unsheltered Homeless Number:

- **Dairy Drive and temporary tiny homes** were classified as unsheltered, based on local interpretation of HUD reporting requirements.

- All unsheltered people counted in the PIT were in singles household. On the PIT night, temperature dropped to 7F, triggering activation of the **County-funded extreme weather hotel program**, which is activated when temperatures fall below 20F. 7 families who reported typically sleeping in cars were placed in hotels that night and were counted as sheltered.
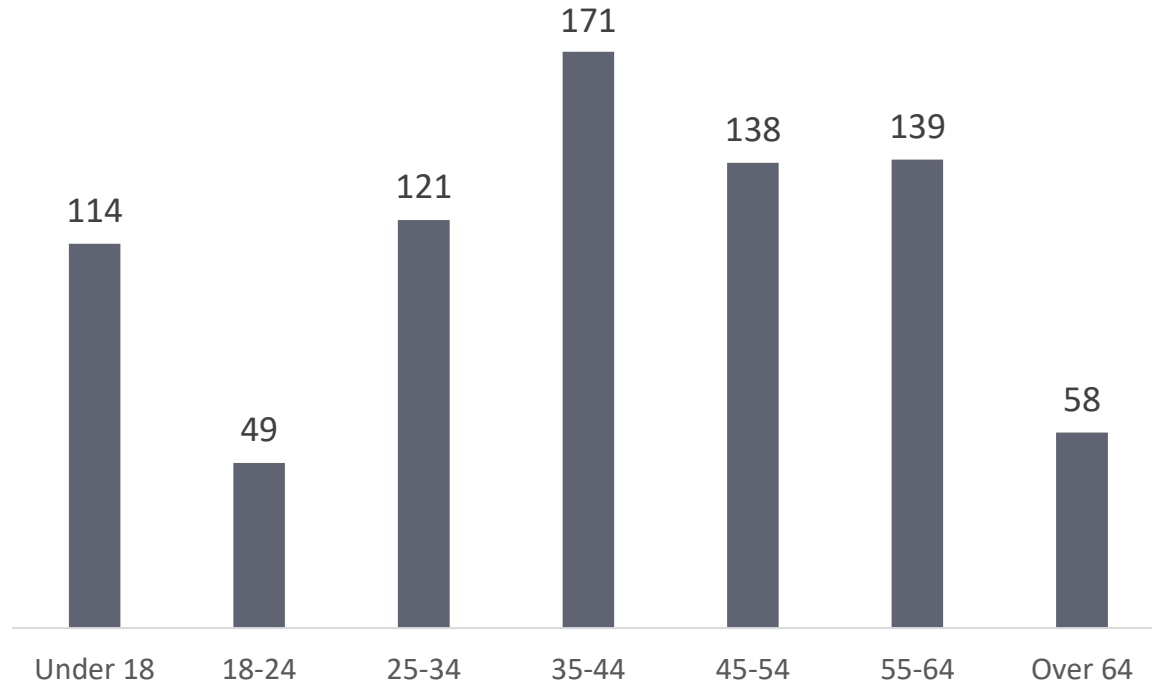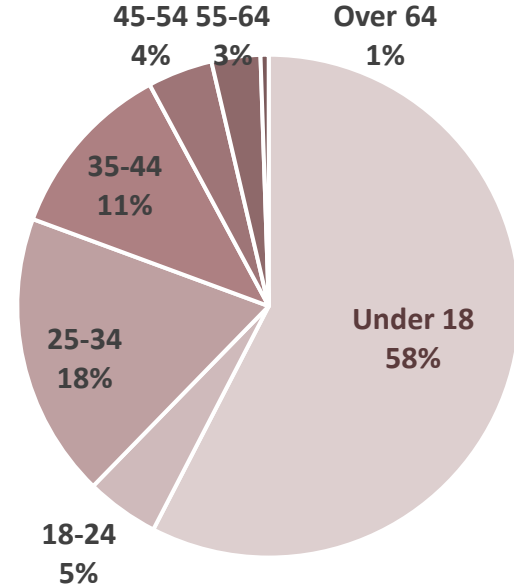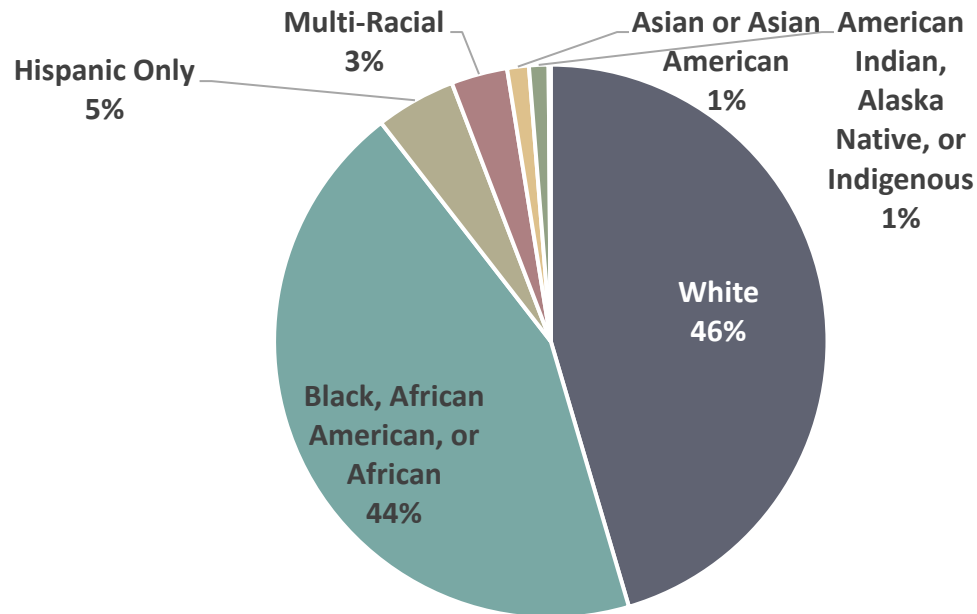
Age
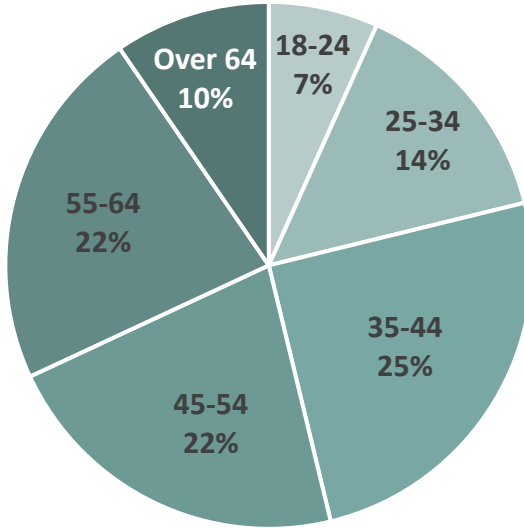
Singles
595 people

Families
191 people

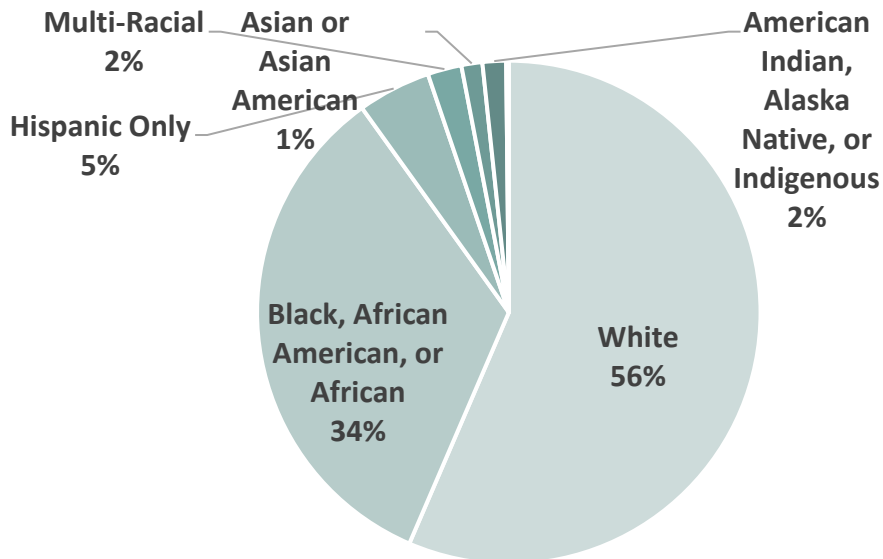# Race & Ethnicity: All Household Types

**Compared to
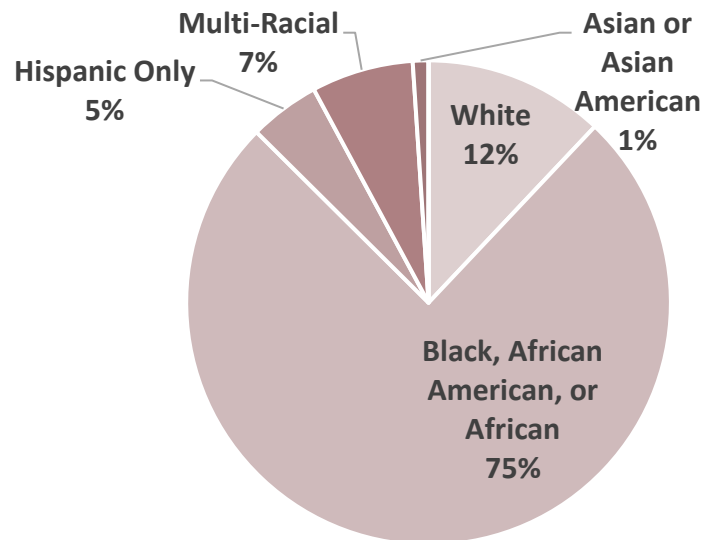Dane County Total Population
(2020 Census)**

- White: 76%
- Black or African American: 6.3%
- Asian: 6.3%
- Multiracial: 4.3%
- Hispanic (of any race): 7.5%

9% (70 out of 790) of all people in PIT identified as **Hispanic**, either as their sole race or as their ethnicity.

Pie chart labels:
- Multi-Racial 3%
- Hispanic Only 5%
- Asian or Asian American 1%
- American Indian, Alaska Native, or Indigenous 1%
- White 46%
- Black, African American, or African 44%

Race & Ethnicity

Singles
595 people

Families
191 people

Singles chart:
- White 56%
- Black, African American, or African 34%
- Hispanic Only 5%
- Multi-Racial 2%
- Asian or Asian American 1%
- American Indian, Alaska Native, or Indigenous 2%

Families chart:
- Black, African American, or African 75%
- White 12%
- Multi-Racial 7%
- Hispanic Only 5%
- Asian or Asian American 1%

Chronic Homelessness

According to HUD, chronic homelessness means:

A homeless individual or head of household with a disability who lives in a place not meant for human habitation or in an emergency shelter **and** has been homeless continuously for at least 12 months **or** on at least 4 separate occasions in the last 3 years

In the 2025 Dane CoC PIT, **31%** (241 out of 790) met the federal definition of chronic homelessness:

- **37%** (218 out of 595) of people in single households
  - 34% (169 out of 501) of sheltered individuals
  - 52% (49 out of 94) of unsheltered individuals
- **12%** (23 out of 191) of people in family households

Key Takeaways

Homelessness in 2025 is elevated compared to 2024 and pre-pandemic
- The PIT Count identified **790** people experiencing homelessness — 7% increase from 2024 and higher than pre-pandemic years.
- Pressure on housing stability and homelessness continues to grow, increasing the risk of homelessness.

Significant racial disparities compared to the Dane County total population
- The total PIT count is nearly evenly split between White (359, 46%) and Black/African American (348, 44%) individuals.
- Black/African Americans in family households make up 75% of all families identified in the PIT (144 out of 191).
- White individuals make up 56% of all single individuals identified in the PIT (336 out of 595).

Chronic homelessness is a critical issue
- 241 individuals **(31%)** meet the federal definition of chronic homelessness.
- This population is heavily concentrated among single adults and is disproportionately unsheltered.