

Policy profile

MBTA community	Yes	Housing Choice at a Glance – MAPC
MBTA Compliance Status	Interim Compliance	Multi-Family Zoning Requirement for MBTA Communities Mass.gov
Community Preservation Act (2023)	Yes	CPA State Map Community Preservation Coalition
Affordable housing trust (2024)	No	Greater Boston Housing Report Card Interactive Tools Boston Indicators
Multi-family zoning (2024)	No	Microsoft Word - Zoning by-laws w STRBAC proposals (2-14 FINAL).docx (nahant.org)
Mixed-use zoning (2024)	No	Microsoft Word - Zoning by-laws w STRBAC proposals (2-14 FINAL).docx (nahant.org)
Accessory dwelling units permitted (2024)	No	Microsoft Word - Zoning by-laws w STRBAC proposals (2-14 FINAL).docx (nahant.org)
Inclusionary zoning (2024)	No	Microsoft Word - Zoning by-laws w STRBAC proposals (2-14 FINAL).docx (nahant.org)
Smart growth overlay district (2024)	No	Layout (mass.gov)
Housing choice community (2024)	No	Housing Choice Designation Mass.gov
Subsidized housing inventory percentage (2023)	2.98%	Subsidized Housing Inventory (SHI) Mass.gov
HPP (2023)	Draft	Nahant-HPP-Draft-Report-2023-10-24.pdf

Housing Profile

Renter households with moderate cost burden (2016-20)	24.6%	DataTown (shinyapps.io)
Renter households with severe cost burden (2016-20)	20.7%	DataTown (shinyapps.io)
Owner households with moderate cost burden (2016-20)	19.5%	DataTown (shinyapps.io)
Owner households with severe cost burden (2016-20)	16.3%	DataTown (shinyapps.io)
Proportion of single family, attached homes (2016-20)	1.5%	DataTown (shinyapps.io)
Median value of owner-occupied housing units (2022)	\$647,800	Nahant, MA - Profile data - Census Reporter
Median gross rent (2016-20)	N/A	U.S. Census Bureau QuickFacts: United States
Permitted relative to proportional share of housing needed	2.9%	Greater Boston Housing Report Card Interactive Tools Boston Indicators
Renter-occupied housing (2016-20)	19.4%	DataTown (shinyapps.io)

Population profile

Population (2022)	3,336	Nahant, MA - Profile data - Census Reporter
Population per square mile (2022)	3,101	Nahant, MA - Profile data - Census Reporter
Proportion white alone, not Hispanic or Latino (2022)	94.0%	Nahant, MA - Profile data - Census Reporter
Median household income (2022)	\$105,867	Nahant, MA - Profile data - Census Reporter
Poverty rate (2022)	4.6%	Nahant, MA - Profile data - Census Reporter

Government profile

Chief Municipal Officer	Administrator	Town Administrator – Town of Nahant, Massachusetts
District or At-large Council	At-large	Nahant Board of Selectmen – Town of Nahant, Massachusetts
Policy Board	Select Board (3)	Nahant Board of Selectmen – Town of Nahant, Massachusetts
Legislative Body	Open Town Meeting	Annual Town Meeting – Town of Nahant, Massachusetts