

HOUSING FACT SHEET

DEEPER DIVE: AGE, SEX AND RACE COHORTS

An in depth look at the sex and age of a community's population can help determine community needs. Age cohorts show whether a community is expanding, stable or contracting—and point to current or future need for investments that serve particular constituencies, like after school programs for teens or options for elder housing.

TOTAL POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	17,385	19,357
under 5 years	1,026	1,038
5 to 9 years	1,111	1,065
10 to 14 years	1,073	1,050
15 to 19 years	943	883
20 to 24 years	873	787
25 to 34 years	1,924	2,096
35 to 44 years	2,608	2,599
45 to 54 years	2,796	2,874
55 to 64 years	2,365	2,469
65 or more years	2,666	4,496

POPULATION BY AGE AND SEX IN NORWOOD PARK, 2010



TOP 3 SUB-POPULATIONS IN NORWOOD PARK

The top 3 sub-populations in Norwood Park in 2010 were White, Latino, and Asian. There were also 164 Black or African American people and 561 people of other races, including multiracial, Native American, Hawaiian or Pacific Islander individuals.

WHITE POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	14,141	15,778
under 5 years	726	731
5 to 9 years	782	763
10 to 14 years	787	715
15 to 19 years	707	650
20 to 24 years	652	600
25 to 34 years	1,497	1,589
35 to 44 years	2,078	2,032
45 to 54 years	2,396	2,417
55 to 64 years	2,431	2,130
65 or more years	2,085	4,151

LATINO POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	2,150	2,271
under 5 years	197	196
5 to 9 years	225	208
10 to 14 years	203	234
15 to 19 years	169	170
20 to 24 years	156	131
25 to 34 years	313	322
35 to 44 years	336	362
45 to 54 years	247	272
55 to 64 years	166	192
65 or more years	138	184

ASIAN POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	740	937
under 5 years	52	54
5 to 9 years	51	47
10 to 14 years	37	54
15 to 19 years	36	41
20 to 24 years	47	41
25 to 34 years	84	129
35 to 44 years	142	154
45 to 54 years	101	148
55 to 64 years	102	128
65 or more years	88	141

HOUSING FACT SHEET

DEEPER DIVE: VACANCY, FORECLOSURE AND CITY-OWNED LAND

BASIC DEMOGRAPHICS	2000	2010	10 YEAR CHANGE
Population	37,669	37,728	0.2%
Households	15,429	15,162	-1.7%
Family Households	10,142	9,825	-3.1%
Non-Family Households	5,287	5,337	0.9%

HOUSING UNITS	2000	2010	10 YEAR CHANGE
Total Housing Units	15,760	16,079	2.0%
Total Occupied Housing Units	15,429	15,162	-1.7%
Owner-Occupied	12,363	11,979	-3.1%
Renter-Occupied	3,066	3,183	3.8%

BUILDING VIOLATIONS	BUILDINGS RECEIVING VIOLATIONS	TOTAL VIOLATIONS
2009	204	689
2010	159	445
2011	114	390
2012	133	517
2013	104	452
2014	149	917

BUILDING PERMITS	NEW CONSTRUCTION OR REHAB PERMITS	DEMOLITION PERMITS
2006	204	22
2007	153	14
2008	124	16
2009	74	6
2010	79	4
2011	82	6
2012	72	3
2013	65	5
2014	100	1
Percent New Construction 2006-2014	11.8%	n/a
Percent Rehabilitation 2006-2014	88.2%	n/a

USPS RESIDENTIAL VACANCY	2008	2011	2013
Percent Residential Vacancy	1.5%	2.0%	1.6%
Vacant less than 12 months	119	92	121
Vacant 12 - 24 months	73	135	42
Vacant 24 - 36 months	13	34	16
Vacant More than 36 months	20	55	82

USPS COMMERCIAL VACANCY	2008	2011	2013
Percent Commercial Vacancy	9.3%	6.6%	6.5%
Vacant less than 12 months	43	26	26
Vacant 12 - 24 months	23	18	10
Vacant 24 - 36 months	4	9	3
Vacant More than 36 months	20	32	43

CITY OF CHICAGO-OWNED VACANT LAND	NO. PARCELS	SQUARE FEET
Residential	0	0
Business	0	0
Commercial	0	0
Manufacturing	0	0
Planned Development	0	0
Planned Manufacturing District	0	0
Parks and Open Space	0	0
Downtown	0	0
Transportation	0	0

"ZOMBIE PROPERTIES" 2014

Zombies	54
Zombies per 1,000 Mortgageable Properties	4.3

"Zombie properties" are those where foreclosure has been initiated but not yet completed. Average time to foreclosure in Illinois in 2014 was 889 days (2.5 years).



Allstate

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The Chicago Rehab Network is grateful to Allstate for its support of this research.

Data sources: U.S. Census Bureau: 2010 Census; HUD: 2008, 2010 & 2014 Aggregated USPS Administrative Data On Address Vacancies; City of Chicago Data Portal; Woodstock Institute: "Unresolved Foreclosures: Patterns of Zombie Properties in Cook County" Appendix A; Crain's Chicago Business / Chicago Real Estate Daily, "Fast Foreclosure? Not in Illinois" (12/9/2014) For more information contact CRN at Elizabeth@chicagorehab.org or 312.663.3936.