



**CHICAGO REHAB NETWORK  
2003 AFFORDABLE HOUSING FACT BOOK**

*VALUING AFFORDABILITY*

**V O L U M E T W O : C H I C A G O**



## **VALUING AFFORDABILITY VISION STATEMENT**

Safe, decent affordable housing is the foundation for educational and employment success, community stability and regional competitiveness. Therefore, affordable housing must be a defining value in a systemic change of Chicago's policy and resource commitments. Recognition from leaders of community organizations, religious and business institutions for the need to change the way we value affordable housing places Chicago at a pivotal moment. By Valuing Affordability, Chicago's leadership will create strong neighborhoods with the resources and community support required for the development and preservation of affordable housing.

Data collection for this project was conducted by the Nathalie P. Voorhees Center at the University of Illinois at Chicago under the leadership of Ms. Patricia Wright. In addition, Professor Janet Smith of the University of Illinois at Chicago developed a cluster analysis of Chicago's housing stock that pointed the direction for further analysis presented in these pages. We thank them for their ongoing guidance in this project.

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Chicago Rehab Network (CRN) is a citywide coalition of neighborhood based nonprofit housing organizations working to create and preserve affordable housing in Chicago and the region. Through research, publications, policy and advocacy, training and technical assistance, CRN advocates for affordable housing resources at the local, state and national levels.

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As this Fact Book goes to press, with new rounds of elections fast approaching, affordable housing is at a higher place in policy discussions than it has been in years. The stakeholders and legislators engaged with affordable housing issues has broadened exponentially. So has our understanding of public engagement of the issue. When the Chicago Rehab Network, as part of the coalition called Housing Illinois, hired a market research firm to survey attitudes about affordable housing in the Chicago metro region, more than eight in ten respondents said it is important to ensure we have more housing for low and moderate income people in the Chicago region. More surprisingly, two-thirds of them supported building more affordable housing in their own communities.

Breaching the gap between the public need for affordable housing and the will of public officials to address it is what the Chicago Rehab Network has been about for over 25 years. When we published the last edition of the *Affordable Housing Fact Book* in 1993, it was instrumental in convincing Chicago leaders to greatly expand and reshape the city's commitment to creating and preserving affordable housing. With this edition of the Fact Book, we expect the same results on city, regional, and statewide levels. We have expanded our scope to include the state of Illinois. Our aim is to create a tool for legislators, advocates, and other stakeholders to identify housing needs and to bring affordable housing to the public agenda.

We are printing the 2003 edition of the *Affordable Housing Fact Book* in three volumes. The first volume is an Overview of Chicago and Illinois based on maps of changing patterns in population and housing supply, housing costs and affordability indicators such as overcrowding and housing cost burden. The second volume focuses on Chicago with fact sheets for each ward and community area in the city. The third volume contains fact sheets for each of Illinois' 102 counties and 50 major municipalities.

This information will also be available on the Affordable Housing Fact Book page at our expanded website [www.chicagorehab.org](http://www.chicagorehab.org), where users will be able to download copies of the fact sheets from all three volumes. Users will also be able to search our full database to consider and compare the data that most interests them – including additional data we could not fit in these volumes, as it becomes available.

In executing this project we owe much thanks to our longstanding partnership with the Nathalie P. Voorhees Center at the University of Illinois at Chicago, which collected most of the data. The Voorhees Center continues to be an important source for the data and analysis essential to community development policy in Chicago. We are also grateful to King Harris, who, together with Metropolis 2020, supported the expansion of our county level data to provide a fuller picture of the state of Illinois. This document would have been a less thorough resource without their vision and support.

We hope to hear from you with questions and comments about the *2003 Affordable Housing Fact Book*, and we look forward to conducting workshops on how this data can be translated into policy, advocacy and action around the affordable housing issues that present themselves in your community. Housing is foundational to all community building endeavors, and if we are to value affordability, we must act to secure its support.

Kevin F. Jackson  
Executive Director

## EXECUTIVE SUMMARY

In both Chicago and Illinois, the 1990s were a decade of growth and prosperity for many households. Yet the 2003 edition of the Chicago Rehab Network's *Affordable Housing Fact Book* reveals how uneven development has brought new kinds of housing stress to many communities, and exacerbated some old ones.

### City of Chicago

Mapping affordability indicators across the city of Chicago resulted in patterns so persistent we named them. For a clearer picture of these clusters see the maps in Volume One: Overview.

- **Population and Housing Units** both grew in Chicago between 1990 and 2000, yet growth was uneven. A cluster of communities in the Central Area and North Lakefront stand out as a **booming cluster**, with the most new construction activity, but often with smaller households occupying more housing. At the same time, whole swaths of south and west side continue to lose population and housing stock, creating a **thinning cluster**. Both immigration and displacement from other communities appear to have contributed to the creation of a **bursting cluster** through Chicago's northwest and southwest sides, where population and total housing units grew the most.
- **Occupancy Status:** Chicago is still a city of renters – 56 percent of housing units are renter occupied – but the 1990s saw a shift toward

home ownership. The number of owner occupants rose 9 percent between 1990 and 2000, and gained 2.3 percentage points as a portion of the city's households. Citywide, the rental vacancy rate fell to 6 percent, signaling a tight rental market. Yet twenty-eight communities had rental vacancy rates at or below 4 percent, even while several communities in the thinning south side had rates over 12 percent.

- **Incomes:** The median income rose 10 percent between 1990 and 2000, but the highest incomes differed sharply between the booming cluster along the north lakefront and the thinning cluster on the south and west sides. Poverty dropped citywide, and yet numbers of poor and low income households rose dramatically through the bursting northwest and southwest corridors – suggesting displacement from those booming communities where the low income population dropped, and from thinning ones where the total population continued to decline.
- **Housing Costs:** The city's median rent rose only modestly – by 3 percent after adjusting for inflation. Yet in thirty community areas, rents rose by 25 – 75 percent. Rents rose most not in the booming core itself, but in a ring spreading outwards around it. Citywide, the median income rose almost three times as much as the

median rent did, yet rents rose more than incomes in all but sixteen communities. In fact, rents rose 27 – 62 percent faster than incomes in more than a dozen communities.

- **Cost Burden:** The number of renters paying more than 35 percent of income for housing dropped 11 percent between 1990 and 2000. Yet this drop was offset by a 33 percent surge in the numbers of cost burdened owners. Overall there are nearly 240,000 households struggling under excessive housing costs citywide. Their numbers are growing in the bursting communities through the northwest and southwest corridors, and on the far south side.
- **Mortgage Foreclosures and Overcrowding** emerged as the affordability indicators of the 1990s. The National Training and Information Center found that mortgage foreclosures rose 74 percent between 1993 and 2001, and by more than 150 percent in 16 communities through the South Lakefront and Southwest Side. Citywide, 10 percent of all households are overcrowded, but as many as 35 percent of households are overcrowded in a ring around the central area, where rents and home values also rose the most. Overcrowding rose 25 percent citywide between 1990 and 2000, and jumped 100 percent or more in 16 communities – particularly in the bursting clusters on the far northwest and southwest sides.



## Illinois

The pattern established in Chicago, where rising incomes were accompanied, and sometimes outpaced by rising housing costs, extended through much of Illinois.

- The state of Illinois saw growth that exceeded that in Chicago by many indicators, and yet when mapped across counties, much of the state's prosperity is concentrated in a **super-region** spreading out from the Chicago/Rockford metro areas into the central state. Incomes, rents and home values all tend to exceed state medians within this cluster, while county medians outside this cluster fall short of state averages.
- **Incomes:** Only twelve counties had median household incomes at or above the state median income of \$46,590 – and seven of them fell in the Chicago metro area. Median household incomes in rural counties to the southeast and southwest of the state were under \$33,000. Higher median incomes correspond with greater concentrations of high income households, particularly in the six counties immediately surrounding Cook, where high income households, with incomes over 120 percent of the state median, comprise 50 – 60 percent of all households in some of the state's most populous counties.

- **Housing Costs:** In many counties, high incomes correspond to higher rents and home values. Incomes are rising faster than housing costs statewide, but the housing costs of owner occupants are rising faster than incomes throughout the super-region. In ten of the counties in this region, homeowner costs are rising 10 – 21 percent faster than incomes.
- **Housing Cost Burden:** Renters are more likely to be paying 35 percent or more of their income for housing than homeowners in Illinois, particularly in rural counties, where rents may be low, but incomes are very low. Yet the number of homeowners paying large portions of their income for housing rose 38 percent from 1990 to 2000. Most cost burdened owners were low income households, but cost burden grew fastest among moderate income owners, whose numbers increased by 80 percent between 1990 and 2000.
- **Poverty:** The number of people in poverty dropped by 3 percent statewide, but it rose in fourteen counties – including nine of those surrounding Cook County. Some of these persons may have been displaced from the city of Chicago, where the number of people in poverty dropped 6 percent. The concentrations of people in poverty in these counties are still low, but the fact that their numbers increased in

those counties with unusually high incomes, and housing costs, indicates the growing need for affordable housing in this region

As a final chapter in the each volume, the *Affordable Housing Fact Book* outlines a menu of policy initiatives to create new resources and integrated policies for preventing displacement, promoting preservation and encouraging production of affordable housing. Most of these initiatives have been developed through Valuing Affordability, the Chicago Rehab Network's ongoing campaign to create the social and political climate where affordability is recognized as a benefit to all residents and institutions, and as an essential infrastructure for successful cities and regions.

## HOW TO USE THESE FACT SHEETS

### What do these facts mean?

Affordability is an umbrella term, drawing on a host of housing related variables that help us understand the needs of a community and the people who live there. These fact sheets are designed to bring some of the most important of these factors together in one place. As you use them to assess how they add up to impact the quality and affordability of a community's housing stock, you might want to consider some of the following questions:

### Is the population rising or falling?

Population change can both indicate and drive changes in housing conditions. For instance, the population might fall as people are moving out of a disinvested community, and a dropping population can also make for a soft housing market, making it difficult to attract new investment. On the other hand a dropping population could also indicate that a neighborhood is being redeveloped for richer, smaller households.

### Is it the same population?

Significant changes in who lives in a community can also indicate changes in housing conditions, as a community becomes a more, or less affordable place to live. Change in ethnic composition could be one indicator of such a change. Change in incomes could be another.

### Have incomes changed?

A significant change in the median income does not necessarily indicate a rise in the incomes of long time residents – if the median income rose, it could mean that more high income people moved to the area, or that low income people left. This might show up as an increase in the number of high income households, or a drop in the number of low income households, or a combination of both.

The community area and ward fact sheets show income distribution based both on the Chicago median income and on the area median income. The area median income is calculated by HUD each year based on incomes in the six county Chicago Primary Statistical Area, and is used to determine affordability guidelines for many subsidized housing programs. Since it includes suburbs like Winnetka and Lake Forest, a family earning less than 80 percent of the area median income may have an income significantly higher than a low income family earning 80 percent of the Chicago median. As a result, much subsidized “affordable” housing in Chicago is targeted toward households earning considerably more than 80 percent of the Chicago median income.

### Has the number of people in poverty changed?

Citywide, the number of people in poverty dropped by 6 percent between 1990 and 2000, but in many communities the number rose. Some of these changes may reflect a change in the income of long time residents, but it could also indicate that the population itself is changing as housing becomes more, or less affordable.

### Did the housing supply keep pace?

Did the number of housing units rise or fall at a pace consistent with the change in population? And was there any shift in the balance between homeowners and renters? Rental housing meets the needs of many households who cannot afford to buy their own home. Fluctuations in the rental vacancy rate can also indicate whether the supply of rental housing is adequate. A rental vacancy rate of 6 percent or less is generally considered a tight rental market, while a rental vacancy rate of 12 percent or more indicates a soft one.

### **Did the median rent/median home value rise or fall?**

Is the median rent/median home value higher or lower than it is for the city as a whole? Did it rise faster or slower than the community's median income? If housing costs are rising faster than incomes, it might indicate that housing is less affordable than it was in 1990. If incomes are rising faster than housing costs, it could indicate that housing is becoming more affordable, but it could also mean that higher income households are moving in, or lower income households are leaving – which would show up under percent change in income distribution.

### **How many renters/homeowners are housing cost burdened?**

Households that are paying more than 30 percent of their income are often said to be housing cost burdened. On these fact sheets we tallied how many households were paying 35 percent or more of their incomes for housing, and how many were paying 50 percent or more. In general, renters are more likely than owners to be paying large portions of their income for housing. But in Chicago and in Illinois, we found housing cost burden to be a growing problem among homeowners.

How do the proportions of cost burdened households in your community compare to city or state figures? Cost burden can lead to other forms of housing stress, such as overcrowding, as families double up to pay the rent, or mortgage foreclosures as families find they can't make their housing payments.

### **How many households are overcrowded?**

Households with more than one person per room were counted as overcrowded on these sheets. For example, a 4 person household in a one bedroom, three room apartment would be counted as overcrowded, but a three person household in the same apartment would not. Overcrowding is on the rise in Chicago and Illinois – how do the rates in your community compare to the city or state as a whole?

### **What can you do?**

Educate yourself and share your knowledge with others. Support affordable housing in your neighborhood. Use this book. If you would like to become more active, call the Chicago Rehab Network and we can direct you to organizations that are working for affordable housing in your area.





COMMUNITY AREA FACT SHEETS

# 1 ROGERS PARK

## POPULATION

	2000	
Total Population	63,484	
Change in Population 1990-2000	5.1%	
% Foreign Born	33.8%	
Average Household Size	2.3	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	20,170	-25.4%
African American	18,767	18.1%
Hispanic	17,639	46.9%
Asian – Pacific Islander	4,110	-19.4%
Other	2,798	

## INCOME

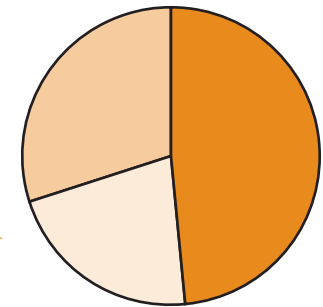
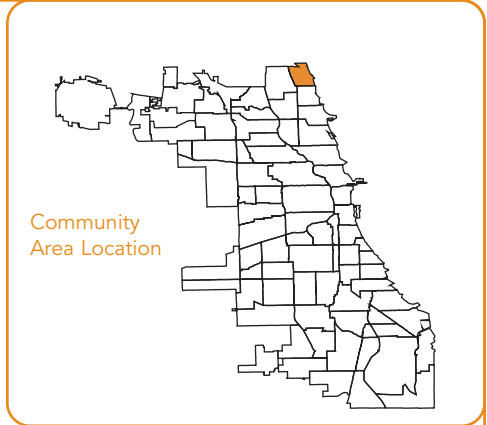
	2000	Change 1990-2000
Median Household Income	\$31,602	-1.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	12,993	16.3%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	19,553	11.2%
Moderate Income Households (80-120%)	3,494	-21.1%
High Income Households (>120%)	2,456	-25.5%

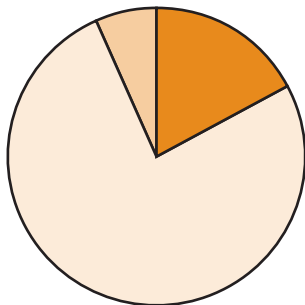
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	12,361	12.1%
Moderate Income Households (80-120%)	5,499	2.6%
High Income Households (>120%)	7,643	-14.5%



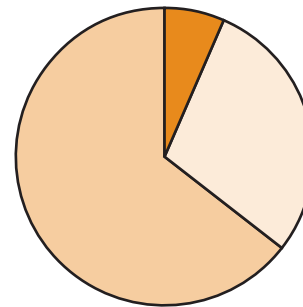
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	27,358	-1.5%
Owner Occupied	4,688	20.1%
Renter Occupied	20,849	-2.4%
Vacant	1,821	-27.3%



## UNITS PER BUILDING

	2000
1 Unit	1,781
2-9 Units	7,933
10+ Units	17,630



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.6%	
Rental Vacancy Rate	5.3%	-3.4%
Median Gross Rent	\$610	6.1%*
Median Home Value	\$180,569	24.3%*
City Owned Vacant Properties		7
Project Based Section 8 Units		598

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	6,421	30.8%
Extreme Cost Burdened Renters (paying >50%)	3,889	18.7%
Cost Burdened Owner Occupants	229	16.2%
Overcrowded Households	4,164	16.3%
Lead Exposed Children	8.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

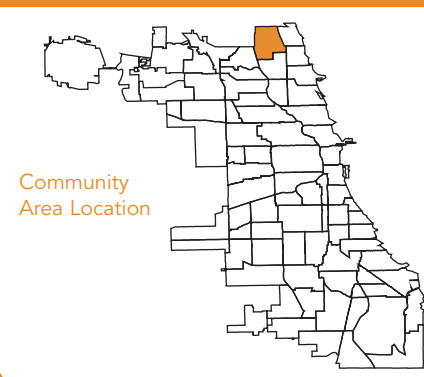
	2000	
Total Population	73,199	
Change in Population 1990-2000	12.0%	
% Foreign Born	45.6%	
Average Household Size	2.8	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	36,403	-22.7%
African American	4,962	142.6%
Hispanic	11,353	110.3%
Asian – Pacific Islander	16,383	55.7%
Other	4,098	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$41,144	-2.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,314	27.0%

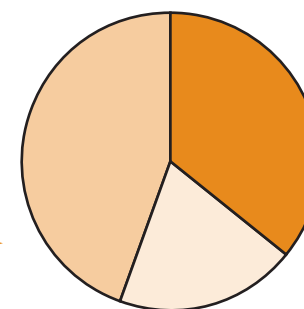


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	16,291	17.6%
Moderate Income Households (80-120%)	5,164	-3.3%
High Income Households (>120%)	4,081	-30.7%

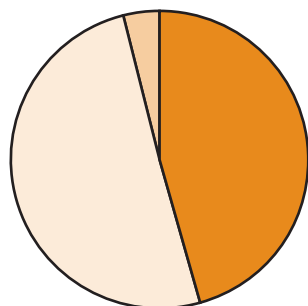
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	9,137	12.4%
Moderate Income Households (80-120%)	5,036	13.2%
High Income Households (>120%)	11,363	-9.1%



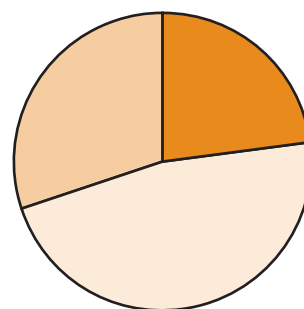
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	26,533	1.5%
Owner Occupied	12,097	1.0%
Renter Occupied	13,394	1.8%
Vacant	1,042	3.8%



**UNITS PER BUILDING**

	2000
1 Unit	6,078
2-9 Units	12,456
10+ Units	7,991



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.1%	
Rental Vacancy Rate	3.9%	-1.1%
Median Gross Rent	\$689	4.7%*
Median Home Value	\$189,474	10.7%*
City Owned Vacant Properties		0
Project Based Section 8 Units		99

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,347	32.5%
Extreme Cost Burdened Renters (paying >50%)	2,829	21.2%
Cost Burdened Owner Occupants	1,071	19.7%
Overcrowded Households	3,403	13.3%
Lead Exposed Children	5.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

### 3 UPTOWN

#### POPULATION

	2000	
Total Population	63,551	
Change in Population 1990-2000	-0.5%	
% Foreign Born	33.0%	
Average Household Size	2.0	

#### RACE & ETHNICITY

	2000	Change 1990-2000
White	26,784	8.2%
African American	13,415	-11.4%
Hispanic	12,674	-12.0%
Asian – Pacific Islander	8,255	-6.8%
Other	2,423	

#### INCOME

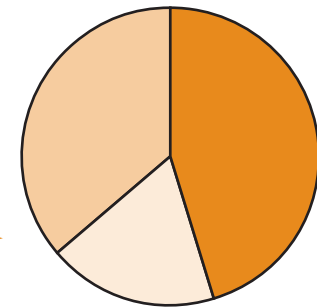
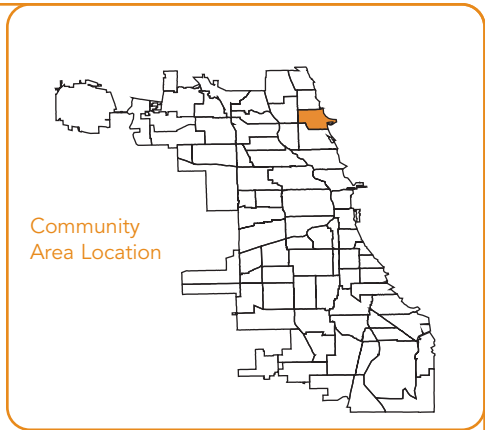
	2000	Change 1990-2000
Median Household Income	\$32,328	22.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	15,330	-20.0%

#### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	43,293	6.5%
Moderate Income Households (80-120%)	10,093	15.9%
High Income Households (>120%)	8,209	-7.5%

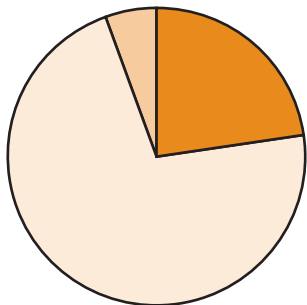
#### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	27,881	1.7%
Moderate Income Households (80-120%)	11,387	5.2%
High Income Households (>120%)	22,326	11.8%



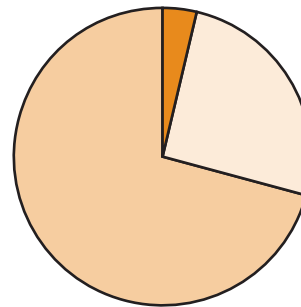
#### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	32,440	1.5%
Owner Occupied	7,354	70.6%
Renter Occupied	23,279	-1.8%
Vacant	1,807	-54.1%



#### UNITS PER BUILDING

	2000
1 Unit	1,197
2-9 Units	8,265
10+ Units	22,953



#### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.8%	
Rental Vacancy Rate	4.5%	-6.5%
Median Gross Rent	\$564	11.3%*
Median Home Value	\$270,300	46.4%*
City Owned Vacant Properties	8	
Project Based Section 8 Units	3,799	

#### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	7,225	31.1%
Extreme Cost Burdened Renters (paying >50%)	4,426	19.0%
Cost Burdened Owner Occupants	193	21.7%
Overcrowded Households	3,840	12.5%
Lead Exposed Children	7.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

	2000	
Total Population	44,574	
Change in Population 1990-2000	-0.7%	
% Foreign Born	38.6%	
Average Household Size	2.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	23,716	-12.4%
African American	1,342	23.5%
Hispanic	11,831	14.3%
Asian – Pacific Islander	5,941	-0.7%
Other	1,744	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$40,898	15.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,991	-14.4%

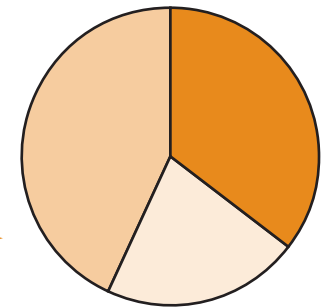


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,163	2.8%
Moderate Income Households (80-120%)	3,554	1.4%
High Income Households (>120%)	2,938	3.9%

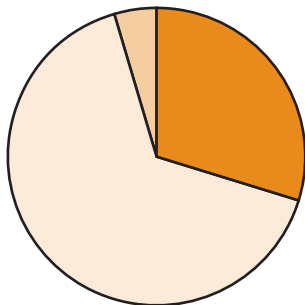
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,604	-5.0%
Moderate Income Households (80-120%)	4,006	3.2%
High Income Households (>120%)	8,045	9.7%



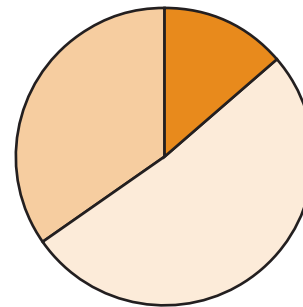
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	19,548	1.4%
Owner Occupied	5,817	13.5%
Renter Occupied	12,834	-1.2%
Vacant	897	-22.9%



**UNITS PER BUILDING**

	2000
1 Unit	2,664
2-9 Units	10,096
10+ Units	6,782



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.5%	
Rental Vacancy Rate	2.9%	-3.0%
Median Gross Rent	\$664	16.0%*
Median Home Value	\$217,098	38.9%*
City Owned Vacant Properties	1	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,380	26.3%
Extreme Cost Burdened Renters (paying >50%)	1,946	15.1%
Cost Burdened Owner Occupants	353	15.9%
Overcrowded Households	2,135	11.4%
Lead Exposed Children	6.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 5 NORTH CENTER

## POPULATION

	2000	
Total Population	31,895	
Change in Population 1990-2000	-3.4%	
% Foreign Born	14.5%	
Average Household Size	2.0	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	21,938	4.1%
African American	1,333	34.4%
Hispanic	6,496	-28.2%
Asian – Pacific Islander	1,336	-21.0%
Other	792	

## INCOME

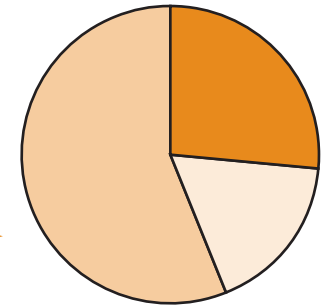
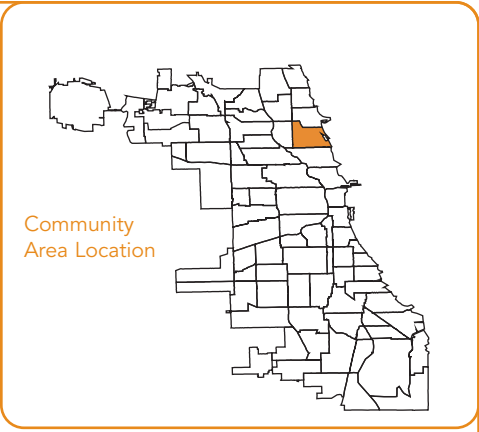
	2000	Change 1990-2000
Median Household Income	\$51,758	33.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,731	-31.7%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	7,743	-5.5%
Moderate Income Households (80-120%)	3,162	5.8%
High Income Households (>120%)	3,902	51.2%

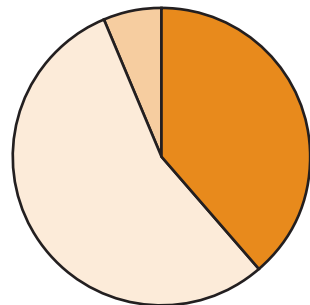
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	3,922	-18.6%
Moderate Income Households (80-120%)	2,576	-3.9%
High Income Households (>120%)	8,309	32.7%



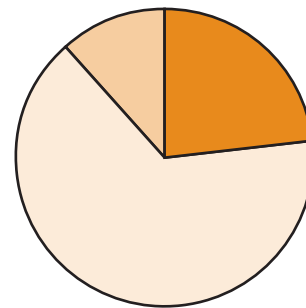
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	15,795	7.2%
Owner Occupied	6,101	15.0%
Renter Occupied	8,695	4.1%
Vacant	999	-6.4%



## UNITS PER BUILDING

	2000
1 Unit	3,661
2-9 Units	10,300
10+ Units	1,834



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	6.1%	
Rental Vacancy Rate	4.3%	-2.8%
Median Gross Rent	\$789	46.8%*
Median Home Value	\$293,678	107.9%*
City Owned Vacant Properties		3
Project Based Section 8 Units		98

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,935	22.3%
Extreme Cost Burdened Renters (paying >50%)	993	11.4%
Cost Burdened Owner Occupants	494	17.8%
Overcrowded Households	532	3.6%
Lead Exposed Children	5.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

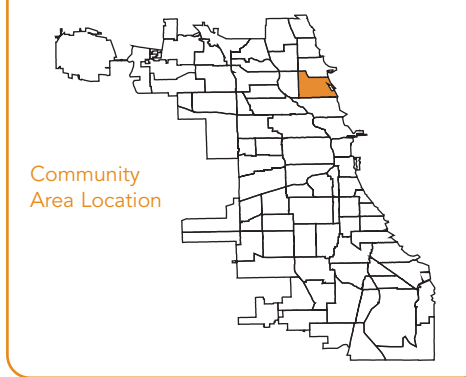
	2000	
Total Population	94,817	
Change in Population 1990-2000	4.2%	
% Foreign Born	13.8%	
Average Household Size	1.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	75,363	10.5%
African American	4,193	-24.8%
Hispanic	8,268	-36.1%
Asian – Pacific Islander	5,196	32.7%
Other	1,797	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$53,881	26.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	8,203	-15.0%

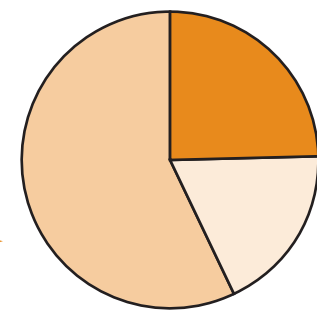


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	28,500	-1.0%
Moderate Income Households (80-120%)	11,867	11.8%
High Income Households (>120%)	16,640	21.7%

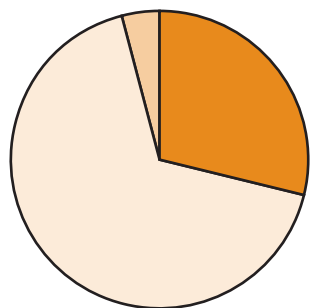
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	14,025	-11.1%
Moderate Income Households (80-120%)	10,438	0.8%
High Income Households (>120%)	32,544	20.8%



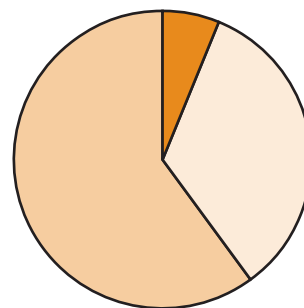
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	59,396	3.0%
Owner Occupied	17,121	27.9%
Renter Occupied	39,841	0.8%
Vacant	2,434	-49.2%



**UNITS PER BUILDING**

	2000
1 Unit	3,666
2-9 Units	20,031
10+ Units	35,661



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	5.7%	
Rental Vacancy Rate	3.0%	-4.9%
Median Gross Rent	\$855	24.4%*
Median Home Value	\$392,967	52.5%*
City Owned Vacant Properties	1	
Project Based Section 8 Units	1,127	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	9,642	24.2%
Extreme Cost Burdened Renters (paying >50%)	5,523	13.9%
Cost Burdened Owner Occupants	450	15.4%
Overcrowded Households	1,596	2.8%
Lead Exposed Children	2.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

## 7 LINCOLN PARK

### POPULATION

	2000	
Total Population	64,320	
Change in Population 1990-2000	5.3%	
% Foreign Born	8.1%	
Average Household Size	1.7	

### RACE & ETHNICITY

	2000	Change 1990-2000
White	54,341	4.6%
African American	3,323	-7.4%
Hispanic	3,254	-18.3%
Asian – Pacific Islander	2,347	66.1%
Other	1,055	

### INCOME

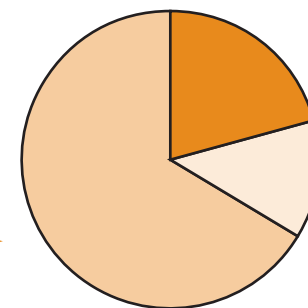
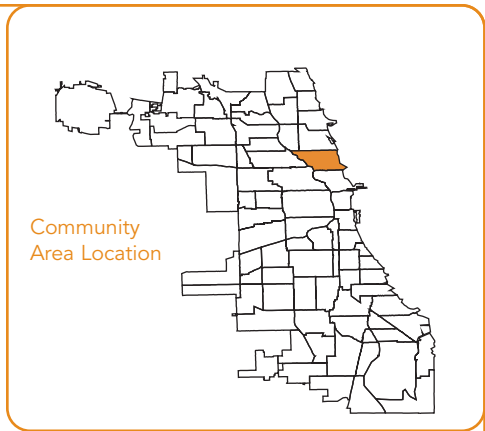
	2000	Change 1990-2000
Median Household Income	\$68,613	24.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	5,305	-10.2%

### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,163	-2.0%
Moderate Income Households (80-120%)	6,691	-0.1%
High Income Households (>120%)	14,850	9.3%

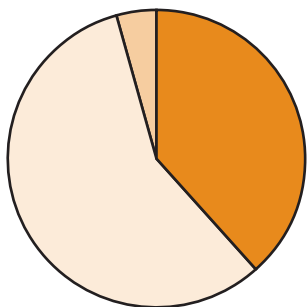
### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,407	-7.5%
Moderate Income Households (80-120%)	4,591	-11.0%
High Income Households (>120%)	23,707	9.9%



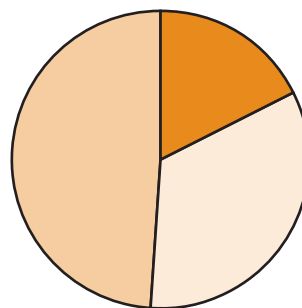
### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	37,398	-0.9%
Owner Occupied	14,342	26.8%
Renter Occupied	21,432	-8.6%
Vacant	1,624	-45.9%



### UNITS PER BUILDING

	2000
1 Unit	6,572
2-9 Units	12,545
10+ Units	18,319



### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	8.5%	
Rental Vacancy Rate	2.8%	-3.9%
Median Gross Rent	\$931	16.2%*
Median Home Value	\$518,063	19.4%*
City Owned Vacant Properties		15
Project Based Section 8 Units		547

### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,808	22.5%
Extreme Cost Burdened Renters (paying >50%)	2,822	13.2%
Cost Burdened Owner Occupants	857	16.0%
Overcrowded Households	469	1.3%
Lead Exposed Children	2.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	72,811	
Change in Population 1990-2000	15.9%	
% Foreign Born	13.3%	
Average Household Size	1.4	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	50,397	12.9%
African American	13,884	-4.5%
Hispanic	2,805	51.1%
Asian – Pacific Islander	4,477	160.6%
Other	1,248	

**INCOME**

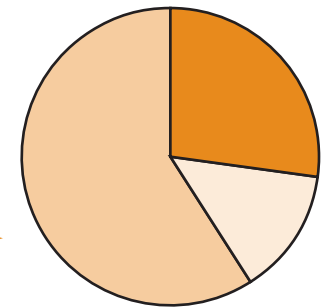
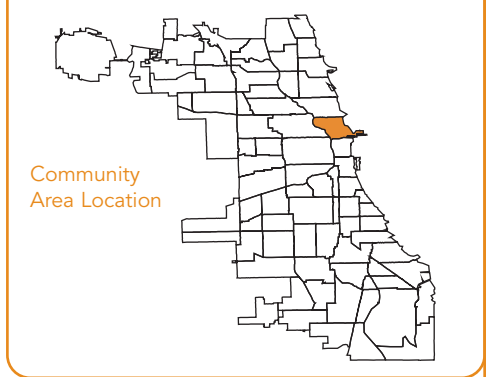
	2000	Change 1990-2000
Median Household Income	\$57,811	11.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,792	-10.7%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	21,446	26.8%
Moderate Income Households (80-120%)	8,343	31.3%
High Income Households (>120%)	15,758	11.6%

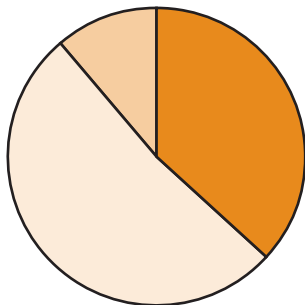
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	12,377	20.5%
Moderate Income Households (80-120%)	6,268	19.6%
High Income Households (>120%)	26,902	23.0%



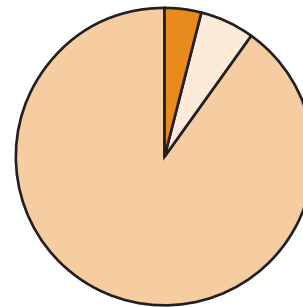
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	51,156	12.5%
Owner Occupied	18,812	61.6%
Renter Occupied	26,620	3.1%
Vacant	5,724	-28.7%



**UNITS PER BUILDING**

	2000
1 Unit	2,034
2-9 Units	3,026
10+ Units	46,083



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	14.3%	
Rental Vacancy Rate	6.6%	-12.5%
Median Gross Rent	\$948	5.0%*
Median Home Value	\$625,692	-7.8%*
City Owned Vacant Properties	125	
Project Based Section 8 Units	1,896	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	7,817	29.4%
Extreme Cost Burdened Renters (paying >50%)	4,763	17.9%
Cost Burdened Owner Occupants	194	15.9%
Overcrowded Households	1,920	4.2%
Lead Exposed Children	4.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

## 9 EDISON PARK

### POPULATION

	2000	
Total Population	11,259	
Change in Population 1990-2000	-1.5%	
% Foreign Born	11.5%	
Average Household Size	2.3	

### RACE & ETHNICITY

	2000	Change 1990-2000
White	10,503	-5.0%
African American	19	533.3%
Hispanic	463	113.4%
Asian – Pacific Islander	200	35.1%
Other	74	

### INCOME

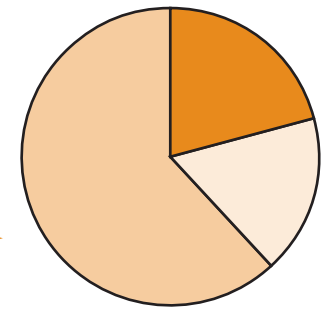
	2000	Change 1990-2000
Median Household Income	\$57,083	3.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	270	12.0%

### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	2,228	21.8%
Moderate Income Households (80-120%)	1,262	1.0%
High Income Households (>120%)	1,300	-21.6%

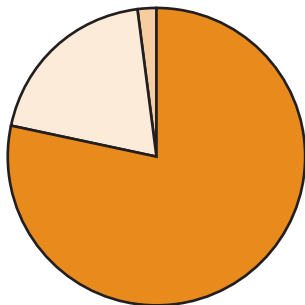
### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	998	-5.6%
Moderate Income Households (80-120%)	828	33.5%
High Income Households (>120%)	2,965	-3.1%



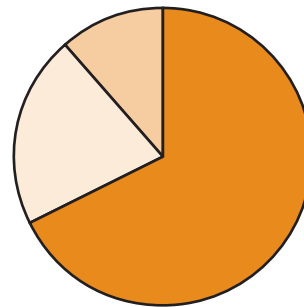
### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	4,886	1.6%
Owner Occupied	3,828	1.1%
Renter Occupied	958	5.9%
Vacant	100	-15.3%



### UNITS PER BUILDING

	2000
1 Unit	3,294
2-9 Units	1,018
10+ Units	557



### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.0%	
Rental Vacancy Rate	2.5%	-1.5%
Median Gross Rent	\$728	3.3%*
Median Home Value	\$210,983	14.9%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	188	19.6%
Extreme Cost Burdened Renters (paying >50%)	88	9.2%
Cost Burdened Owner Occupants	490	15.8%
Overcrowded Households	58	1.2%
Lead Exposed Children	1.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

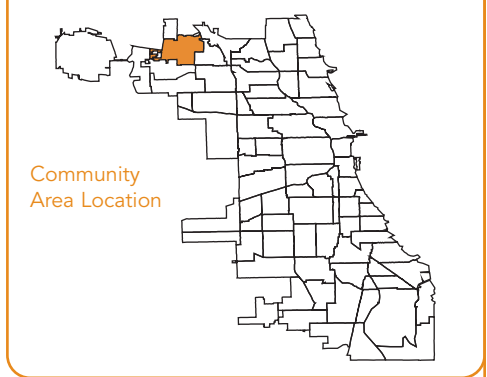
	2000	
Total Population	37,669	
Change in Population 1990-2000	-0.1%	
% Foreign Born	18.7%	
Average Household Size	2.4	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	33,288	-7.3%
African American	332	1647.4%
Hispanic	2,409	139.7%
Asian – Pacific Islander	1,229	74.6%
Other	411	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$53,402	1.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,611	86.7%

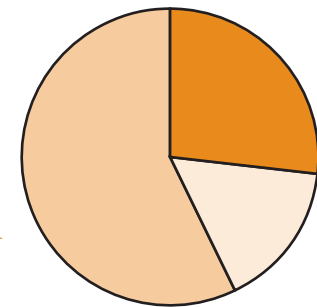


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	7,740	19.4%
Moderate Income Households (80-120%)	3,662	-4.4%
High Income Households (>120%)	3,938	-18.0%

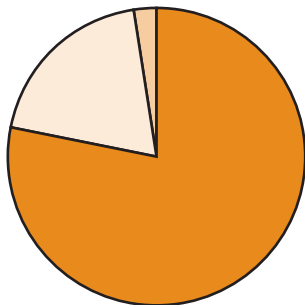
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	4,113	11.9%
Moderate Income Households (80-120%)	2,451	13.6%
High Income Households (>120%)	8,775	-5.5%



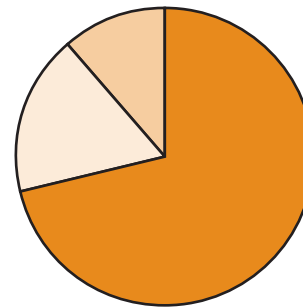
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	15,830	1.9%
Owner Occupied	12,373	1.8%
Renter Occupied	3,067	1.5%
Vacant	390	8.9%



**UNITS PER BUILDING**

	2000
1 Unit	11,204
2-9 Units	2,739
10+ Units	1,786



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.2%	
Rental Vacancy Rate	2.3%	-2.5%
Median Gross Rent	\$748	8.0%*
Median Home Value	\$195,574	11.6%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,037	33.6%
Extreme Cost Burdened Renters (paying >50%)	529	17.2%
Cost Burdened Owner Occupants	1,642	15.9%
Overcrowded Households	222	1.4%
Lead Exposed Children	0.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 11 JEFFERSON PARK

## POPULATION

	2000	
Total Population	25,859	
Change in Population 1990-2000	9.3%	
% Foreign Born	27.4%	
Average Household Size	2.4	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	21,101	-3.0%
African American	81	406.3%
Hispanic	2,881	176.8%
Asian – Pacific Islander	1,247	60.3%
Other	549	

## INCOME

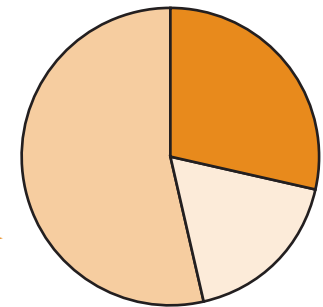
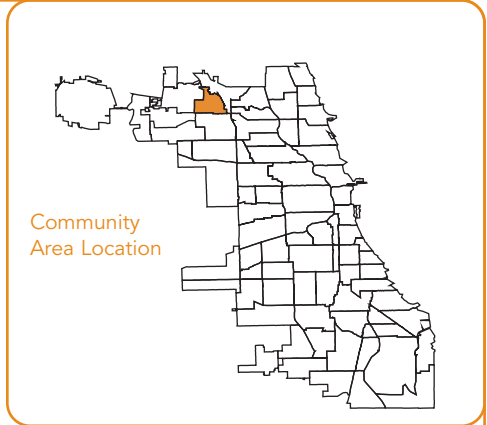
	2000	Change 1990-2000
Median Household Income	\$49,640	4.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,270	43.3%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	5,685	16.7%
Moderate Income Households (80-120%)	2,485	6.3%
High Income Households (>120%)	2,322	-14.7%

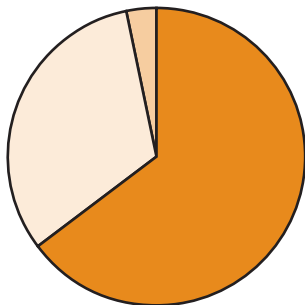
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,995	9.8%
Moderate Income Households (80-120%)	1,874	12.3%
High Income Households (>120%)	5,623	1.5%



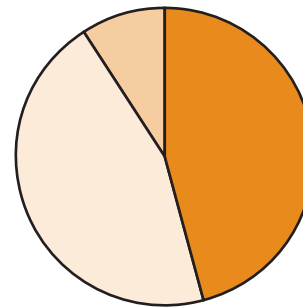
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	10,850	5.0%
Owner Occupied	7,020	4.8%
Renter Occupied	3,476	5.4%
Vacant	354	3.2%



## UNITS PER BUILDING

	2000
1 Unit	4,962
2-9 Units	4,879
10+ Units	993



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.9%	
Rental Vacancy Rate	3.5%	-0.5%
Median Gross Rent	\$705	12.7%*
Median Home Value	\$182,209	17.2%*
City Owned Vacant Properties		7
Project Based Section 8 Units		598

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	753	21.7%
Extreme Cost Burdened Renters (paying >50%)	446	12.9%
Cost Burdened Owner Occupants	849	19.1%
Overcrowded Households	379	3.6%
Lead Exposed Children	1.8% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

	2000	
Total Population	18,165	
Change in Population 1990-2000	2.9%	
% Foreign Born	19.8%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	14,793	-7.5%
African American	71	688.9%
Hispanic	1,389	138.3%
Asian – Pacific Islander	1,589	50.8%
Other	323	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$68,269	-0.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	463	100.4%

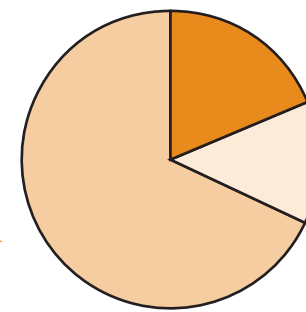


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	2,652	26.6%
Moderate Income Households (80-120%)	1,579	13.5%
High Income Households (>120%)	2,735	-18.9%

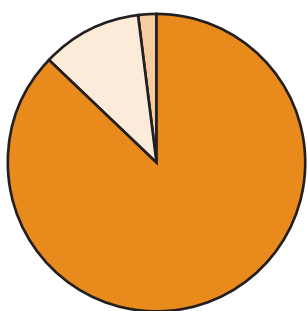
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,300	23.9%
Moderate Income Households (80-120%)	928	14.3%
High Income Households (>120%)	4,738	-5.2%



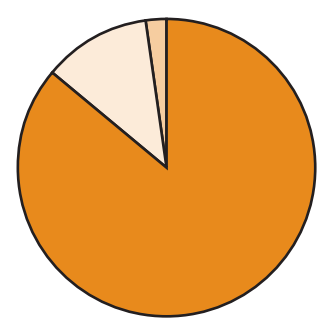
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	7,100	0.8%
Owner Occupied	6,186	1.2%
Renter Occupied	773	10.0%
Vacant	141	-37.9%



**UNITS PER BUILDING**

	2000
1 Unit	6,109
2-9 Units	831
10+ Units	160



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.2%	
Rental Vacancy Rate	1.8%	-1.5%
Median Gross Rent	\$757	13.0%*
Median Home Value	\$266,688	16.3%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	197	25.5%
Extreme Cost Burdened Renters (paying >50%)	108	14.0%
Cost Burdened Owner Occupants	1,123	19.6%
Overcrowded Households	146	2.1%
Lead Exposed Children	0.9% of children tested	

→ Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 13 NORTH PARK

## POPULATION

	2000	
Total Population	18,514	
Change in Population 1990-2000	14.0%	
% Foreign Born	38.4%	
Average Household Size	2.7	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	10,336	-8.3
African American	452	250.4%
Hispanic	2,652	79.1%
Asian – Pacific Islander	4,429	33.9%
Other	645	

## INCOME

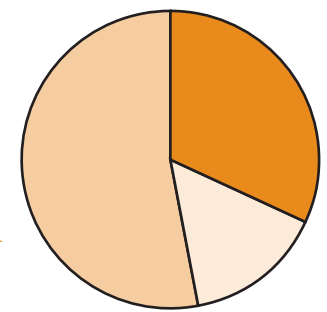
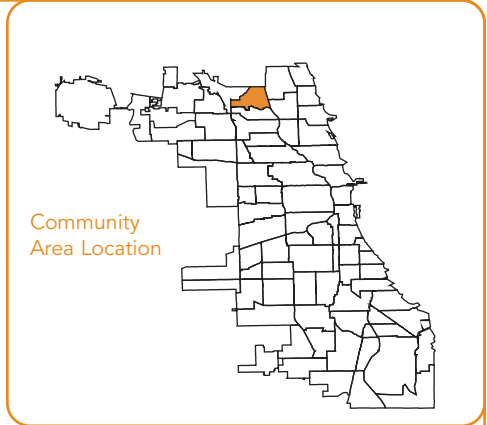
	2000	Change 1990-2000
Median Household Income	\$49,208	4.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,841	63.1%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	3,579	24.9%
Moderate Income Households (80-120%)	1,476	14.1%
High Income Households (>120%)	1,460	-9.3%

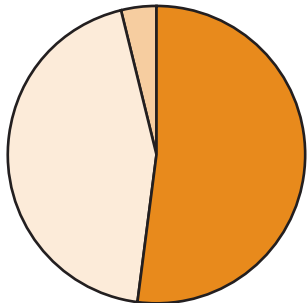
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,077	22.6%
Moderate Income Households (80-120%)	985	9.7%
High Income Households (>120%)	3,453	8.8%



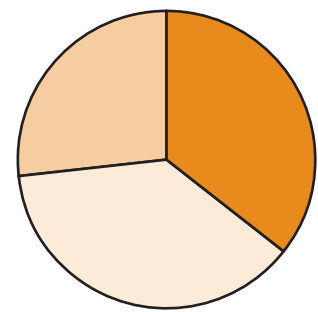
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	6,775	12.8%
Owner Occupied	3,526	15.8%
Renter Occupied	2,989	8.0%
Vacant	260	32.7%



## UNITS PER BUILDING

	2000
1 Unit	2,403
2-9 Units	2,544
10+ Units	1,808



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	8.0%	
Rental Vacancy Rate	3.2%	-0.6%
Median Gross Rent	\$660	7.3%*
Median Home Value	\$199,301	10.1%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	315	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	814	26.8%
Extreme Cost Burdened Renters (paying >50%)	389	12.8%
Cost Burdened Owner Occupants	379	17.3%
Overcrowded Households	557	8.6%
Lead Exposed Children	5.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

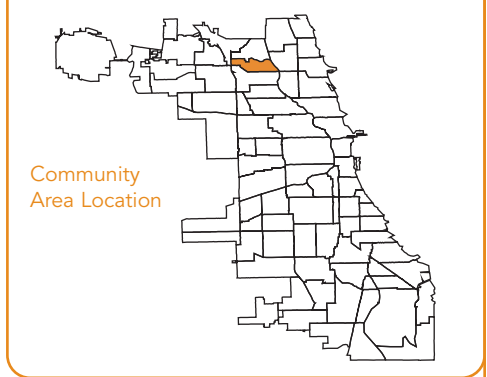
	2000	
Total Population	57,655	
Change in Population 1990-2000	16.5%	
% Foreign Born	52.2%	
Average Household Size	3.2	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	15,866	-22.4%
African American	1,907	27.9%
Hispanic	26,741	69.9%
Asian – Pacific Islander	10,197	-11.1%
Other	2,944	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$40,711	11.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,059	17.5%

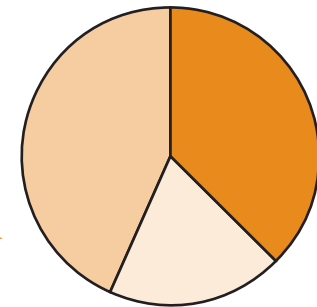


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,149	14.5%
Moderate Income Households (80-120%)	3,480	6.6%
High Income Households (>120%)	2,460	-10.3%

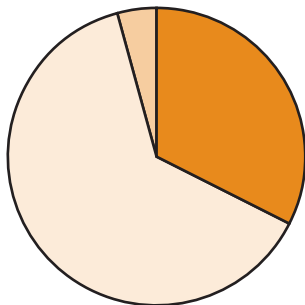
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,400	8.5%
Moderate Income Households (80-120%)	3,282	5.6%
High Income Households (>120%)	7,409	9.9%



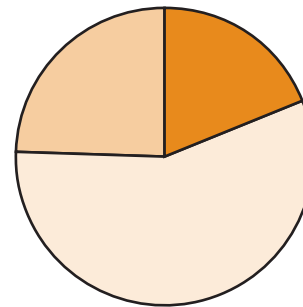
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	17,842	4.7%
Owner Occupied	5,787	8.6%
Renter Occupied	11,295	7.9%
Vacant	760	-38.7%



**UNITS PER BUILDING**

	2000
1 Unit	3,358
2-9 Units	10,083
10+ Units	4,359



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.3%	
Rental Vacancy Rate	2.6%	-5.7%
Median Gross Rent	\$605	13.7%*
Median Home Value	\$171,741	23.4%*
City Owned Vacant Properties		1
Project Based Section 8 Units		133

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,014	26.7%
Extreme Cost Burdened Renters (paying >50%)	1,804	16.0%
Cost Burdened Owner Occupants	555	19.0%
Overcrowded Households	3,978	23.3%
Lead Exposed Children	7.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 15 PORTAGE PARK

## POPULATION

	2000	
Total Population	65,340	
Change in Population 1990-2000	15.6%	
% Foreign Born	37.3%	
Average Household Size	2.7	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	45,418	-9.6%
African American	336	130.1%
Hispanic	15,022	239.9%
Asian – Pacific Islander	2,488	56.1%
Other	2,076	

## INCOME

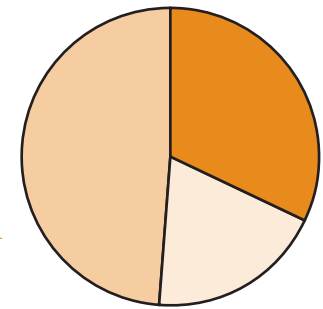
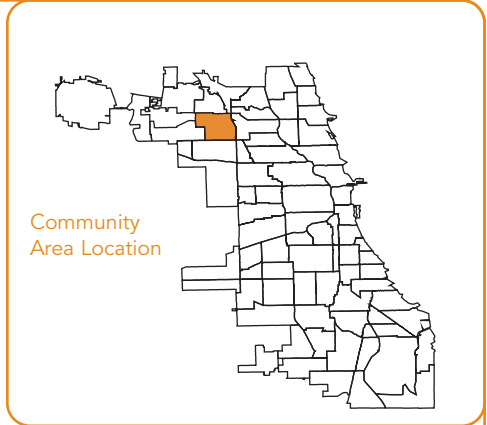
	2000	Change 1990-2000
Median Household Income	\$45,117	4.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	5,194	64.8%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,026	16.8%
Moderate Income Households (80-120%)	5,472	-1.6%
High Income Households (>120%)	4,234	-17.2%

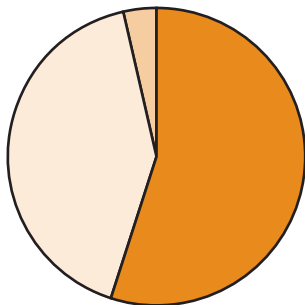
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,607	10.5%
Moderate Income Households (80-120%)	4,545	9.1%
High Income Households (>120%)	11,579	-0.4%



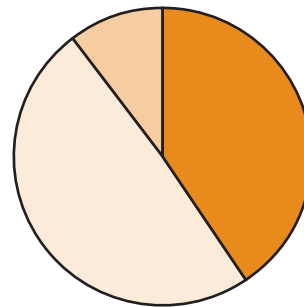
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	24,611	3.9%
Owner Occupied	13,527	2.3%
Renter Occupied	10,200	7.1%
Vacant	884	-6.5%



## UNITS PER BUILDING

	2000
1 Unit	9,977
2-9 Units	12,079
10+ Units	2,550



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.9%	
Rental Vacancy Rate	2.6%	-2.3%
Median Gross Rent	\$633	10.9%*
Median Home Value	\$163,899	16.5%*
City Owned Vacant Properties		9
Project Based Section 8 Units		0

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,645	26.1%
Extreme Cost Burdened Renters (paying >50%)	1,466	14.4%
Cost Burdened Owner Occupants	1,805	20.1%
Overcrowded Households	1,684	7.1%
Lead Exposed Children	3.8% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

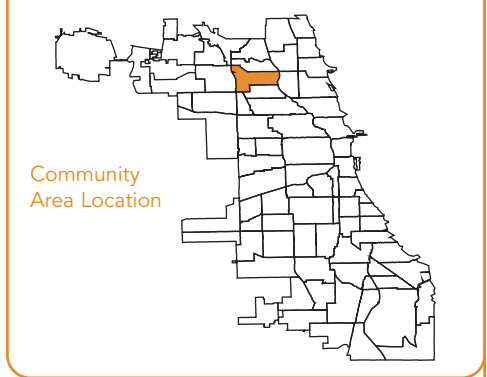
	2000	
Total Population	58,643	
Change in Population 1990-2000	16.9%	
% Foreign Born	35.8%	
Average Household Size	2.7	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	25,912	-21.9%
African American	1,121	174.1%
Hispanic	25,401	107.8%
Asian – Pacific Islander	4,391	7.3%
Other	1,818	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$42,037	8.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	6,541	29.0%

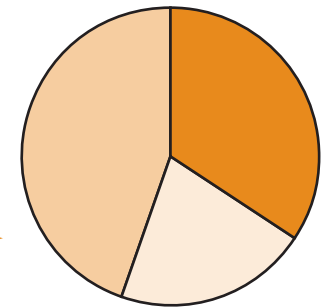


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	13,357	11.7%
Moderate Income Households (80-120%)	4,400	4.2%
High Income Households (>120%)	3,143	-6.7%

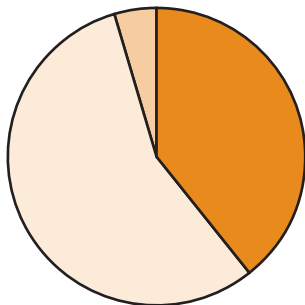
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,161	5.3%
Moderate Income Households (80-120%)	4,406	10.0%
High Income Households (>120%)	9,333	6.7%



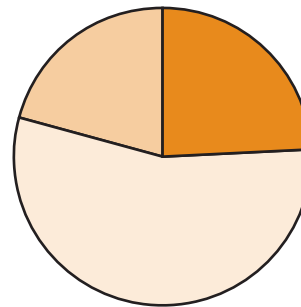
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	21,878	4.9%
Owner Occupied	8,590	6.1%
Renter Occupied	12,286	7.2%
Vacant	1,002	-23.0%



**UNITS PER BUILDING**

	2000
1 Unit	5,297
2-9 Units	12,032
10+ Units	4,540



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.8%	
Rental Vacancy Rate	2.8%	-3.6%
Median Gross Rent	\$636	19.3%*
Median Home Value	\$174,816	30.3%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	102	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,004	24.5%
Extreme Cost Burdened Renters (paying >50%)	1,729	14.1%
Cost Burdened Owner Occupants	885	20.6%
Overcrowded Households	2,199	10.5%
Lead Exposed Children	5.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 17 DUNNING

## POPULATION

	2000	
Total Population	42,164	
Change in Population 1990-2000	14.1%	
% Foreign Born	34.5%	
Average Household Size	2.6	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	34,394	1.0%
African American	234	48.1%
Hispanic	5,441	189.1%
Asian – Pacific Islander	1,328	58.3%
Other	767	

## INCOME

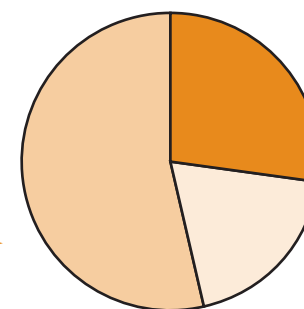
	2000	Change 1990-2000
Median Household Income	\$49,367	3.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,166	31.7%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	8,612	26.0%
Moderate Income Households (80-120%)	3,859	11.4%
High Income Households (>120%)	3,090	-18.2%

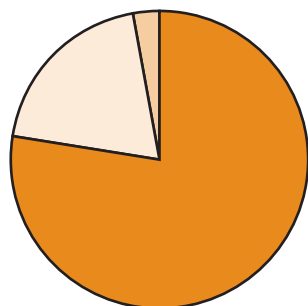
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	4,229	10.4%
Moderate Income Households (80-120%)	2,988	32.3%
High Income Households (>120%)	8,344	4.5%



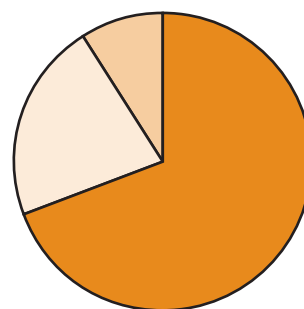
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	16,031	11.5%
Owner Occupied	12,429	11.6%
Renter Occupied	3,142	8.9%
Vacant	460	31.8%



## UNITS PER BUILDING

	2000
1 Unit	11,089
2-9 Units	3,482
10+ Units	1,445



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	8.8%	
Rental Vacancy Rate	2.2%	-1.9%
Median Gross Rent	\$701	11.5%*
Median Home Value	\$163,822	12.4%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	762	24.3%
Extreme Cost Burdened Renters (paying >50%)	423	13.5%
Cost Burdened Owner Occupants	2,197	21.7%
Overcrowded Households	535	3.4%
Lead Exposed Children	1.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

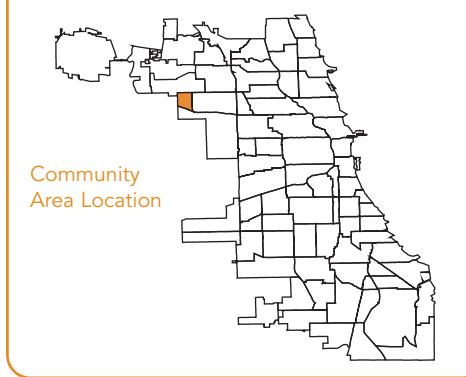
	2000	
Total Population	12,646	
Change in Population 1990-2000	19.6%	
% Foreign Born	33.6%	
Average Household Size	2.9	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	6,892	-24.1%
African American	264	633.3%
Hispanic	4,865	305.8%
Asian – Pacific Islander	340	47.2%
Other	285	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$46,636	5.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	693	21.6%

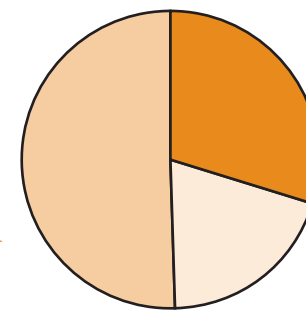


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	2,413	13.1%
Moderate Income Households (80-120%)	859	-12.5%
High Income Households (>120%)	854	-8.2%

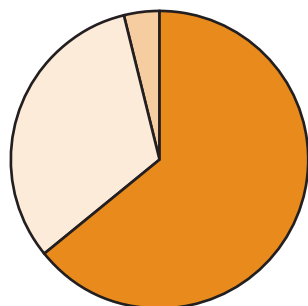
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,228	8.6%
Moderate Income Households (80-120%)	814	7.7%
High Income Households (>120%)	2,083	-3.4%



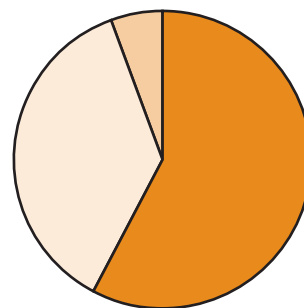
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	4,305	3.0%
Owner Occupied	2,760	4.4%
Renter Occupied	1,379	-0.7%
Vacant	166	12.9%



**UNITS PER BUILDING**

	2000
1 Unit	2,480
2-9 Units	1,576
10+ Units	242



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.0%	
Rental Vacancy Rate	3.3%	-1.4%
Median Gross Rent	\$648	10.9%*
Median Home Value	\$156,963	16.7%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	408	29.6%
Extreme Cost Burdened Renters (paying >50%)	212	15.4%
Cost Burdened Owner Occupants	494	22.6%
Overcrowded Households	346	8.4%
Lead Exposed Children	3.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 19 BELMONT CRAGIN

## POPULATION

	2000	
Total Population	78,144	
Change in Population 1990-2000	37.6%	
% Foreign Born	42.2%	
Average Household Size	3.5	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	21,881	-41.3%
African American	2,000	254.6%
Hispanic	50,881	198.1%
Asian – Pacific Islander	2,003	13.3%
Other	1,379	

## INCOME

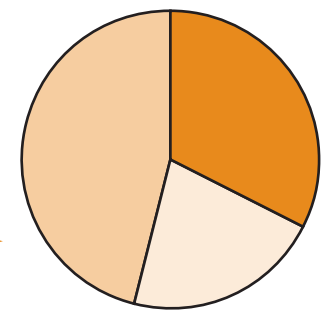
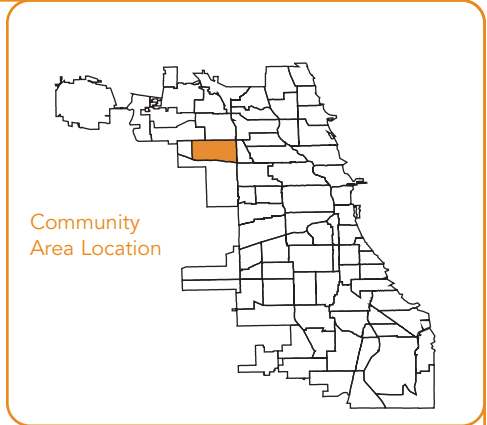
	2000	Change 1990-2000
Median Household Income	\$43,159	7.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	8,705	83.8%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	13,882	17.3%
Moderate Income Households (80-120%)	4,897	-0.3%
High Income Households (>120%)	3,137	-8.0%

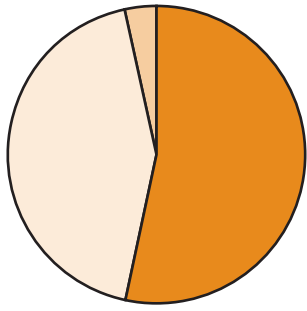
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,115	4.4%
Moderate Income Households (80-120%)	4,703	20.1%
High Income Households (>120%)	10,099	7.2%



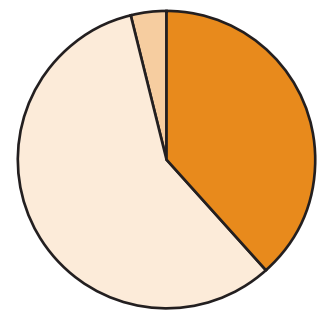
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	22,631	6.3%
Owner Occupied	12,074	4.9%
Renter Occupied	9,777	11.2%
Vacant	780	-21.3%



## UNITS PER BUILDING

	2000
1 Unit	8,669
2-9 Units	13,065
10+ Units	875



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.4%	
Rental Vacancy Rate	2.2%	-2.5%
Median Gross Rent	\$621	15.3%*
Median Home Value	\$147,258	19.2%*
City Owned Vacant Properties		3
Project Based Section 8 Units		0

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,558	26.1%
Extreme Cost Burdened Renters (paying >50%)	1,616	16.5%
Cost Burdened Owner Occupants	1,897	26.2%
Overcrowded Households	3,816	17.4%
Lead Exposed Children	6.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

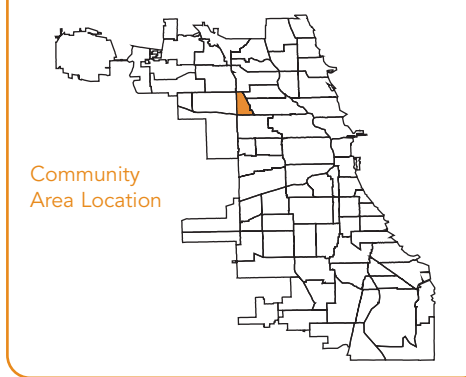
	2000	
Total Population	26,908	
Change in Population 1990-2000	16.3%	
% Foreign Born	32.4%	
Average Household Size	3.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	3,086	-51.4%
African American	649	109.4%
Hispanic	22,574	41.8%
Asian – Pacific Islander	321	-30.1%
Other	278	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$38,159	6.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,457	11.2%

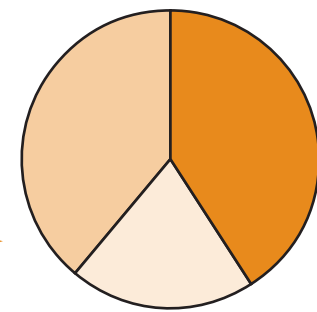


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	5,004	19.3%
Moderate Income Households (80-120%)	1,416	-6.7%
High Income Households (>120%)	782	-22.7%

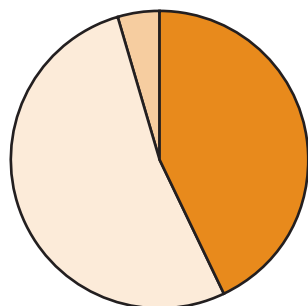
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,943	15.7%
Moderate Income Households (80-120%)	1,456	4.9%
High Income Households (>120%)	2,803	0.4%



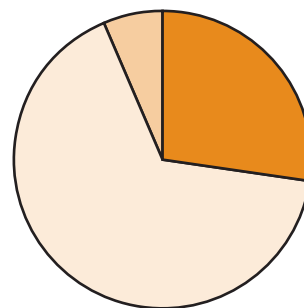
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	7,612	4.6%
Owner Occupied	3,264	2.8%
Renter Occupied	4,002	9.3%
Vacant	346	-21.0%



**UNITS PER BUILDING**

	2000
1 Unit	2,064
2-9 Units	5,009
10+ Units	488



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.4%	
Rental Vacancy Rate	2.0%	-4.7%
Median Gross Rent	\$593	19.6%*
Median Home Value	\$132,002	19.3%*
City Owned Vacant Properties		5
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,237	31.2%
Extreme Cost Burdened Renters (paying >50%)	824	20.8%
Cost Burdened Owner Occupants	391	23.8%
Overcrowded Households	1,496	20.6%
Lead Exposed Children	9.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

21 AVONDALE

POPULATION

	2000	
Total Population	43,083	
Change in Population 1990-2000	21.1%	
% Foreign Born	44.0%	
Average Household Size	3.0	

RACE & ETHNICITY

	2000	Change 1990-2000
White	12,757	-38.2%
African American	669	101.5%
Hispanic	26,700	99.9%
Asian – Pacific Islander	975	-11.5%
Other	1,982	

INCOME

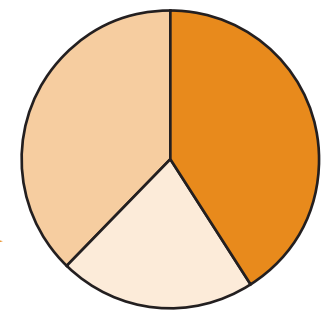
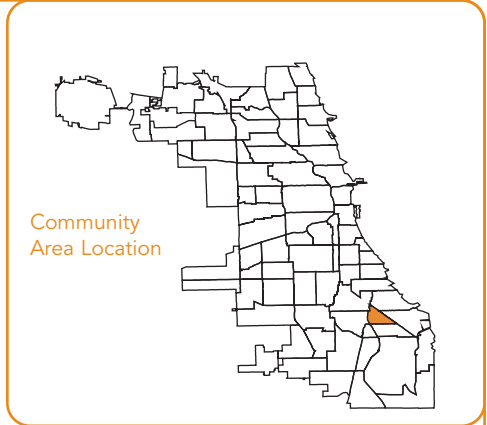
	2000	Change 1990-2000
Median Household Income	\$36,677	2.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,476	21.2%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	9,693	18.6%
Moderate Income Households (80-120%)	2,574	-4.1%
High Income Households (>120%)	1,471	-21.3%

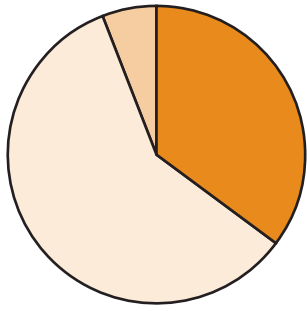
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	5,623	11.9%
Moderate Income Households (80-120%)	2,933	17.6%
High Income Households (>120%)	5,183	-0.5%



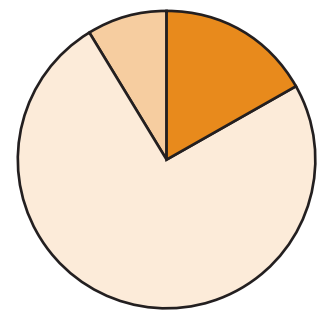
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	14,552	5.2%
Owner Occupied	5,115	7.1%
Renter Occupied	8,578	6.8%
Vacant	859	-15.5%



UNITS PER BUILDING

	2000
1 Unit	2,436
2-9 unit	10,814
10+ Units	1,262



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.9%	
Rental Vacancy Rate	2.9%	-2.7%
Median Gross Rent	\$606	24.9%*
Median Home Value	\$151,021	39.0%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	196	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,503	29.3%
Extreme Cost Burdened Renters (paying >50%)	1,351	15.8%
Cost Burdened Owner Occupants	540	30.8%
Overcrowded Households	2,177	15.9%
Lead Exposed Children	7.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	82,715	
Change in Population 1990-2000	0.1%	
% Foreign Born	28.2%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	21,742	-1.5%
African American	4,290	-4.6%
Hispanic	53,833	-1.7%
Asian – Pacific Islander	1,110	18.7%
Other	1,740	

**INCOME**

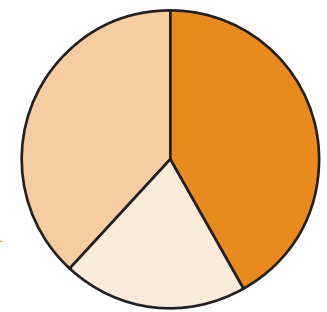
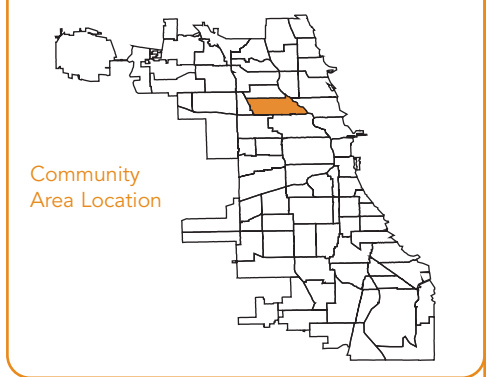
	2000	Change 1990-2000
Median Household Income	\$36,245	19.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,249	-24.7%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	19,884	6.3%
Moderate Income Households (80-120%)	4,938	12.5%
High Income Households (>120%)	4,033	30.4%

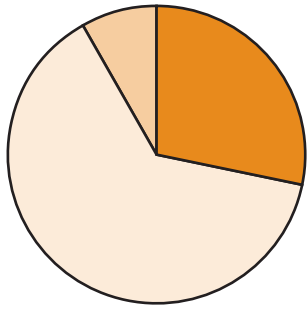
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	12,064	-0.4%
Moderate Income Households (80-120%)	5,782	6.6%
High Income Households (>120%)	11,010	27.1%



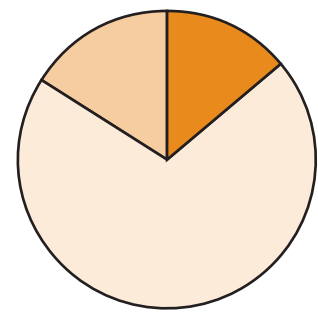
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	31,488	5.7%
Owner Occupied	8,896	13.8%
Renter Occupied	19,995	7.0%
Vacant	2,597	-21.1%



**UNITS PER BUILDING**

	2000
1 Unit	4,367
2-9 Units	22,108
10+ Units	5,046



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.9%	
Rental Vacancy Rate	5.8%	-2.2%
Median Gross Rent	\$639	37.8%*
Median Home Value	\$176,024	80.7%*
City Owned Vacant Properties		39
Project Based Section 8 Units		730

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	6,006	29.9%
Extreme Cost Burdened Renters (paying >50%)	3,363	16.8%
Cost Burdened Owner Occupants	688	22.6%
Overcrowded Households	3,943	13.6%
Lead Exposed Children	11.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

## 23 HUMBOLDT PARK

### POPULATION

	2000	
Total Population	65,836	
Change in Population 1990-2000	-2.6%	
% Foreign Born	18.8%	
Average Household Size	3.3	

### RACE & ETHNICITY

	2000	Change 1990-2000
White	2,184	-46.3%
African American	31,207	-5.7%
Hispanic	31,607	6.3%
Asian – Pacific Islander	262	-46.3%
Other	576	

### INCOME

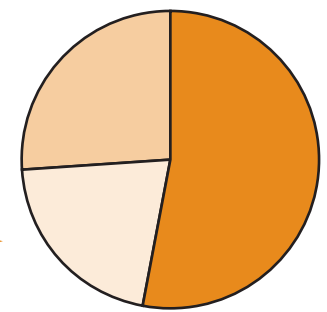
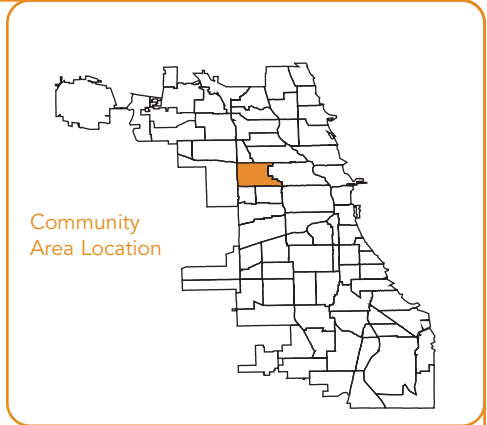
	2000	Change 1990-2000
Median Household Income	\$28,728	7.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	20,352	-10.2%

### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,252	4.3%
Moderate Income Households (80-120%)	2,341	-16.0%
High Income Households (>120%)	1,262	-30.5%

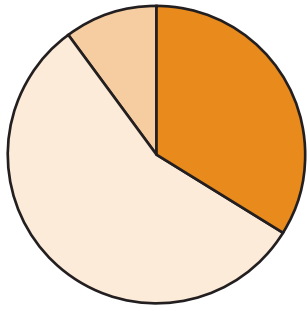
### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,460	-0.4%
Moderate Income Households (80-120%)	3,739	14.6%
High Income Households (>120%)	4,656	-15.4%



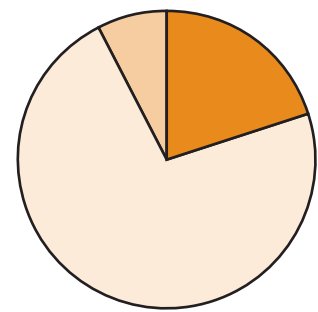
### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,834	-2.7%
Owner Occupied	6,705	1.6%
Renter Occupied	11,125	-4.6%
Vacant	2,004	-5.3%



### UNITS PER BUILDING

	2000
1 Unit	3,954
2-9 Units	14,312
10+ Units	1,499



### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.5%	
Rental Vacancy Rate	5.1%	-2.5%
Median Gross Rent	\$574	29.0%*
Median Home Value	\$95,270	33.4%*
City Owned Vacant Properties	208	
Project Based Section 8 Units	148	

### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,457	40.0%
Extreme Cost Burdened Renters (paying >50%)	3,014	27.1%
Cost Burdened Owner Occupants	995	36.5%
Overcrowded Households	3,348	18.8%
Lead Exposed Children	22.8% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

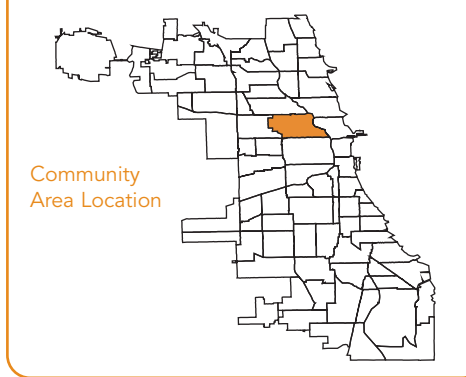
	2000	
Total Population	87,435	
Change in Population 1990-2000	-0.3%	
% Foreign Born	22.8%	
Average Household Size	2.2	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	34,445	42.8%
African American	7,979	0.3%
Hispanic	40,966	-24.6%
Asian – Pacific Islander	1,568	110.5%
Other	2,477	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$38,915	51.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	18,025	-35.1%

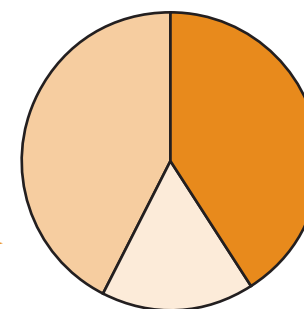


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	22,725	2.9%
Moderate Income Households (80-120%)	6,165	61.5%
High Income Households (>120%)	6,426	123.9%

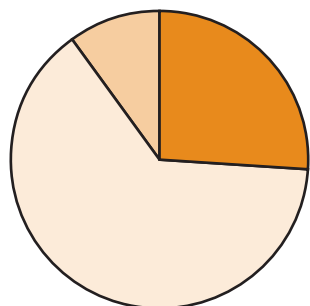
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	14,439	-6.4%
Moderate Income Households (80-120%)	5,864	8.6%
High Income Households (>120%)	15,013	89.3%



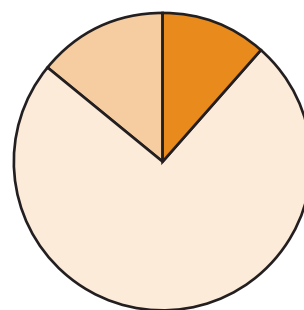
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	39,251	14.2%
Owner Occupied	10,217	51.0%
Renter Occupied	25,107	12.4%
Vacant	3,927	-25.4%



**UNITS PER BUILDING**

	2000
1 Unit	4,501
2-9 Units	29,141
10+ Units	5,517



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	11.4%	
Rental Vacancy Rate	5.9%	-5.8%
Median Gross Rent	\$659	67.8%*
Median Home Value	\$271,194	177.2%*
City Owned Vacant Properties		85
Project Based Section 8 Units		1,063

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	7,383	29.5%
Extreme Cost Burdened Renters (paying >50%)	4,521	18.1%
Cost Burdened Owner Occupants	600	21.0%
Overcrowded Households	2,995	8.5%
Lead Exposed Children	10.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

25 AUSTIN

POPULATION

	2000	
Total Population	117,527	
Change in Population 1990-2000	3.0%	
% Foreign Born	3.0%	
Average Household Size	3.1	

RACE & ETHNICITY

	2000	Change 1990-2000
White	5,662	-45.5%
African American	105,369	7.0%
Hispanic	4,841	16.5%
Asian – Pacific Islander	658	-26.6%
Other	997	

INCOME

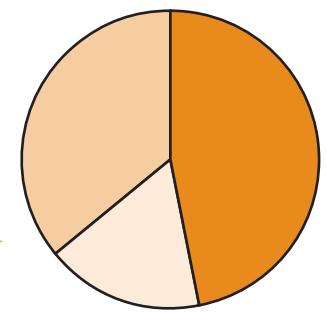
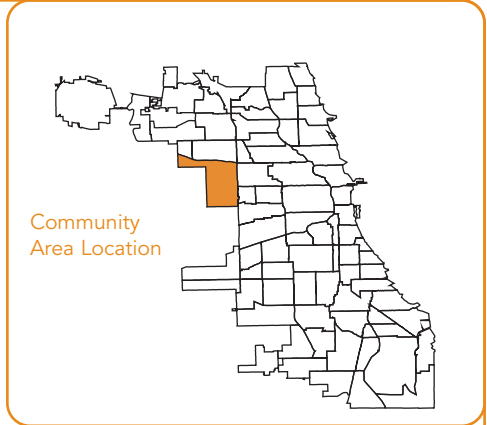
	2000	Change 1990-2000
Median Household Income	\$33,663	1.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	27,852	-4.0%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	24,964	13.0%
Moderate Income Households (80-120%)	6,066	-8.3%
High Income Households (>120%)	4,164	-19.2%

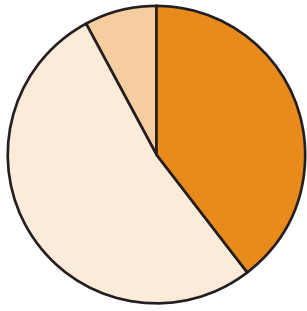
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	16,502	11.7%
Moderate Income Households (80-120%)	6,045	5.8%
High Income Households (>120%)	12,648	-5.4%



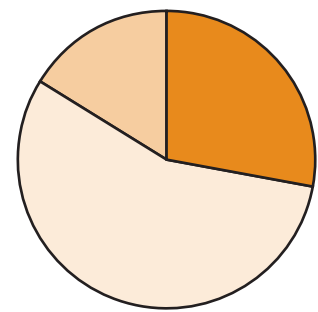
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	38,253	0.6%
Owner Occupied	15,128	4.0%
Renter Occupied	20,123	3.2%
Vacant	3,002	-24.7%



UNITS PER BUILDING

	2000
1 Unit	10,649
2-9 Units	21,342
10+ Units	6,176



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.8%	
Rental Vacancy Rate	5.2%	-4.0%
Median Gross Rent	\$590	20.3%*
Median Home Value	\$109,937	19.6%*
City Owned Vacant Properties	188	
Project Based Section 8 Units	235	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	7,204	35.8%
Extreme Cost Burdened Renters (paying >50%)	4,995	24.8%
Cost Burdened Owner Occupants	2,453	28.7%
Overcrowded Households	3,906	11.1%
Lead Exposed Children	31.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

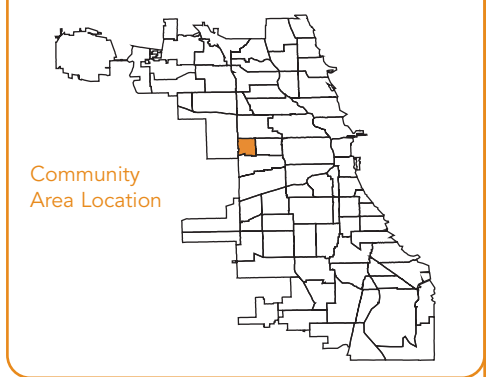
	2000	
Total Population	23,019	
Change in Population 1990-2000	-4.5%	
% Foreign Born	1.5%	
Average Household Size	2.9	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	133	52.9%
African American	22,564	-5.3%
Hispanic	201	51.1%
Asian – Pacific Islander	19	11.8%
Other	102	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$23,121	14.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	8,161	-16.4%

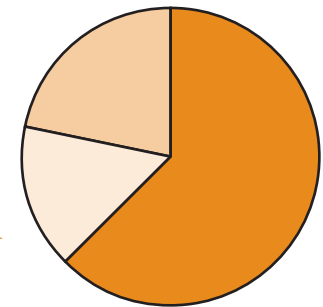


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	5,732	1.5%
Moderate Income Households (80-120%)	769	-14.9%
High Income Households (>120%)	366	-17.2%

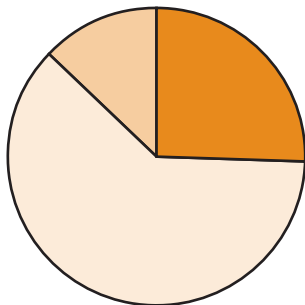
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	4,293	-3.8%
Moderate Income Households (80-120%)	1,079	10.0%
High Income Households (>120%)	1,494	-3.5%



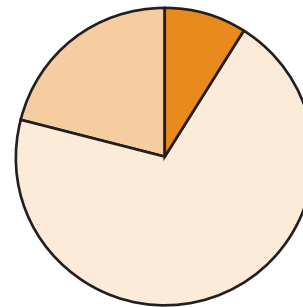
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	7,909	-0.3%
Owner Occupied	2,018	5.6%
Renter Occupied	4,873	-7.1%
Vacant	1,018	31.4%



**UNITS PER BUILDING**

	2000
1 Unit	705
2-9 Units	5,542
10+ Units	1,662



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.6%	
Rental Vacancy Rate	8.4%	2.1%
Median Gross Rent	\$529	22.2%*
Median Home Value	\$87,676	36.6%*
City Owned Vacant Properties	317	
Project Based Section 8 Units	180	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,964	40.3%
Extreme Cost Burdened Renters (paying >50%)	1,335	27.4%
Cost Burdened Owner Occupants	137	27.6%
Overcrowded Households	869	12.6%
Lead Exposed Children	35.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

## 27 EAST GARFIELD PARK

### POPULATION

	2000	
Total Population	20,881	
Change in Population 1990-2000	-13.1%	
% Foreign Born	0.7%	
Average Household Size	2.7	

### RACE & ETHNICITY

	2000	Change 1990-2000
White	235	44.2%
African American	20,296	-14.3%
Hispanic	207	37.1%
Asian – Pacific Islander	29	107.1%
Other	114	

### INCOME

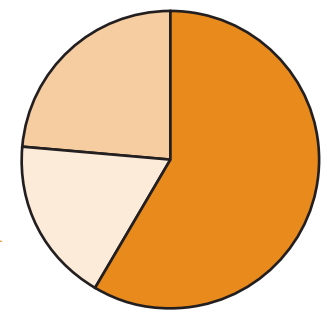
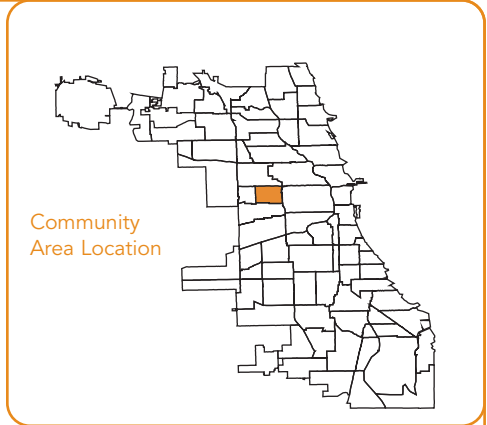
	2000	Change 1990-2000
Median Household Income	\$24,216	49.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,179	-37.1%

### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	5,446	-11.0%
Moderate Income Households (80-120%)	709	4.0%
High Income Households (>120%)	381	-14.3%

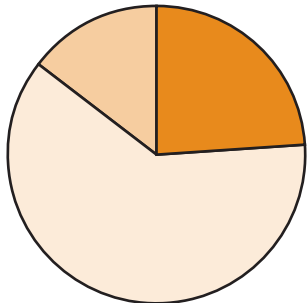
### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	3,820	-22.3%
Moderate Income Households (80-120%)	1,172	13.4%
High Income Households (>120%)	1,543	19.1%



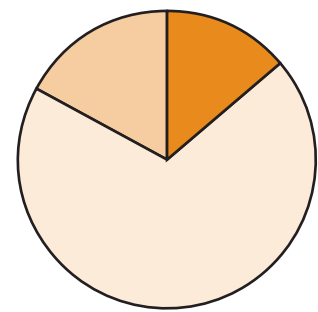
### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	7,673	-10.1%
Owner Occupied	1,836	11.3%
Renter Occupied	4,717	-18.4%
Vacant	1,120	1.8%



### UNITS PER BUILDING

	2000
1 Unit	1,055
2-9 unit	5,300
10+ Units	1,309



### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	9.6%	
Rental Vacancy Rate	9.6%	1.0%
Median Gross Rent	\$501	30.7%*
Median Home Value	\$98,699	85.5%*
City Owned Vacant Properties	688	
Project Based Section 8 Units	609	

### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,708	36.2%
Extreme Cost Burdened Renters (paying >50%)	1,186	25.2%
Cost Burdened Owner Occupants	200	30.3%
Overcrowded Households	486	7.4%
Lead Exposed Children	28.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

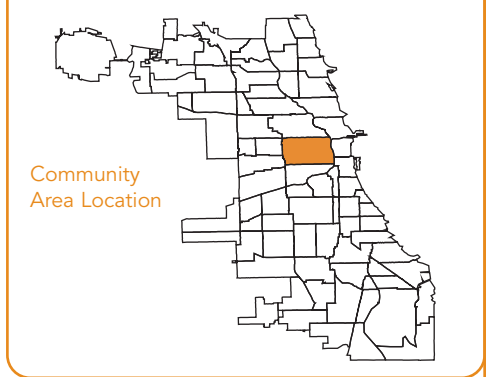
	2000	
Total Population	46,419	
Change in Population 1990-2000	0.5%	
% Foreign Born	12.6%	
Average Household Size	2.2	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	11,731	35.3%
African American	24,546	-20.0%
Hispanic	4,415	0.0%
Asian – Pacific Islander	4,946	116.6%
Other	781	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$29,588	136.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,149	-31.5%

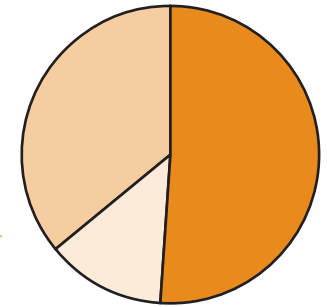


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,435	-5.2%
Moderate Income Households (80-120%)	2,393	56.7%
High Income Households (>120%)	3,313	80.5%

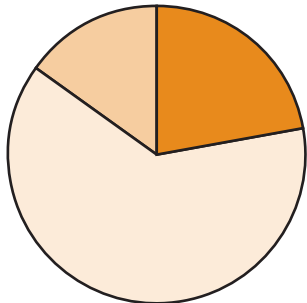
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	9,267	-16.7%
Moderate Income Households (80-120%)	2,352	41.7%
High Income Households (>120%)	6,522	76.5%



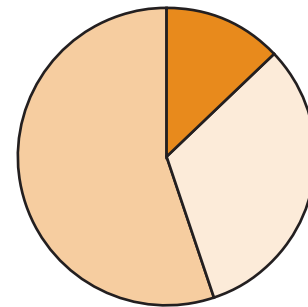
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	21,408	-0.6%
Owner Occupied	4,742	129.9%
Renter Occupied	13,433	-6.6%
Vacant	3,233	-36.5%



**UNITS PER BUILDING**

	2000
1 Unit	2,750
2-9 Units	6,837
10+ Units	11,793



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	14.7%	
Rental Vacancy Rate	7.4%	-11.0%
Median Gross Rent	\$606	107.4%*
Median Home Value	\$204,411	25.1%*
City Owned Vacant Properties	588	
Project Based Section 8 Units	1,571	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,490	33.6%
Extreme Cost Burdened Renters (paying >50%)	2,963	22.2%
Cost Burdened Owner Occupants	221	15.8%
Overcrowded Households	1,675	9.2%
Lead Exposed Children	16.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

## 29 NORTH LAWDALE

### POPULATION

	2000	
Total Population	41,768	
Change in Population 1990-2000	-11.7%	
% Foreign Born	2.3%	
Average Household Size	2.9	

### RACE & ETHNICITY

	2000	Change 1990-2000
White	383	7.0%
African American	39,164	-13.7%
Hispanic	1,896	28.9%
Asian – Pacific Islander	58	75.8%
Other	267	

### INCOME

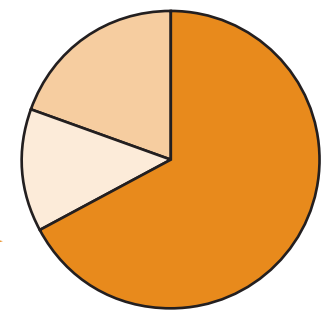
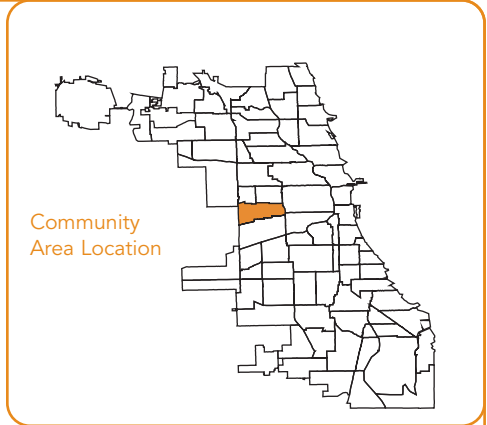
	2000	Change 1990-2000
Median Household Income	\$18,342	8.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	18,485	-18.8%

### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	10,494	-10.4%
Moderate Income Households (80-120%)	1,220	-13.4%
High Income Households (>120%)	677	-13.2%

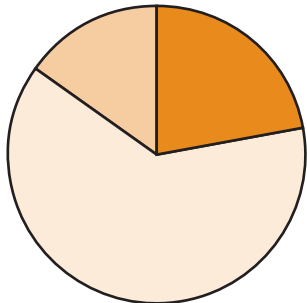
### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	8,322	-11.1%
Moderate Income Households (80-120%)	1,652	-13.0%
High Income Households (>120%)	2,417	-8.5%



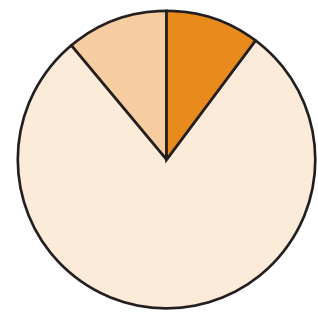
### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	14,620	-6.8%
Owner Occupied	3,232	-1.3%
Renter Occupied	9,170	-14.4%
Vacant	2,218	30.5%



### UNITS PER BUILDING

	2000
1 Unit	1,491
2-9 Units	11,492
10+ Units	1,615



### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.7%	
Rental Vacancy Rate	6.6%	-1.1%
Median Gross Rent	\$505	30.0%*
Median Home Value	\$81,473	38.8%*
City Owned Vacant Properties	1,031	
Project Based Section 8 Units	1,634	

### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,396	37.0%
Extreme Cost Burdened Renters (paying >50%)	2,517	27.4%
Cost Burdened Owner Occupants	264	31.7%
Overcrowded Households	1,577	12.7%
Lead Exposed Children	29.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

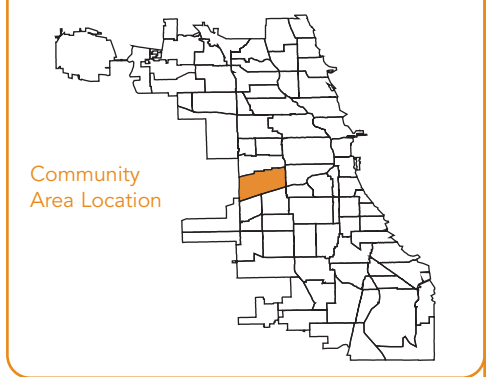
	2000	
Total Population	91,071	
Change in Population 1990-2000	12.2%	
% Foreign Born	48.3%	
Average Household Size	4.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	3,210	-36.3%
African American	11,759	76.8%
Hispanic	75,613	9.4%
Asian – Pacific Islander	118	34.1%
Other	371	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$32,320	8.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	21,057	16.0%

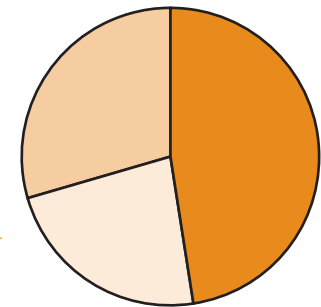


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	15,075	10.0%
Moderate Income Households (80-120%)	2,719	-9.9%
High Income Households (>120%)	1,471	-14.2%

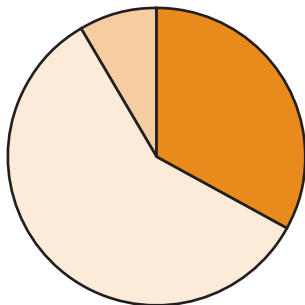
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	9,156	8.0%
Moderate Income Households (80-120%)	4,424	1.8%
High Income Households (>120%)	5,685	1.1%



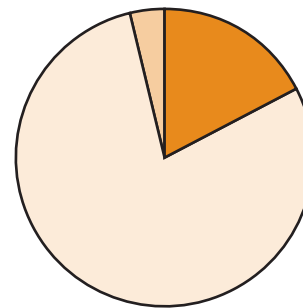
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	20,991	4.8%
Owner Occupied	6,922	0.3%
Renter Occupied	12,291	5.4%
Vacant	1,778	21.4%



**UNITS PER BUILDING**

	2000
1 Unit	3,628
2-9 Units	16,524
10+ Units	787



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.7%	
Rental Vacancy Rate	3.7%	-1.6%
Median Gross Rent	\$498	41.8%*
Median Home Value	\$105,201	60.5%*
City Owned Vacant Properties		48
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,185	26.0%
Extreme Cost Burdened Renters (paying >50%)	2,007	16.4%
Cost Burdened Owner Occupants	675	29.5%
Overcrowded Households	6,975	36.3%
Lead Exposed Children	10.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

31 LOWER WEST SIDE

POPULATION

	2000	
Total Population	44,031	
Change in Population 1990-2000	-3.6%	
% Foreign Born	49.1%	
Average Household Size	3.1	

RACE & ETHNICITY

	2000	Change 1990-2000
White	3,587	-25.4%
African American	774	91.6%
Hispanic	39,144	-2.7%
Asian – Pacific Islander	126	85.3%
Other	400	

INCOME

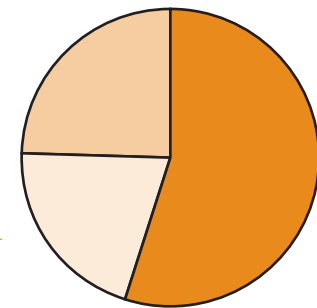
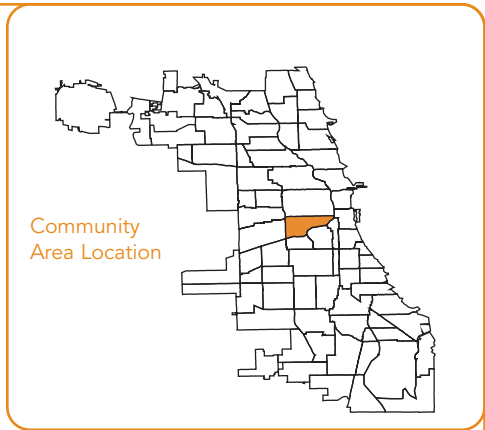
	2000	Change 1990-2000
Median Household Income	\$27,763	0.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,841	-6.3%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	10,443	10.8%
Moderate Income Households (80-120%)	1,444	-19.6%
High Income Households (>120%)	918	-0.1%

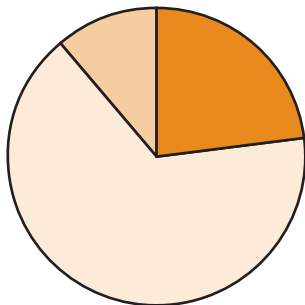
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,033	13.9%
Moderate Income Households (80-120%)	2,630	1.4%
High Income Households (>120%)	3,141	-6.9%



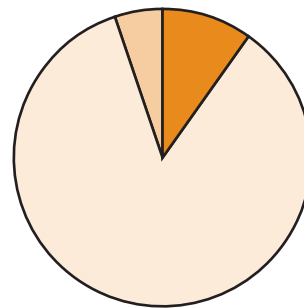
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	14,410	3.9%
Owner Occupied	3,313	6.3%
Renter Occupied	9,484	2.8%
Vacant	1,613	5.5%



UNITS PER BUILDING

	2000
1 Unit	1,414
2-9 Units	12,239
10+ Units	748



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.8%	
Rental Vacancy Rate	4.4%	0.0%
Median Gross Rent	\$483	56.0%*
Median Home Value	\$109,264	84.1%*
City Owned Vacant Properties		46
Project Based Section 8 Units		9

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,734	28.8%
Extreme Cost Burdened Renters (paying >50%)	1,631	17.2%
Cost Burdened Owner Occupants	175	20.5%
Overcrowded Households	3,269	25.5%
Lead Exposed Children	9.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	16,388	
Change in Population 1990-2000	37.1%	
% Foreign Born	15.3%	
Average Household Size	1.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	10,169	18.9%
African American	3,221	42.8%
Hispanic	975	43.6%
Asian – Pacific Islander	1,639	273.3%
Other	384	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$65,128	0.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,754	58.3%

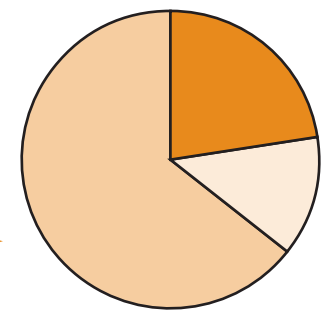


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,773	79.2%
Moderate Income Households (80-120%)	1,804	16.8%
High Income Households (>120%)	3,395	8.3%

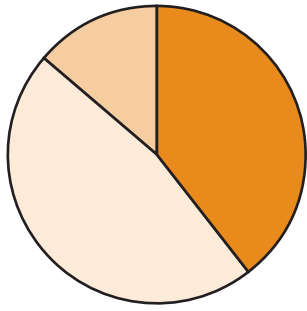
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,024	98.1%
Moderate Income Households (80-120%)	1,171	41.0%
High Income Households (>120%)	5,777	17.1%



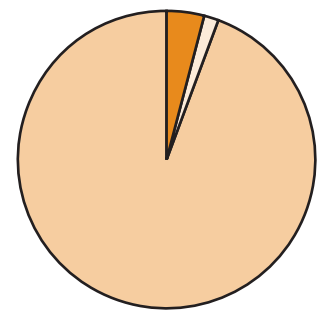
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	10,430	24.3%
Owner Occupied	4,115	100.3%
Renter Occupied	4,881	3.2%
Vacant	1,434	-10.5%



**UNITS PER BUILDING**

	2000
1 Unit	424
2-9 Units	165
10+ Units	9,821



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	10.5%	
Rental Vacancy Rate	6.9%	-8.7%
Median Gross Rent	\$1,158	6.7%*
Median Home Value	\$202,476	-22.3%*
City Owned Vacant Properties		5
Project Based Section 8 Units		256

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,417	28.9%
Extreme Cost Burdened Renters (paying >50%)	796	16.2%
Cost Burdened Owner Occupants	83	31.3%
Overcrowded Households	238	2.7%
Lead Exposed Children	8.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

### 33 NEAR SOUTH SIDE

#### POPULATION

	2000	
Total Population	9,509	
Change in Population 1990-2000	39.3%	
% Foreign Born	5.8%	
Average Household Size	1.7	

#### RACE & ETHNICITY

	2000	Change 1990-2000
White	2,393	576.0%
African American	6,052	-4.0%
Hispanic	377	249.1%
Asian – Pacific Islander	521	921.6%
Other	166	

#### INCOME

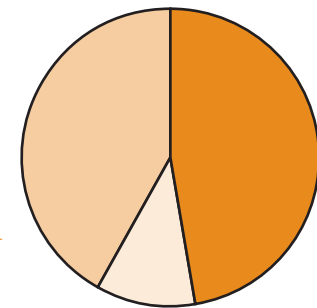
	2000	Change 1990-2000
Median Household Income	\$34,329	276.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,058	-26.6%

#### INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	2,973	13.8%
Moderate Income Households (80-120%)	670	247.6%
High Income Households (>120%)	1,040	881.2%

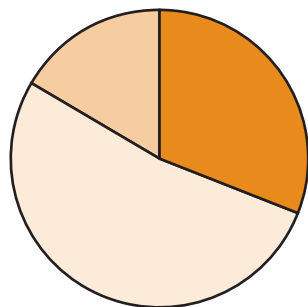
#### INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,216	0.3%
Moderate Income Households (80-120%)	506	54.3%
High Income Households (>120%)	1,962	425.7%



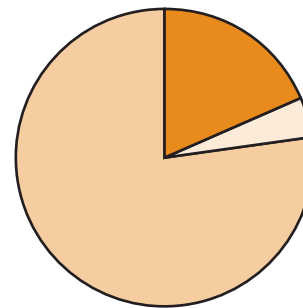
#### HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	5,567	78.3%
Owner Occupied	1,724	3092.6%
Renter Occupied	2,923	2.6%
Vacant	920	318.2%



#### UNITS PER BUILDING

	2000
1 Unit	1,028
2-9 Units	243
10+ Units	4,307



#### HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	33.2%	
Rental Vacancy Rate	9.8%	4.3%
Median Gross Rent	\$366	84.6%*
Median Home Value	\$335,101	-14.3%*
City Owned Vacant Properties		7
Project Based Section 8 Units		822

#### AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	991	34.2%
Extreme Cost Burdened Renters (paying >50%)	604	20.8%
Cost Burdened Owner Occupants	209	22.1%
Overcrowded Households	292	6.2%
Lead Exposed Children	6.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	12,032	
Change in Population 1990-2000	11.4%	
% Foreign Born	52.0%	
Average Household Size	2.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	2,062	-11.3%
African American	2,046	-14.2%
Hispanic	448	-4.9%
Asian – Pacific Islander	7,307	30.6%
Other	169	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$22,756	25.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,746	-3.6%

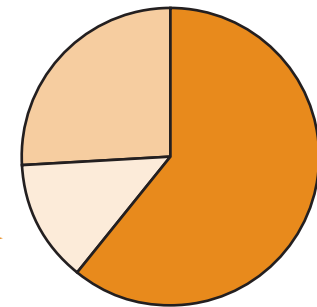


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,705	16.5%
Moderate Income Households (80-120%)	572	14.3%
High Income Households (>120%)	460	7.2%

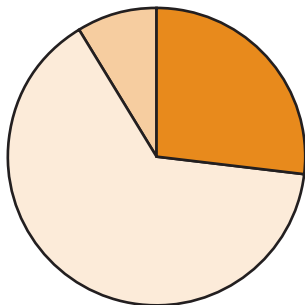
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,879	13.1%
Moderate Income Households (80-120%)	630	24.3%
High Income Households (>120%)	1,227	16.2%



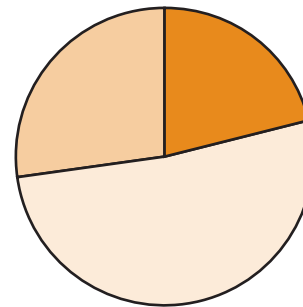
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	5,182	18.2%
Owner Occupied	1,393	35.5%
Renter Occupied	3,337	8.4%
Vacant	452	61.4%



**UNITS PER BUILDING**

	2000
1 Unit	1,092
2-9 Units	2,680
10+ Units	1,410



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	15.9%	
Rental Vacancy Rate	4.1%	0.1%
Median Gross Rent	\$426	43.9%*
Median Home Value	\$144,135	9.6%*
City Owned Vacant Properties		2
Project Based Section 8 Units		490

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,030	30.9%
Extreme Cost Burdened Renters (paying >50%)	663	19.9%
Cost Burdened Owner Occupants	110	18.4%
Overcrowded Households	725	15.3%
Lead Exposed Children	5.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 35 DOUGLAS

## POPULATION

	2000	
Total Population	26,470	
Change in Population 1990-2000	-13.6%	
% Foreign Born	5.5%	
Average Household Size	1.9	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	1,745	9.3%
African American	22,635	-19.0%
Hispanic	295	16.6%
Asian – Pacific Islander	1,399	77.5%
Other	396	

## INCOME

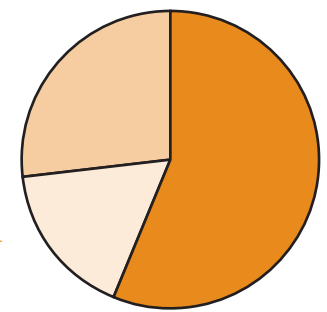
	2000	Change 1990-2000
Median Household Income	\$24,835	42.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	9,699	-31.6%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	8,522	-18.3%
Moderate Income Households (80-120%)	1,398	-4.6%
High Income Households (>120%)	915	-22.2%

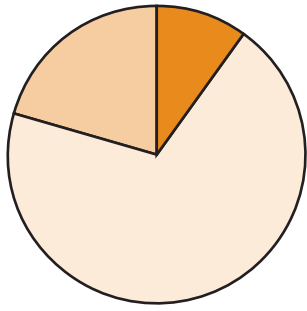
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,093	-25.6%
Moderate Income Households (80-120%)	1,833	1.5%
High Income Households (>120%)	2,909	-5.4%



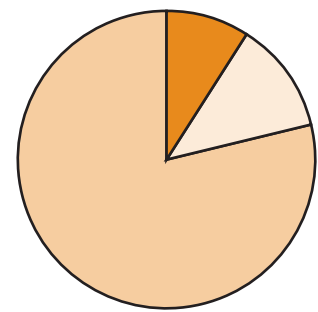
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	13,604	-9.1%
Owner Occupied	1,350	93.7%
Renter Occupied	9,461	-20.4%
Vacant	2,793	17.4%



## UNITS PER BUILDING

	2000
1 Unit	1,230
2-9 Units	1,654
10+ Units	10,714



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.9%	
Rental Vacancy Rate	11.5%	-2.1%
Median Gross Rent	\$550	16.3%*
Median Home Value	\$208,449	37.7%*
City Owned Vacant Properties	119	
Project Based Section 8 Units	1,657	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,390	25.3%
Extreme Cost Burdened Renters (paying >50%)	1,551	16.4%
Cost Burdened Owner Occupants	144	20.7%
Overcrowded Households	1,199	11.1%
Lead Exposed Children	10.3% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions



**POPULATION**

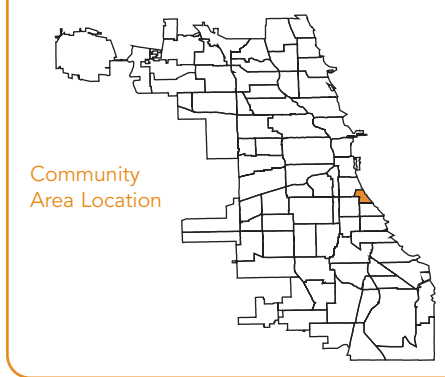
	2000	
Total Population	6,110	
Change in Population 1990-2000	-25.5%	
% Foreign Born	2.7%	
Average Household Size	2.1	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	40	8.1%
African American	5,957	-26.6%
Hispanic	58	70.6%
Asian – Pacific Islander	9	28.6%
Other	46	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$10,739	58.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,178	-45.9%

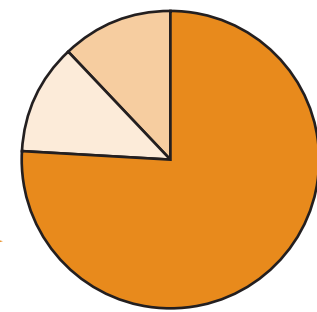


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	2,052	-20.3%
Moderate Income Households (80-120%)	119	36.2%
High Income Households (>120%)	99	12.2%

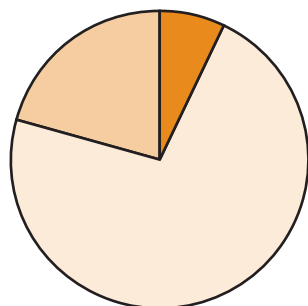
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,724	-26.2%
Moderate Income Households (80-120%)	273	44.7%
High Income Households (>120%)	274	22.0%



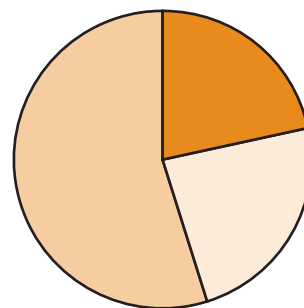
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	2,849	-34.3%
Owner Occupied	202	31.2%
Renter Occupied	2,058	-21.0%
Vacant	589	-62.6%



**UNITS PER BUILDING**

	2000
1 Unit	614
2-9 Units	670
10+ Units	1,560



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	5.6%	
Rental Vacancy Rate	6.3%	-28.8%
Median Gross Rent	\$258	49.3%*
Median Home Value	\$165,186	146.5%*
City Owned Vacant Properties	105	
Project Based Section 8 Units	347	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	688	34.0%
Extreme Cost Burdened Renters (paying >50%)	432	21.4%
Cost Burdened Owner Occupants	33	23.6%
Overcrowded Households	298	13.2%
Lead Exposed Children	11.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 37 FULLER PARK

## POPULATION

	2000	
Total Population	3,420	
Change in Population 1990-2000	-21.6%	
% Foreign Born	2.3%	
Average Household Size	2.1	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	18	-10.0%
African American	3,225	-24.9%
Hispanic	116	182.9%
Asian – Pacific Islander	9	350.0%
Other	52	

## INCOME

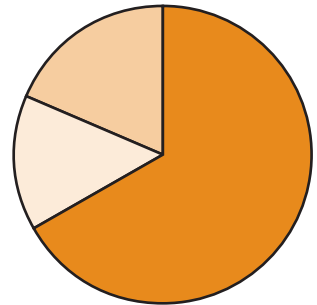
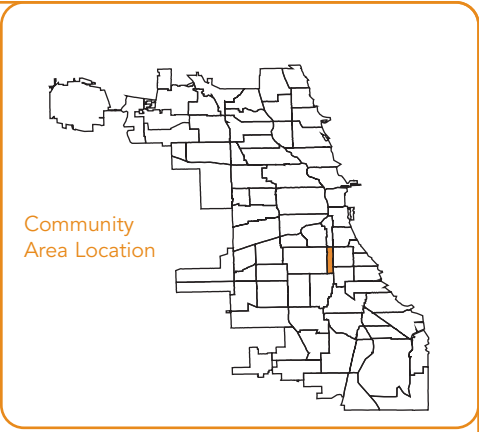
	2000	Change 1990-2000
Median Household Income	\$18,412	65.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,174	-44.7%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	1,106	-15.9%
Moderate Income Households (80-120%)	84	-19.5%
High Income Households (>120%)	76	-32.2%

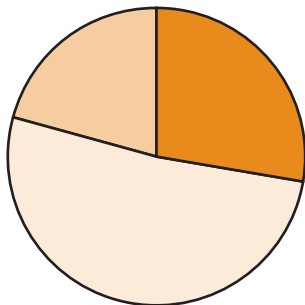
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	845	-26.4%
Moderate Income Households (80-120%)	186	28.2%
High Income Households (>120%)	235	-1.2%



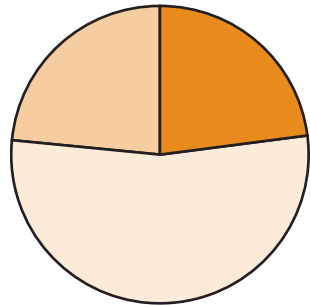
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	1,611	-7.9%
Owner Occupied	446	-7.9%
Renter Occupied	831	-27.2%
Vacant	334	167.2%



## UNITS PER BUILDING

	2000
1 Unit	366
2-9 Units	855
10+ Units	374



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.2%	
Rental Vacancy Rate	14.0%	10.3%
Median Gross Rent	\$421	31.5%*
Median Home Value	\$65,536	15.6%*
City Owned Vacant Properties	151	
Project Based Section 8 Units	0	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	347	41.9%
Extreme Cost Burdened Renters (paying >50%)	269	32.4%
Cost Burdened Owner Occupants	68	27.6%
Overcrowded Households	125	9.8%
Lead Exposed Children	32.2% of children tested	

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	28,006	
Change in Population 1990-2000	-22.0%	
% Foreign Born	0.7%	
Average Household Size	2.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	173	80.2%
African American	27,370	-23.1%
Hispanic	236	61.6%
Asian – Pacific Islander	22	-24.1%
Other	205	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$14,178	48.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	12,762	-44.3%

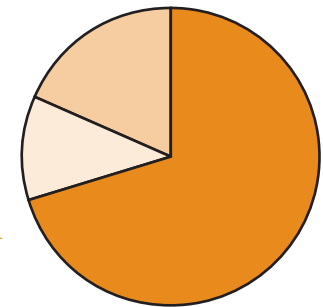


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	8,511	-24.7%
Moderate Income Households (80-120%)	805	45.2%
High Income Households (>120%)	690	67.1%

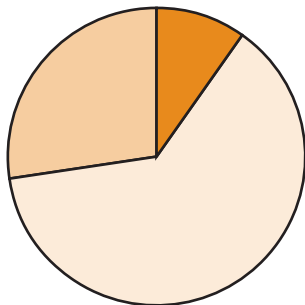
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,033	-29.9%
Moderate Income Households (80-120%)	1,131	8.7%
High Income Households (>120%)	1,842	53.1%



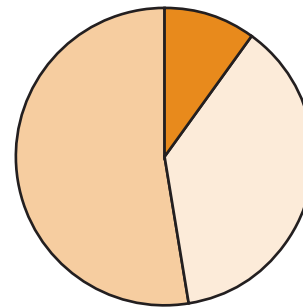
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,744	-16.2%
Owner Occupied	1,343	27.5%
Renter Occupied	8,640	-26.3%
Vacant	3,761	3.7%



**UNITS PER BUILDING**

	2000
1 Unit	1,364
2-9 Units	5,134
10+ Units	7,210



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.5%	
Rental Vacancy Rate	11.4%	-5.5%
Median Gross Rent	\$384	34.5%*
Median Home Value	\$179,849	170.1%*
City Owned Vacant Properties	720	
Project Based Section 8 Units	1,228	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,989	34.7%
Extreme Cost Burdened Renters (paying >50%)	1,974	22.9%
Cost Burdened Owner Occupants	264	35.3%
Overcrowded Households	1,084	10.9%
Lead Exposed Children	17.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 39 KENWOOD

## POPULATION

	2000	
Total Population	18,363	
Change in Population 1990-2000	1.0%	
% Foreign Born	8.7%	
Average Household Size	1.8	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	2,915	-18.2%
African American	13,900	0.3%
Hispanic	301	24.9%
Asian – Pacific Islander	792	74.8%
Other	455	

## INCOME

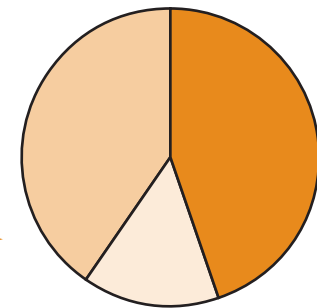
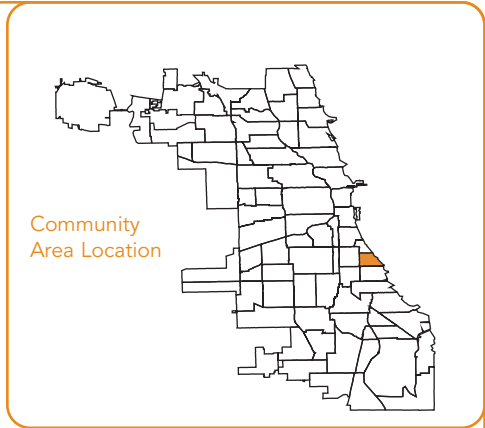
	2000	Change 1990-2000
Median Household Income	\$36,612	19.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,368	-8.3%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	5,844	5.0%
Moderate Income Households (80-120%)	1,621	18.3%
High Income Households (>120%)	1,471	-13.6%

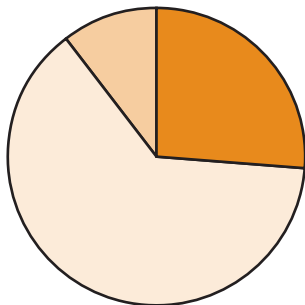
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	3,998	-1.2%
Moderate Income Households (80-120%)	1,329	6.3%
High Income Households (>120%)	3,609	7.9%



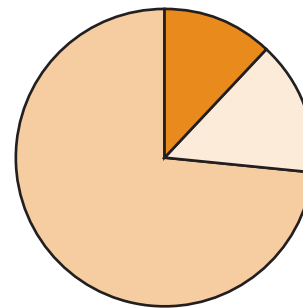
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	9,974	-1.5%
Owner Occupied	2,617	24.9%
Renter Occupied	6,318	-4.6%
Vacant	1,039	-26.1%



## UNITS PER BUILDING

	2000
1 Unit	1,196
2-9 Units	1,453
10+ Units	7,316



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	6.4%	
Rental Vacancy Rate	6.3%	-7.6%
Median Gross Rent	\$611	12.9%*
Median Home Value	\$297,354	65.0%*
City Owned Vacant Properties		93
Project Based Section 8 Units		750

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,182	34.5%
Extreme Cost Burdened Renters (paying >50%)	1,578	25.0%
Cost Burdened Owner Occupants	193	24.6%
Overcrowded Households	512	5.7%
Lead Exposed Children		12.6% of children tested

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	14,146	
Change in Population 1990-2000	-27.2%	
% Foreign Born	1.1%	
Average Household Size	2.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	74	7.2%
African American	13,798	-28.4%
Hispanic	134	179.2%
Asian – Pacific Islander	9	-30.8%
Other	131	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$15,160	34.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,276	-35.5%

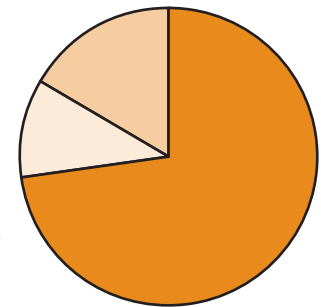


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	4,100	-29.4%
Moderate Income Households (80-120%)	384	-7.5%
High Income Households (>120%)	250	11.6%

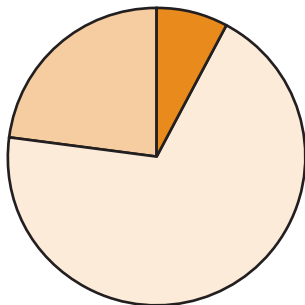
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	3,444	-30.6%
Moderate Income Households (80-120%)	506	-27.7%
High Income Households (>120%)	783	0.1%



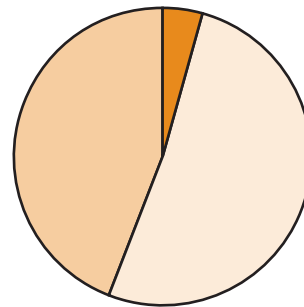
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	6,153	-32.6%
Owner Occupied	478	4.4%
Renter Occupied	4,264	-30.5%
Vacant	1,411	-44.2%



**UNITS PER BUILDING**

	2000
1 Unit	266
2-9 Units	3,170
10+ Units	2,717



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.4%	
Rental Vacancy Rate	15.3%	-6.8%
Median Gross Rent	\$470	18.1%*
Median Home Value	\$86,217	43.0%*
City Owned Vacant Properties	401	
Project Based Section 8 Units	429	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,776	41.7%
Extreme Cost Burdened Renters (paying >50%)	1,311	30.8%
Cost Burdened Owner Occupants	13	9.8%
Overcrowded Households	562	11.9%
Lead Exposed Children	22.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 41 HYDE PARK

## POPULATION

	2000	
Total Population	29,920	
Change in Population 1990-2000	4.5%	
% Foreign Born	16.3%	
Average Household Size	2.0	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	13,020	-9.8%
African American	11,290	5.4%
Hispanic	1,230	37.4%
Asian – Pacific Islander	3,382	39.0%
Other	998	

## INCOME

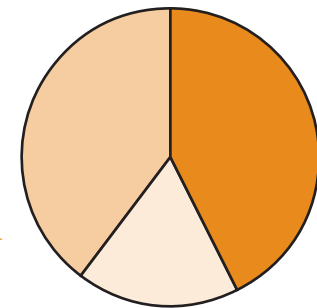
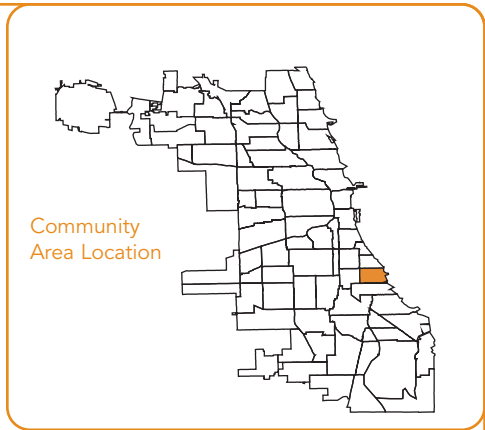
	2000	Change 1990-2000
Median Household Income	\$35,991	-3.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,428	-9.0%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	9,557	17.1%
Moderate Income Households (80-120%)	2,260	-5.3%
High Income Households (>120%)	2,556	-18.1%

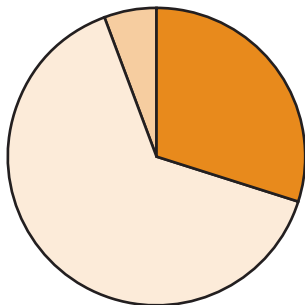
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,121	18.4%
Moderate Income Households (80-120%)	2,545	7.2%
High Income Households (>120%)	5,707	-6.9%



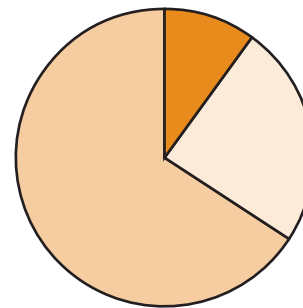
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	15,227	0.7%
Owner Occupied	4,551	17.3%
Renter Occupied	9,809	0.2%
Vacant	867	-40.0%



## UNITS PER BUILDING

	2000
1 Unit	1,522
2-9 Units	3,683
10+ Units	10,013



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.7%	
Rental Vacancy Rate	4.8%	-5.8%
Median Gross Rent	\$675	5.2%*
Median Home Value	\$271,020	-7.4%*
City Owned Vacant Properties		2
Project Based Section 8 Units		161

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,681	37.5%
Extreme Cost Burdened Renters (paying >50%)	2,461	25.1%
Cost Burdened Owner Occupants	225	17.7%
Overcrowded Households	532	3.7%
Lead Exposed Children	7.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

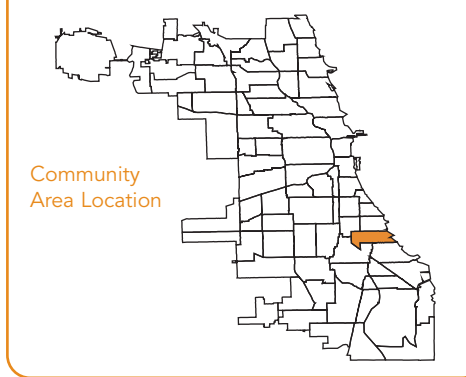
	2000	
Total Population	27,086	
Change in Population 1990-2000	-1.4%	
% Foreign Born	2.0%	
Average Household Size	2.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	761	-10.2%
African American	25,518	-2.7%
Hispanic	288	61.8%
Asian – Pacific Islander	212	29.3%
Other	307	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$18,266	-0.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,323	5.9%

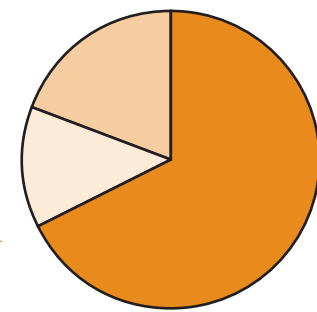


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	8,699	-0.1%
Moderate Income Households (80-120%)	934	-11.7%
High Income Households (>120%)	512	-24.1%

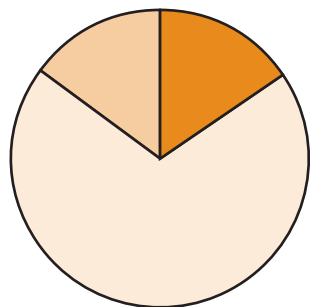
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,858	-2.3%
Moderate Income Households (80-120%)	1,334	-5.7%
High Income Households (>120%)	1,953	-2.9%



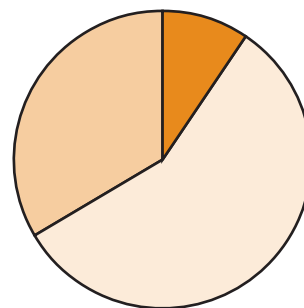
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	11,941	-8.9%
Owner Occupied	1,847	4.2%
Renter Occupied	8,316	-4.2%
Vacant	1,778	-33.0%



**UNITS PER BUILDING**

	2000
1 Unit	1,124
2-9 Units	6,787
10+ Units	3,988



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	6.1%	
Rental Vacancy Rate	12.5%	-1.9%
Median Gross Rent	\$474	9.5%*
Median Home Value	\$84,160	17.8%*
City Owned Vacant Properties	386	
Project Based Section 8 Units	1,695	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,930	35.2%
Extreme Cost Burdened Renters (paying >50%)	2,035	24.5%
Cost Burdened Owner Occupants	231	35.2%
Overcrowded Households	827	8.1%
Lead Exposed Children	24.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

43 SOUTH SHORE

POPULATION

	2000	
Total Population	61,556	
Change in Population 1990-2000	0.1%	
% Foreign Born	2.6%	
Average Household Size	2.1	

RACE & ETHNICITY

	2000	Change 1990-2000
White	703	-38.4%
African American	59,405	-0.4%
Hispanic	636	28.0%
Asian – Pacific Islander	97	3.2%
Other	715	

INCOME

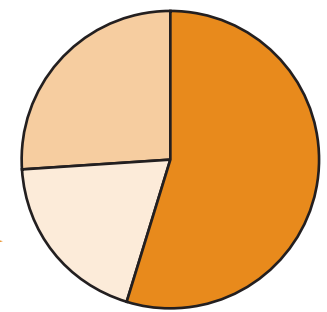
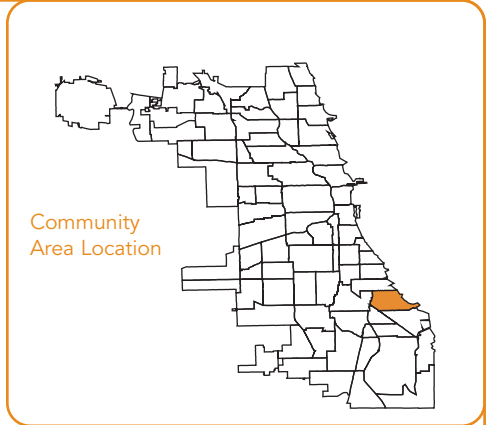
	2000	Change 1990-2000
Median Household Income	\$27,748	3.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,431	-1.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	20,496	10.7%
Moderate Income Households (80-120%)	3,189	-16.2%
High Income Households (>120%)	2,027	-30.7%

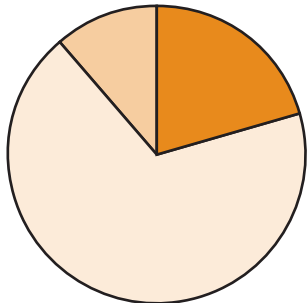
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	14,075	6.9%
Moderate Income Households (80-120%)	4,938	11.4%
High Income Households (>120%)	6,697	-12.5%



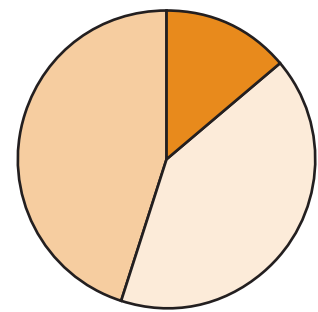
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	28,946	-2.5%
Owner Occupied	5,943	3.1%
Renter Occupied	19,726	0.4%
Vacant	3,277	-23.4%



UNITS PER BUILDING

	2000
1 Unit	4,000
2-9 Units	11,896
10+ Units	13,039



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.1%	
Rental Vacancy Rate	9.3%	-4.0%
Median Gross Rent	\$570	8.8%*
Median Home Value	\$105,537	18.3%*
City Owned Vacant Properties	105	
Project Based Section 8 Units	1,369	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	7,063	35.8%
Extreme Cost Burdened Renters (paying >50%)	4,828	24.5%
Cost Burdened Owner Occupants	732	24.7%
Overcrowded Households	1,602	6.2%
Lead Exposed Children	18.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

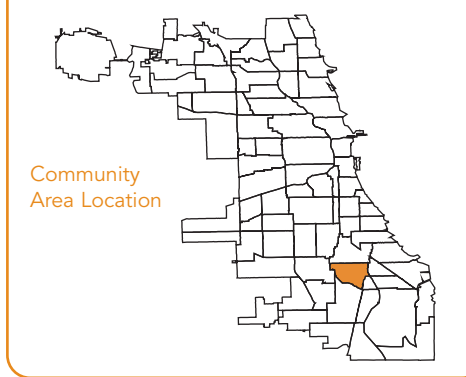
	2000	
Total Population	37,275	
Change in Population 1990-2000	1.3%	
% Foreign Born	1.3%	
Average Household Size	2.2	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	121	-41.8%
African American	36,538	0.7%
Hispanic	220	11.1%
Asian – Pacific Islander	44	7.3%
Other	352	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$32,341	0.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	6,562	21.9%

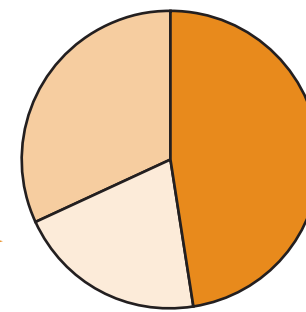


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,782	11.1%
Moderate Income Households (80-120%)	2,272	-17.3%
High Income Households (>120%)	1,697	-15.3%

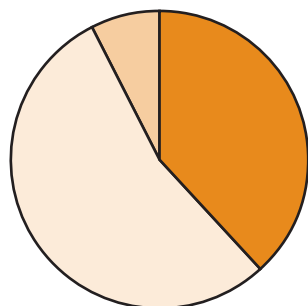
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,486	12.7%
Moderate Income Households (80-120%)	3,240	0.9%
High Income Households (>120%)	5,023	-8.6%



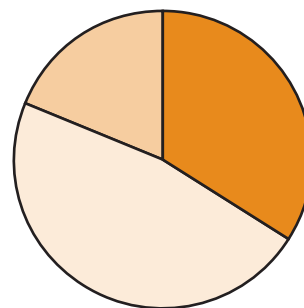
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	16,992	-1.4%
Owner Occupied	6,481	2.4%
Renter Occupied	9,236	0.7%
Vacant	1,275	-26.4%



**UNITS PER BUILDING**

	2000
1 Unit	5,771
2-9 Units	8,027
10+ Units	3,196



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.9%	
Rental Vacancy Rate	7.2%	-4.3%
Median Gross Rent	\$545	6.5%*
Median Home Value	\$99,049	9.0%*
City Owned Vacant Properties		52
Project Based Section 8 Units		161

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,987	32.3%
Extreme Cost Burdened Renters (paying >50%)	1,992	21.5%
Cost Burdened Owner Occupants	1,032	21.9%
Overcrowded Households	826	5.2%
Lead Exposed Children	14.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

45 AVALON PARK

POPULATION

	2000	Change 1990-2000
Total Population	11,147	
Change in Population 1990-2000	-4.8%	
% Foreign Born	2.8%	
Average Household Size	2.6	

RACE & ETHNICITY

	2000	Change 1990-2000
White	96	-35.1%
African American	10,816	-5.4%
Hispanic	85	4.9%
Asian – Pacific Islander	20	-33.3%
Other	130	

INCOME

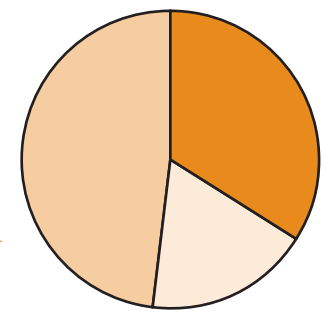
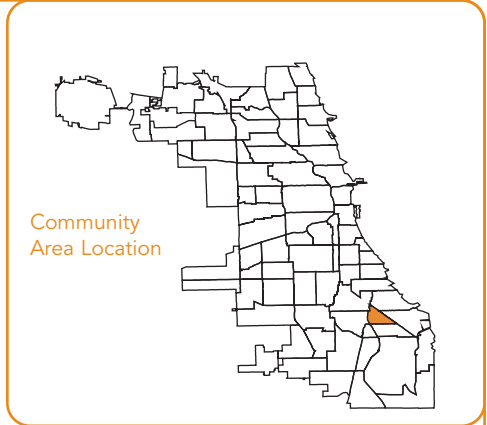
	2000	Change 1990-2000
Median Household Income	\$44,344	-4.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	935	-40.5%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	2,400	21.7%
Moderate Income Households (80-120%)	941	7.1%
High Income Households (>120%)	709	-34.6%

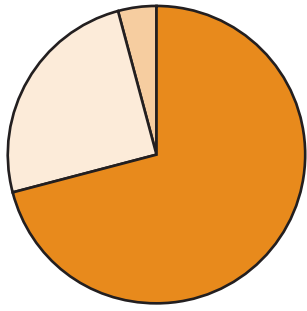
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	1,375	20.1%
Moderate Income Households (80-120%)	727	12.6%
High Income Households (>120%)	1,948	-9.2%



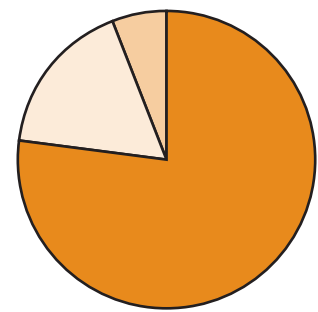
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	4,246	2.3%
Owner Occupied	3,011	1.1%
Renter Occupied	1,058	8.6%
Vacant	177	-11.9%



UNITS PER BUILDING

	2000
1 Unit	3,251
2-9 Units	718
10+ Units	250



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.2%	
Rental Vacancy Rate	6.3%	-0.6%
Median Gross Rent	\$576	14.6%*
Median Home Value	\$96,151	9.2%*
City Owned Vacant Properties		3
Project Based Section 8 Units		0

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	281	27.2%
Extreme Cost Burdened Renters (paying >50%)	195	18.9%
Cost Burdened Owner Occupants	657	23.2%
Overcrowded Households	203	5.0%
Lead Exposed Children	12.1% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	38,596	
Change in Population 1990-2000	-5.3%	
% Foreign Born	13.2%	
Average Household Size	2.7	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	1,135	-50.4%
African American	26,253	6.4%
Hispanic	10,565	-22.6%
Asian – Pacific Islander	57	35.7%
Other	586	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$28,279	-7.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,369	12.1%

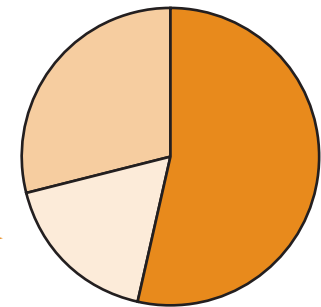


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	9,684	10.8%
Moderate Income Households (80-120%)	1,879	-14.7%
High Income Households (>120%)	1,023	-38.2%

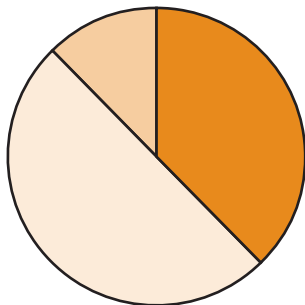
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,739	15.0%
Moderate Income Households (80-120%)	2,206	-1.8%
High Income Households (>120%)	3,641	-18.9%



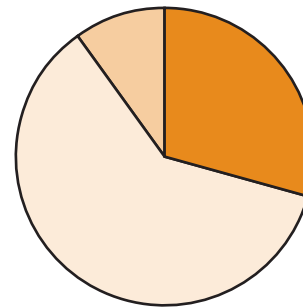
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	14,340	-3.5%
Owner Occupied	5,395	-4.4%
Renter Occupied	7,174	-0.6%
Vacant	1,771	-11.7%



**UNITS PER BUILDING**

	2000
1 Unit	4,195
2-9 Units	8,697
10+ Units	1,424



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.0%	
Rental Vacancy Rate	10.3%	0.5%
Median Gross Rent	\$519	30.0%*
Median Home Value	\$85,045	6.1%*
City Owned Vacant Properties	163	
Project Based Section 8 Units	485	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,537	35.4%
Extreme Cost Burdened Renters (paying >50%)	1,781	24.9%
Cost Burdened Owner Occupants	807	25.5%
Overcrowded Households	1,394	11.1%
Lead Exposed Children	17.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 47 BURNSIDE

## POPULATION

	2000	
Total Population	3,294	
Change in Population 1990-2000	-0.6%	
% Foreign Born	2.7%	
Average Household Size	3.1	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	40	-61.9%
African American	3,180	-0.3%
Hispanic	34	112.5%
Asian – Pacific Islander	7	250.0%
Other	33	

## INCOME

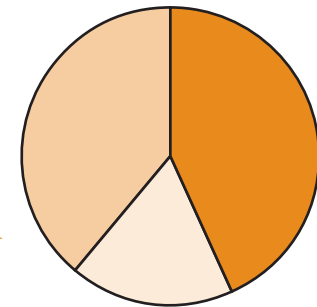
	2000	Change 1990-2000
Median Household Income	\$34,790	0.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	949	29.1%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	646	2.2%
Moderate Income Households (80-120%)	201	7.6%
High Income Households (>120%)	111	-27.7%

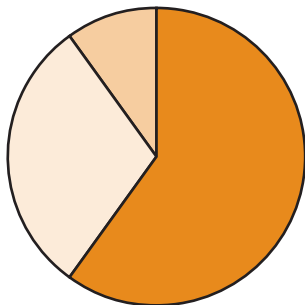
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	414	9.2%
Moderate Income Households (80-120%)	171	-5.5%
High Income Households (>120%)	373	-9.4%



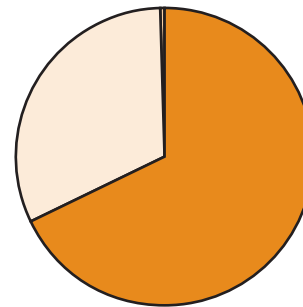
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	1,066	-1.5%
Owner Occupied	639	3.6%
Renter Occupied	321	-2.7%
Vacant	106	-21.5%



## UNITS PER BUILDING

	2000
1 Unit	723
2-9 Units	338
10+ Units	5



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	5.1%	
Rental Vacancy Rate	7.8%	-0.3%
Median Gross Rent	\$582	17.1%*
Median Home Value	\$78,900	7.3%*
City Owned Vacant Properties	18	
Project Based Section 8 Units	0	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	157	49.1%
Extreme Cost Burdened Renters (paying >50%)	111	34.7%
Cost Burdened Owner Occupants	201	35.8%
Overcrowded Households	60	6.3%
Lead Exposed Children	18.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	Change 1990-2000
Total Population	15,974	-8.5%
Change in Population 1990-2000	-8.5%	
% Foreign Born	4.0%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	206	-52.1%
African American	14,817	-7.3%
Hispanic	747	-18.8%
Asian – Pacific Islander	38	-57.3%
Other	166	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$46,326	-9.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,902	41.2%

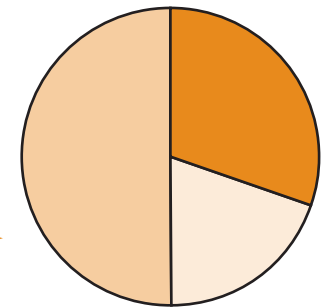


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,394	34.2%
Moderate Income Households (80-120%)	1,245	-5.0%
High Income Households (>120%)	1,228	-37.6%

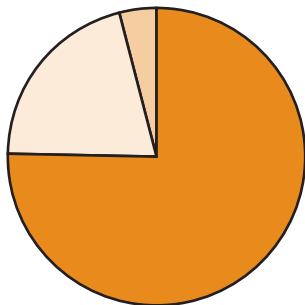
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,778	47.2%
Moderate Income Households (80-120%)	1,149	19.6%
High Income Households (>120%)	2,939	-19.2%



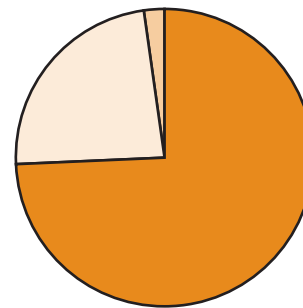
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	6,101	0.0%
Owner Occupied	4,595	0.1%
Renter Occupied	1,260	4.2%
Vacant	246	-18.5%



**UNITS PER BUILDING**

	2000
1 Unit	4,519
2-9 Units	1,427
10+ Units	136



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.2%	
Rental Vacancy Rate	7.1%	2.2%
Median Gross Rent	\$639	20.1%*
Median Home Value	\$104,659	6.6%*
City Owned Vacant Properties		8
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	425	34.1%
Extreme Cost Burdened Renters (paying >50%)	300	24.0%
Cost Burdened Owner Occupants	844	21.0%
Overcrowded Households	246	4.2%
Lead Exposed Children		10.9% of children tested

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

49 ROSELAND

POPULATION

	2000	
Total Population	52,723	
Change in Population 1990-2000	-6.7%	
% Foreign Born	0.8%	
Average Household Size	2.9	

RACE & ETHNICITY

	2000	Change 1990-2000
White	276	-35.8%
African American	51,568	-7.4%
Hispanic	363	28.3%
Asian – Pacific Islander	35	-37.5%
Other	481	

INCOME

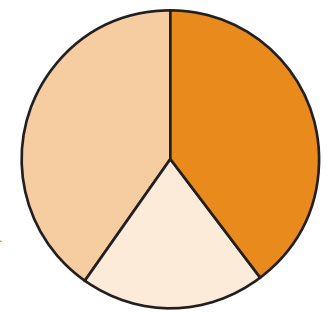
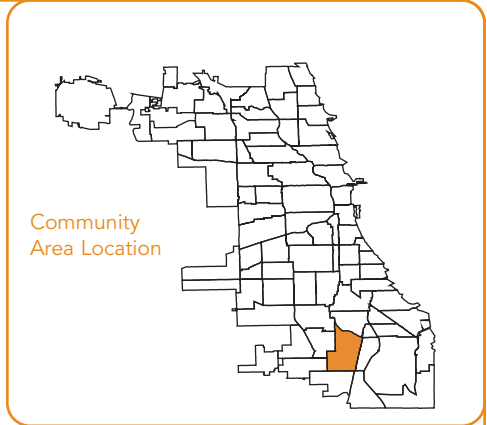
	2000	Change 1990-2000
Median Household Income	\$38,237	-0.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	9,097	-13.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,319	12.5%
Moderate Income Households (80-120%)	3,218	-6.8%
High Income Households (>120%)	2,201	-35.6%

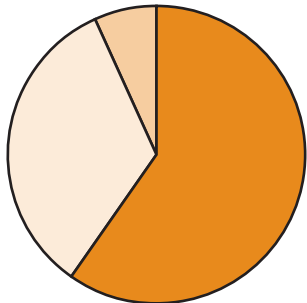
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,641	6.4%
Moderate Income Households (80-120%)	3,361	10.0%
High Income Households (>120%)	6,736	-11.8%



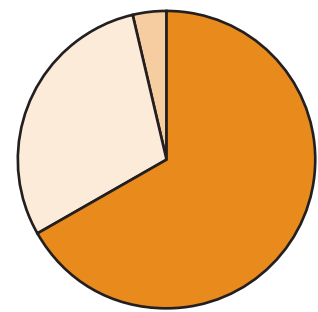
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	17,968	-1.9%
Owner Occupied	10,728	-4.4%
Renter Occupied	6,022	2.3%
Vacant	1,218	1.2%



UNITS PER BUILDING

	2000
1 Unit	11,945
2-9 Units	5,298
10+ Units	655



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.5%	
Rental Vacancy Rate	6.7%	0.0%
Median Gross Rent	\$596	29.3%*
Median Home Value	\$89,084	7.2%*
City Owned Vacant Properties	158	
Project Based Section 8 Units	59	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,070	34.3%
Extreme Cost Burdened Renters (paying >50%)	1,337	22.2%
Cost Burdened Owner Occupants	2,141	23.6%
Overcrowded Households	1,110	6.6%
Lead Exposed Children	21.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

	2000	Change 1990-2000
Total Population	8,921	-4.5%
Change in Population 1990-2000	-4.5%	
% Foreign Born	5.3%	
Average Household Size	2.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	757	-37.2%
African American	7,262	-0.7%
Hispanic	795	1.9%
Asian – Pacific Islander	15	-11.8%
Other	92	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$30,966	-9.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,990	14.2%

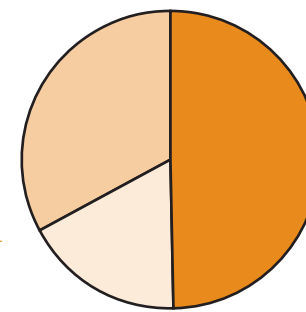


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	2,431	13.1%
Moderate Income Households (80-120%)	578	-11.7%
High Income Households (>120%)	260	-50.0%

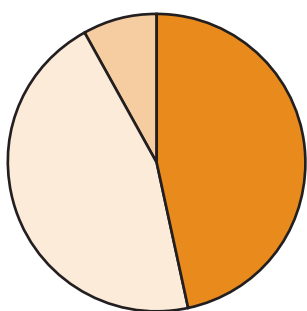
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,625	23.3%
Moderate Income Households (80-120%)	570	-16.8%
High Income Households (>120%)	1,076	-18.7%



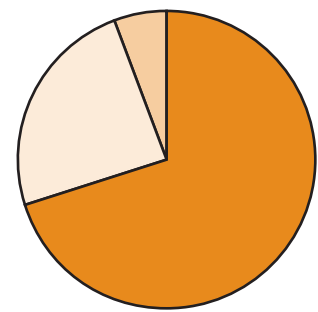
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	3,549	-1.1%
Owner Occupied	1,654	-6.0%
Renter Occupied	1,609	1.4%
Vacant	286	18.2%



**UNITS PER BUILDING**

	2000
1 Unit	2,487
2-9 Units	859
10+ Units	203



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.5%	
Rental Vacancy Rate	4.8%	-1.8%
Median Gross Rent	\$511	38.7%*
Median Home Value	\$82,881	11.8%*
City Owned Vacant Properties		12
Project Based Section 8 Units		210

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	550	34.6%
Extreme Cost Burdened Renters (paying >50%)	399	25.1%
Cost Burdened Owner Occupants	263	18.5%
Overcrowded Households	216	6.6%
Lead Exposed Children	14.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 51 SOUTH DEERING

## POPULATION

	2000	
Total Population	16,990	
Change in Population 1990-2000	-4.3%	
% Foreign Born	12.9%	
Average Household Size	2.9	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	1,287	-42.3%
African American	10,335	-0.8%
Hispanic	5,176	2.7%
Asian – Pacific Islander	9	-55.0%
Other	183	

## INCOME

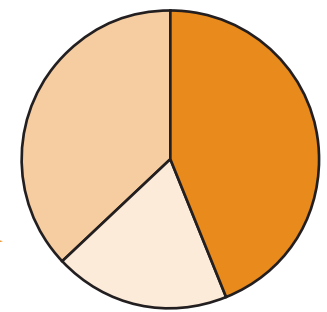
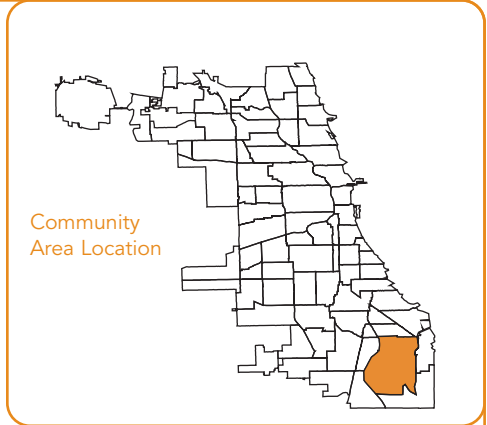
	2000	Change 1990-2000
Median Household Income	\$34,789	-9.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,311	1.8%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	3,903	17.7%
Moderate Income Households (80-120%)	1,018	-20.1%
High Income Households (>120%)	686	-23.3%

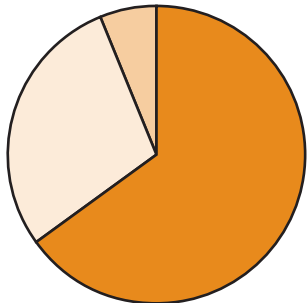
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,461	26.7%
Moderate Income Households (80-120%)	1,070	-3.4%
High Income Households (>120%)	2,077	-14.7%



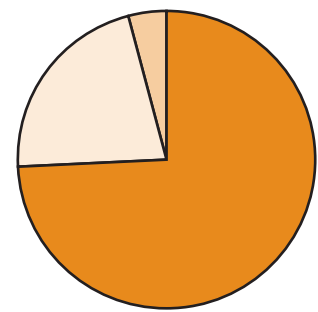
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	5,907	0.9%
Owner Occupied	3,839	-2.3%
Renter Occupied	1,704	7.8%
Vacant	364	4.9%



## UNITS PER BUILDING

	2000
1 Unit	4,370
2-9 Units	1,272
10+ Units	244



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.6%	
Rental Vacancy Rate	8.4%	2.4%
Median Gross Rent	\$460	52.6%*
Median Home Value	\$75,629	9.0%*
City Owned Vacant Properties		5
Project Based Section 8 Units		158

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	479	28.0%
Extreme Cost Burdened Renters (paying >50%)	375	21.9%
Cost Burdened Owner Occupants	729	21.4%
Overcrowded Households	592	10.7%
Lead Exposed Children	6.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions



**POPULATION**

	2000	
Total Population	23,653	
Change in Population 1990-2000	15.7%	
% Foreign Born	28.5%	
Average Household Size	3.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	6,951	-42.9%
African American	242	2,320.0%
Hispanic	16,113	97.1%
Asian – Pacific Islander	60	71.4%
Other	287	

**INCOME**

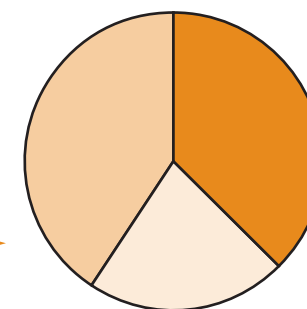
	2000	Change 1990-2000
Median Household Income	\$39,724	7.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,923	10.7%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	5,039	13.1%
Moderate Income Households (80-120%)	1,495	-6.5%
High Income Households (>120%)	786	-22.8%

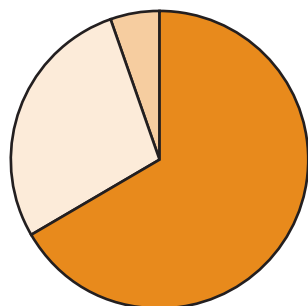
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,741	3.6%
Moderate Income Households (80-120%)	1,598	12.8%
High Income Households (>120%)	2,980	-0.9%



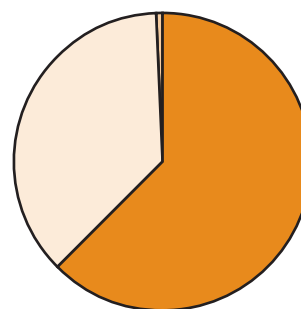
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	7,822	4.3%
Owner Occupied	5,207	0.5%
Renter Occupied	2,197	13.1%
Vacant	418	11.5%



**UNITS PER BUILDING**

	2000
1 Unit	4,879
2-9 Units	2,875
10+ Units	54



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.7%	
Rental Vacancy Rate	6.2%	-0.7%
Median Gross Rent	\$517	34.0%*
Median Home Value	\$90,758	15.6%*
City Owned Vacant Properties		1
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	642	29.5%
Extreme Cost Burdened Renters (paying >50%)	377	17.3%
Cost Burdened Owner Occupants	598	14.0%
Overcrowded Households	830	11.2%
Lead Exposed Children	6.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

53 WEST PULLMAN

POPULATION

	2000	
Total Population	36,649	
Change in Population 1990-2000	-8.0%	
% Foreign Born	3.4%	
Average Household Size	3.1	

RACE & ETHNICITY

	2000	Change 1990-2000
White	328	-53.3%
African American	34,277	-8.1%
Hispanic	1,699	-4.1%
Asian – Pacific Islander	19	-50.0%
Other	326	

INCOME

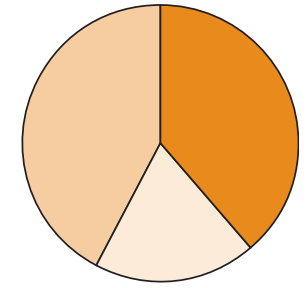
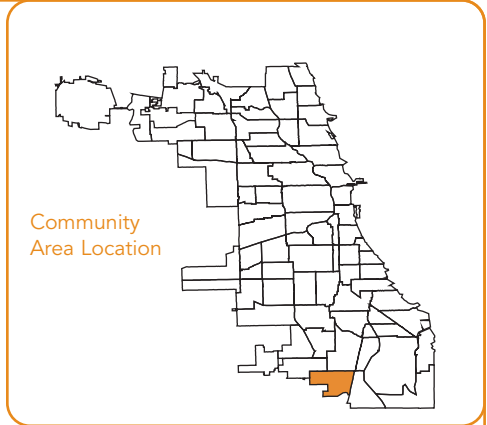
	2000	Change 1990-2000
Median Household Income	\$40,478	-4.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,949	3.9%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	7,017	18.1%
Moderate Income Households (80-120%)	2,033	-16.2%
High Income Households (>120%)	1,638	-30.2%

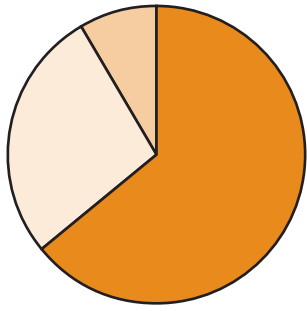
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	4,134	15.8%
Moderate Income Households (80-120%)	2,032	15.9%
High Income Households (>120%)	4,522	-16.2%



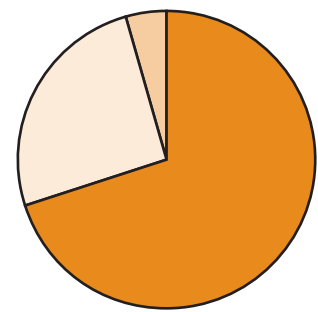
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	11,668	-2.1%
Owner Occupied	7,473	-4.5%
Renter Occupied	3,208	7.4%
Vacant	987	-11.0%



UNITS PER BUILDING

	2000
1 Unit	8,128
2-9 Units	2,969
10+ Units	514



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.3%	
Rental Vacancy Rate	9.1%	-0.9%
Median Gross Rent	\$557	19.8%*
Median Home Value	\$82,281	1.3%*
City Owned Vacant Properties	151	
Project Based Section 8 Units	408	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,301	40.7%
Extreme Cost Burdened Renters (paying >50%)	884	27.7%
Cost Burdened Owner Occupants	1,562	24.3%
Overcrowded Households	1,118	10.5%
Lead Exposed Children	19.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

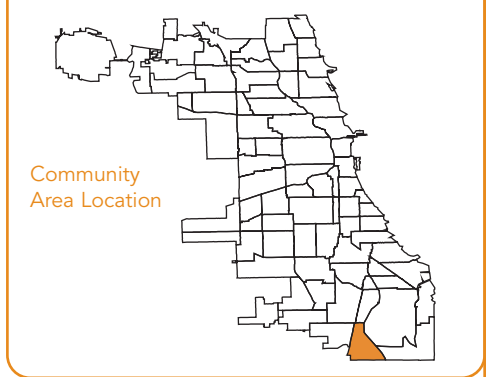
	2000	
Total Population	9,809	
Change in Population 1990-2000	-9.4%	
% Foreign Born	2.3%	
Average Household Size	3.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	66	-45.0%
African American	9,479	-10.0%
Hispanic	160	6.7%
Asian – Pacific Islander	10	400.0%
Other	94	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$13,178	53.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	5,487	-19.3%

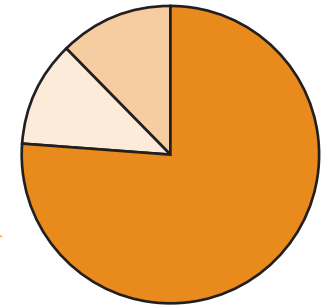


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	2,639	-3.6%
Moderate Income Households (80-120%)	170	-40.7%
High Income Households (>120%)	68	-38.2%

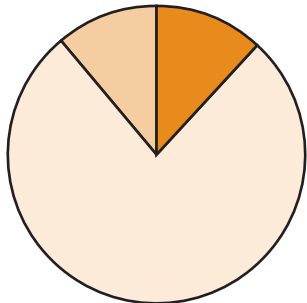
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,191	-9.9%
Moderate Income Households (80-120%)	330	26.1%
High Income Households (>120%)	355	-19.3%



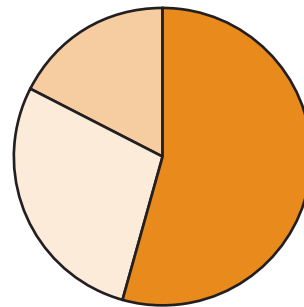
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	3,226	-0.8%
Owner Occupied	382	-17.5%
Renter Occupied	2,486	-7.8%
Vacant	358	284.9%



**UNITS PER BUILDING**

	2000
1 Unit	1,753
2-9 Units	910
10+ Units	563



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.4%	
Rental Vacancy Rate	7.5%	6.0%
Median Gross Rent	\$218	41.5%*
Median Home Value	\$54,601	-11.4%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	322	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	624	27.4%
Extreme Cost Burdened Renters (paying >50%)	457	20.1%
Cost Burdened Owner Occupants	77	20.2%
Overcrowded Households	603	21.0%
Lead Exposed Children	4.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

55 HEGEWISCH

POPULATION

	2000	
Total Population	9,781	
Change in Population 1990-2000	-3.5%	
% Foreign Born	13.5%	
Average Household Size	2.4	

RACE & ETHNICITY

	2000	Change 1990-2000
White	6,553	-24.8%
African American	130	97.0%
Hispanic	2,820	118.6%
Asian – Pacific Islander	34	-30.6%
Other	244	

INCOME

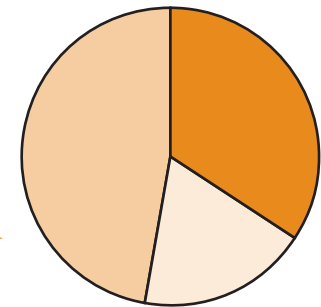
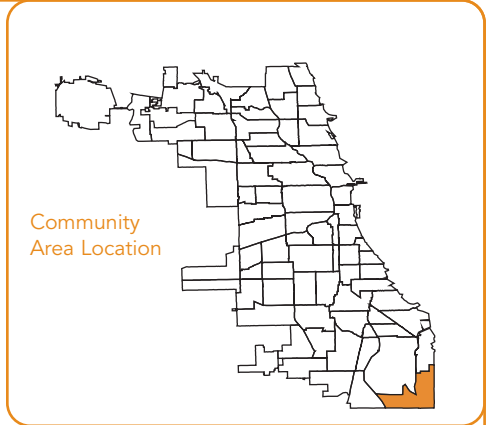
	2000	Change 1990-2000
Median Household Income	\$43,665	4.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,037	32.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	2,324	8.6%
Moderate Income Households (80-120%)	881	-4.6%
High Income Households (>120%)	604	-24.2%

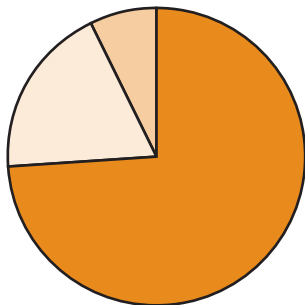
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	1,304	-4.2%
Moderate Income Households (80-120%)	706	21.3%
High Income Households (>120%)	1,800	-6.1%



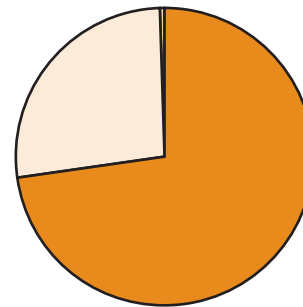
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	4,121	-0.7%
Owner Occupied	3,047	-4.5%
Renter Occupied	774	6.5%
Vacant	300	30.4%



UNITS PER BUILDING

	2000
1 Unit	2,729
2-9 Units	1,004
10+ Units	19



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.0%	
Rental Vacancy Rate	7.2%	1.2%
Median Gross Rent	\$546	50.4%*
Median Home Value	\$95,251	8.9%*
City Owned Vacant Properties		11
Project Based Section 8 Units		0

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	267	35.0%
Extreme Cost Burdened Renters (paying >50%)	156	20.5%
Cost Burdened Owner Occupants	292	12.3%
Overcrowded Households	178	4.7%
Lead Exposed Children	7.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	36,101	
Change in Population 1990-2000	6.3%	
% Foreign Born	19.4%	
Average Household Size	2.7	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	24,878	-6.8%
African American	4,419	1.9%
Hispanic	5,948	137.1%
Asian – Pacific Islander	341	-10.7%
Other	515	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$45,436	3.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,616	12.4%

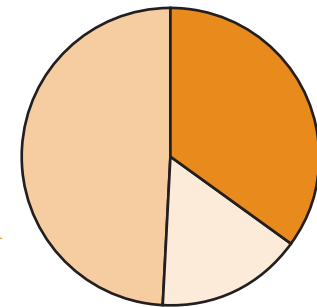


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	7,554	15.9%
Moderate Income Households (80-120%)	2,746	-7.4%
High Income Households (>120%)	2,615	-9.3%

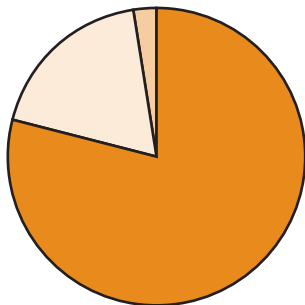
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	4,514	14.4%
Moderate Income Households (80-120%)	2,050	4.4%
High Income Households (>120%)	6,351	-1.7%



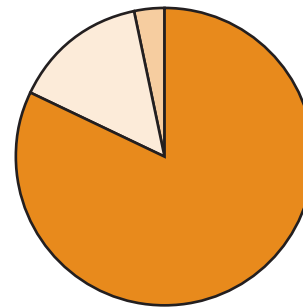
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,232	4.0%
Owner Occupied	10,453	1.8%
Renter Occupied	2,448	16.6%
Vacant	331	-7.0%



**UNITS PER BUILDING**

	2000
1 Unit	10,797
2-9 Units	1,923
10+ Units	433



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.9%	
Rental Vacancy Rate	3.6%	-1.3%
Median Gross Rent	\$600	21.7%*
Median Home Value	\$135,222	22.0%*
City Owned Vacant Properties		31
Project Based Section 8 Units		1,408

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	810	34.1%
Extreme Cost Burdened Renters (paying >50%)	530	22.3%
Cost Burdened Owner Occupants	1,452	15.2%
Overcrowded Households	717	5.6%
Lead Exposed Children	3.3% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 57 ARCHER HEIGHTS

## POPULATION

	2000	
Total Population	12,644	
Change in Population 1990-2000	37.0%	
% Foreign Born	43.8%	
Average Household Size	3.0	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	6,752	-19.5%
African American	74	3600.0%
Hispanic	5,485	604.1%
Asian – Pacific Islander	55	12.2%
Other	278	

## INCOME

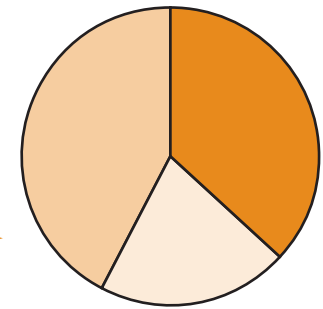
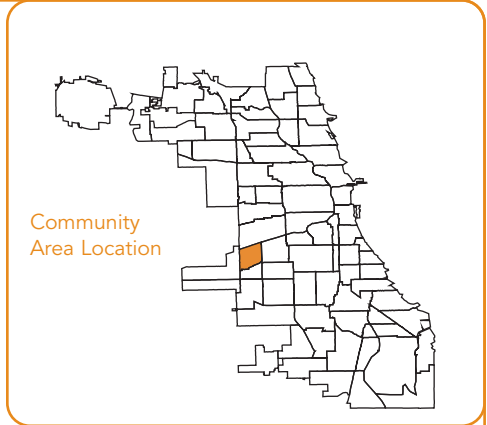
	2000	Change 1990-2000
Median Household Income	\$39,431	-7.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	813	104.8%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	2,641	29.9%
Moderate Income Households (80-120%)	815	1.1%
High Income Households (>120%)	566	-25.2%

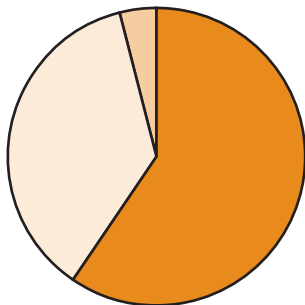
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	1,481	29.9%
Moderate Income Households (80-120%)	837	30.7%
High Income Households (>120%)	1,704	-6.1%



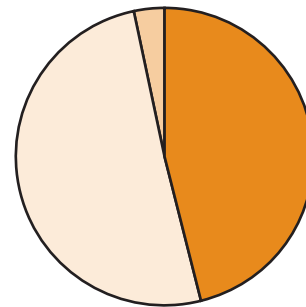
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	4,208	12.6%
Owner Occupied	2,503	3.0%
Renter Occupied	1,537	30.5%
Vacant	168	31.3%



## UNITS PER BUILDING

	2000
1 Unit	1,955
2-9 Units	2,149
10+ Units	141



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.8%	
Rental Vacancy Rate	3.0%	0.4%
Median Gross Rent	\$647	30.1%*
Median Home Value	\$128,036	27.1%*
City Owned Vacant Properties		0
Project Based Section 8 Units		0

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	349	22.5%
Extreme Cost Burdened Renters (paying >50%)	178	11.5%
Cost Burdened Owner Occupants	243	14.4%
Overcrowded Households	459	11.3%
Lead Exposed Children	2.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

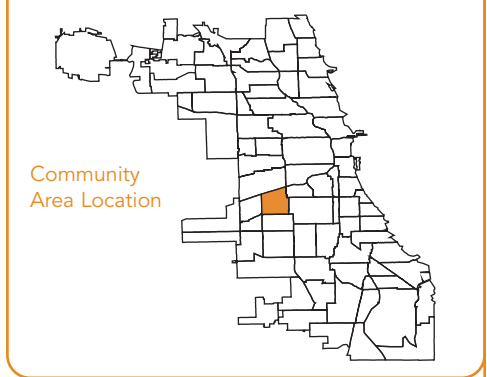
	2000	
Total Population	44,912	
Change in Population 1990-2000	39.4%	
% Foreign Born	46.3%	
Average Household Size	3.4	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	8,300	-57.3%
African American	221	1200.0%
Hispanic	34,409	185.7%
Asian – Pacific Islander	1,293	111.6%
Other	689	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$36,245	4.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,721	90.5%

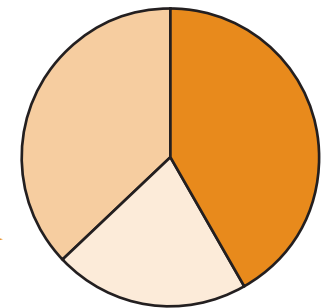


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	8,970	17.3%
Moderate Income Households (80-120%)	2,281	-1.0%
High Income Households (>120%)	1,210	-26.2%

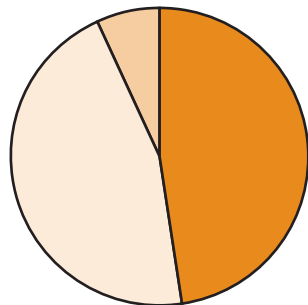
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	5,200	14.1%
Moderate Income Households (80-120%)	2,641	6.2%
High Income Households (>120%)	4,620	1.6%



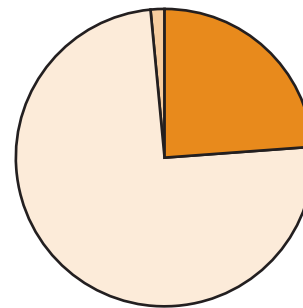
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,386	8.4%
Owner Occupied	6,370	6.7%
Renter Occupied	6,095	7.4%
Vacant	921	32.1%



**UNITS PER BUILDING**

	2000
1 Unit	3,190
2-9 Units	9,994
10+ Units	202



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.0%	
Rental Vacancy Rate	3.4%	-1.4%
Median Gross Rent	\$546	38.1%*
Median Home Value	\$108,381	41.4%*
City Owned Vacant Properties		8
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,880	30.8%
Extreme Cost Burdened Renters (paying >50%)	1,074	17.6%
Cost Burdened Owner Occupants	598	24.1%
Overcrowded Households	2,912	23.4%
Lead Exposed Children		7.9% of children tested

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 59 MCKINLEY PARK

## POPULATION

	2000	
Total Population	15,962	
Change in Population 1990-2000	20.0%	
% Foreign Born	37.9%	
Average Household Size	2.9	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	4,607	-39.9%
African American	116	1060.0%
Hispanic	9,819	86.9%
Asian – Pacific Islander	1,212	279.9%
Other	208	

## INCOME

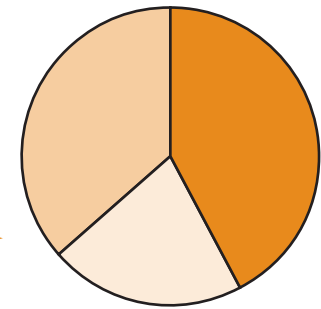
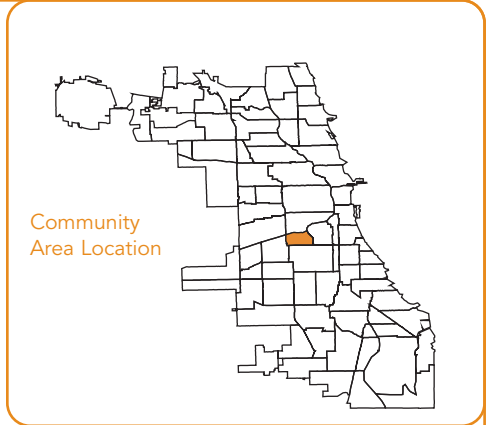
	2000	Change 1990-2000
Median Household Income	\$36,010	1.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,095	44.9%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	3,652	21.8%
Moderate Income Households (80-120%)	919	-8.5%
High Income Households (>120%)	524	-16.1%

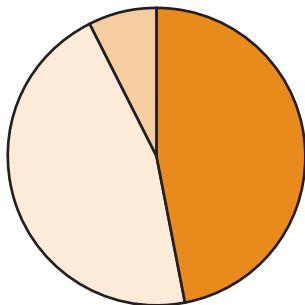
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,151	24.3%
Moderate Income Households (80-120%)	1,084	10.7%
High Income Households (>120%)	1,858	-3.0%



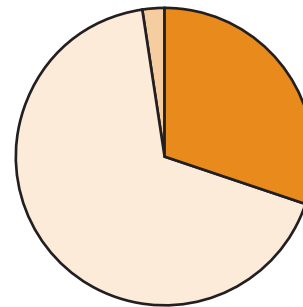
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	5,507	7.3%
Owner Occupied	2,585	8.4%
Renter Occupied	2,512	8.9%
Vacant	410	-6.6%



## UNITS PER BUILDING

	2000
1 Unit	1,661
2-9 Units	3,714
10+ Units	132



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.8%	
Rental Vacancy Rate	10.6%	-1.1%
Median Gross Rent	\$523	37.6%*
Median Home Value	\$83,847	9.4%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	631	25.2%
Extreme Cost Burdened Renters (paying >50%)	412	16.4%
Cost Burdened Owner Occupants	265	20.0%
Overcrowded Households	855	16.8%

Lead Exposed Children 5.9% of children tested

\*inflation adjusted  
\*\*see appendix for sample definitions



**POPULATION**

	2000	
Total Population	33,694	
Change in Population 1990-2000	12.8%	
% Foreign Born	32.2%	
Average Household Size	2.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	13,819	-18.7%
African American	354	831.6%
Hispanic	10,165	30.4%
Asian – Pacific Islander	8,814	79.0%
Other	542	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$35,535	5.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	6,085	40.1%

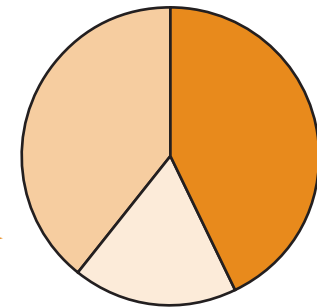


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	8,341	14.5%
Moderate Income Households (80-120%)	2,211	9.4%
High Income Households (>120%)	1,730	16.4%

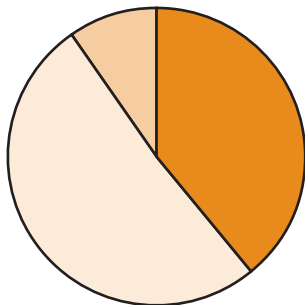
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	5,261	14.1%
Moderate Income Households (80-120%)	2,193	3.3%
High Income Households (>120%)	4,828	19.0%



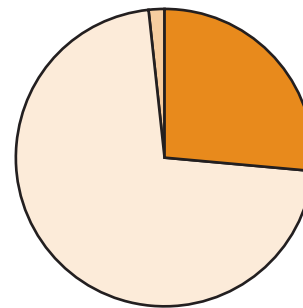
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,607	13.6%
Owner Occupied	5,310	14.2%
Renter Occupied	6,980	11.2%
Vacant	1,317	25.7%



**UNITS PER BUILDING**

	2000
1 Unit	3,593
2-9 Units	9,765
10+ Units	234



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	7.9%	
Rental Vacancy Rate	5.7%	-0.3%
Median Gross Rent	\$539	46.8%*
Median Home Value	\$138,731	50.0%*
City Owned Vacant Properties		4
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,844	26.4%
Extreme Cost Burdened Renters (paying >50%)	1,255	18.0%
Cost Burdened Owner Occupants	606	21.8%
Overcrowded Households	1,341	10.9%
Lead Exposed Children	5.4% of children tested	

→ Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

61 NEW CITY

POPULATION

	2000	
Total Population	51,721	
Change in Population 1990-2000	-2.8%	
% Foreign Born	29.5%	
Average Household Size	3.2	

RACE & ETHNICITY

	2000	Change 1990-2000
White	6,789	-35.0%
African American	18,252	-15.4%
Hispanic	25,948	24.1%
Asian – Pacific Islander	155	30.3%
Other	577	

INCOME

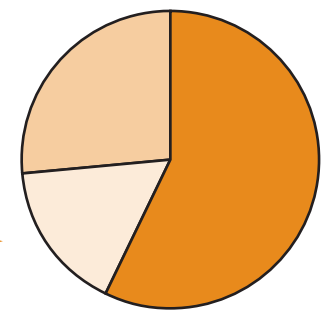
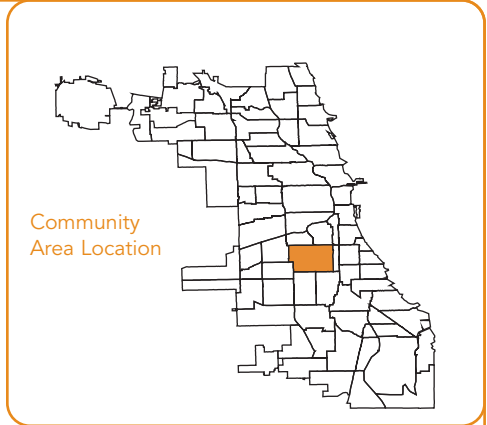
	2000	Change 1990-2000
Median Household Income	\$25,647	-2.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	17,687	-2.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,098	4.2%
Moderate Income Households (80-120%)	1,834	-20.8%
High Income Households (>120%)	1,045	-20.0%

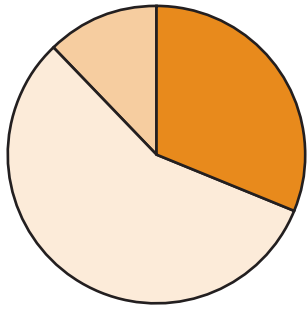
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,991	6.2%
Moderate Income Households (80-120%)	2,285	-10.2%
High Income Households (>120%)	3,701	-11.9%



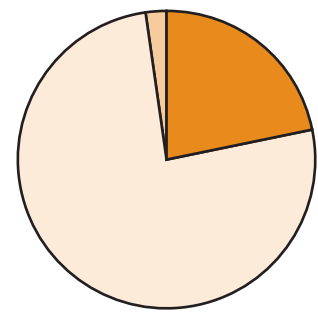
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	15,931	-5.2%
Owner Occupied	4,966	-9.0%
Renter Occupied	9,024	-0.2%
Vacant	1,941	-15.7%



UNITS PER BUILDING

	2000
1 Unit	3,466
2-9 Units	12,099
10+ Units	360



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	3.0%	
Rental Vacancy Rate	6.0%	-3.0%
Median Gross Rent	\$473	31.2%*
Median Home Value	\$81,706	45.5%*
City Owned Vacant Properties	389	
Project Based Section 8 Units	107	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,426	38.1%
Extreme Cost Burdened Renters (paying >50%)	2,315	25.8%
Cost Burdened Owner Occupants	596	27.9%
Overcrowded Households	3,330	23.8%
Lead Exposed Children	19.8% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

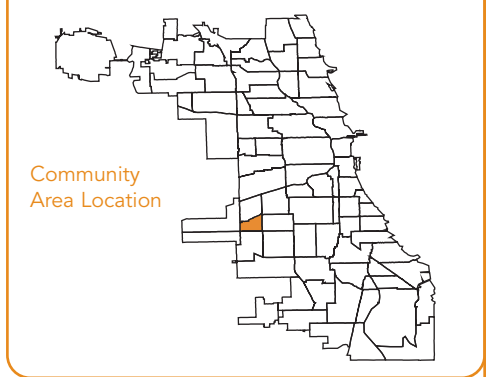
	2000	
Total Population	15,921	
Change in Population 1990-2000	29.8%	
% Foreign Born	37.5%	
Average Household Size	3.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	7,461	-32.5%
African American	74	1750.0%
Hispanic	7,875	593.8%
Asian – Pacific Islander	137	121.0%
Other	374	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$45,310	9.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,093	66.6%

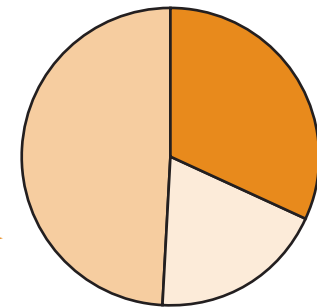


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,005	7.4%
Moderate Income Households (80-120%)	1,334	17.4%
High Income Households (>120%)	756	-20.9%

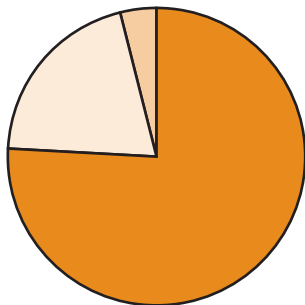
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,623	7.4%
Moderate Income Households (80-120%)	968	-3.2%
High Income Households (>120%)	2,504	5.3%



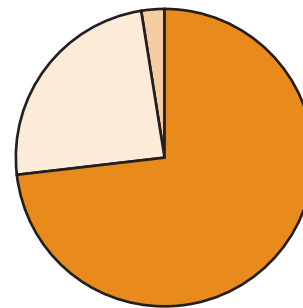
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	5,333	7.8%
Owner Occupied	4,046	2.4%
Renter Occupied	1,077	21.6%
Vacant	210	89.2%



**UNITS PER BUILDING**

	2000
1 Unit	3,897
2-9 Units	1,296
10+ Units	134



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.6%	
Rental Vacancy Rate	4.5%	2.9%
Median Gross Rent	\$620	11.5%*
Median Home Value	\$126,748	21.1%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	320	29.7%
Extreme Cost Burdened Renters (paying >50%)	174	16.2%
Cost Burdened Owner Occupants	693	20.0%
Overcrowded Households	580	11.3%
Lead Exposed Children	2.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 63 GAGE PARK

## POPULATION

	2000	
Total Population	39,193	
Change in Population 1990-2000	45.4%	
% Foreign Born	45.2%	
Average Household Size	3.8	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	4,811	-67.5%
African American	2,743	112.3%
Hispanic	31,079	193.9%
Asian – Pacific Islander	165	-19.5%
Other	395	

## INCOME

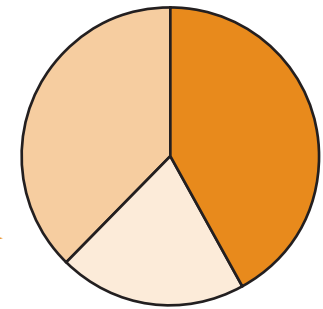
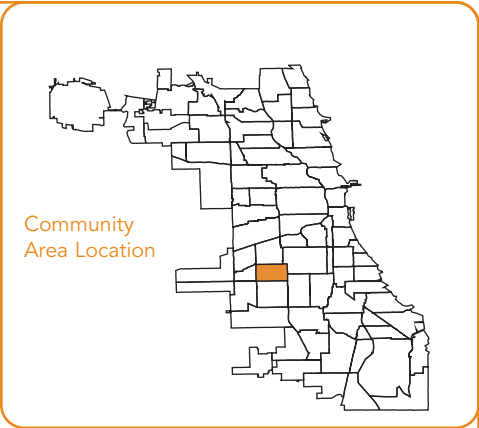
	2000	Change 1990-2000
Median Household Income	\$36,463	-8.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,413	142.0%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	6,933	31.1%
Moderate Income Households (80-120%)	1,746	-17.7%
High Income Households (>120%)	1,030	-30.5%

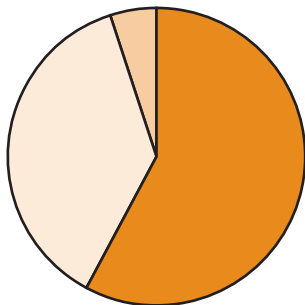
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	4,074	35.5%
Moderate Income Households (80-120%)	1,979	12.9%
High Income Households (>120%)	3,656	-11.6%



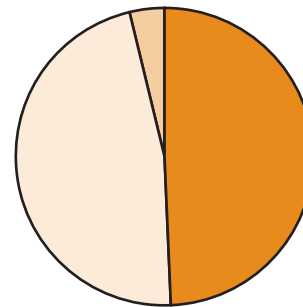
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	10,228	8.8%
Owner Occupied	5,912	1.8%
Renter Occupied	3,801	20.1%
Vacant	515	19.2%



## UNITS PER BUILDING

	2000
1 Unit	5,027
2-9 Units	4,780
10+ Units	386



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.8%	
Rental Vacancy Rate	3.0%	-2.0%
Median Gross Rent	\$546	21.6%*
Median Home Value	\$97,790	23.7%*
City Owned Vacant Properties		4
Project Based Section 8 Units		0

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,287	33.9%
Extreme Cost Burdened Renters (paying >50%)	754	19.8%
Cost Burdened Owner Occupants	999	24.1%
Overcrowded Households	2,647	27.3%
Lead Exposed Children		9.1% of children tested

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

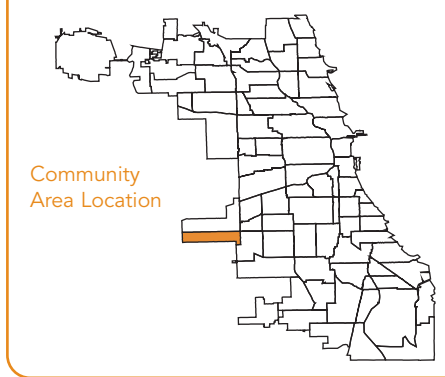
	2000	
Total Population	22,331	
Change in Population 1990-2000	3.9%	
% Foreign Born	17.0%	
Average Household Size	2.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	17,047	-13.5%
African American	137	1422.2%
Hispanic	4,688	190.3%
Asian – Pacific Islander	155	30.3%
Other	304	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$45,533	0.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	1,535	62.1%

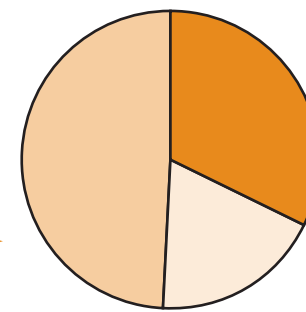


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	5,143	21.5%
Moderate Income Households (80-120%)	2,105	1.3%
High Income Households (>120%)	1,411	-25.7%

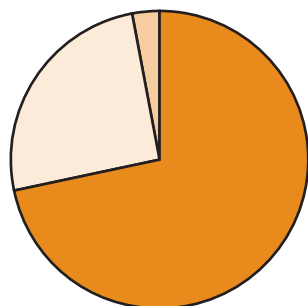
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	2,792	34.6%
Moderate Income Households (80-120%)	1,606	-6.1%
High Income Households (>120%)	4,260	-3.7%



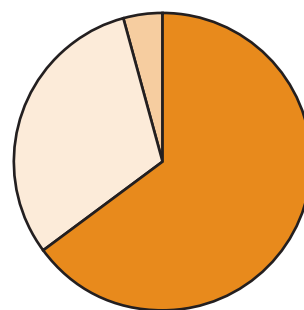
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	8,917	5.0%
Owner Occupied	6,390	6.4%
Renter Occupied	2,263	-0.5%
Vacant	264	22.8%



**UNITS PER BUILDING**

	2000
1 Unit	5,781
2-9 Units	2,757
10+ Units	379



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.5%	
Rental Vacancy Rate	2.5%	-1.5%
Median Gross Rent	\$623	11.2%*
Median Home Value	\$132,280	17.0%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	645	28.6%
Extreme Cost Burdened Renters (paying >50%)	371	16.4%
Cost Burdened Owner Occupants	801	15.3%
Overcrowded Households	437	5.1%
Lead Exposed Children	1.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

65 WEST LAWN

POPULATION

	2000	
Total Population	29,235	
Change in Population 1990-2000	24.9%	
% Foreign Born	30.7%	
Average Household Size	3.2	

RACE & ETHNICITY

	2000	Change 1990-2000
White	12,540	-39.2%
African American	760	1210.3%
Hispanic	15,179	502.6%
Asian – Pacific Islander	276	59.5%
Other	480	

INCOME

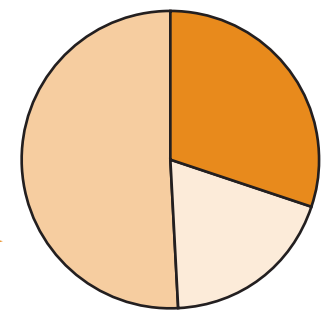
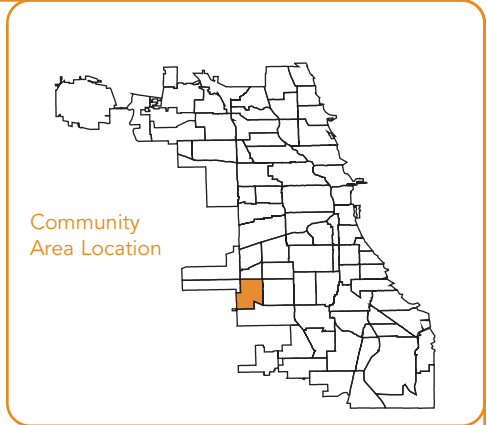
	2000	Change 1990-2000
Median Household Income	\$47,017	0.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,148	75.3%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	5,180	18.0%
Moderate Income Households (80-120%)	2,041	-11.8%
High Income Households (>120%)	1,735	-18.2%

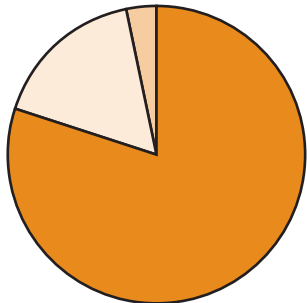
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,698	7.0%
Moderate Income Households (80-120%)	1,705	20.9%
High Income Households (>120%)	4,553	-7.0%



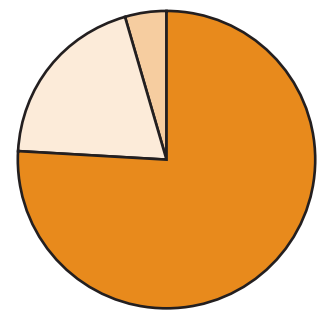
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	9,252	3.4%
Owner Occupied	7,402	3.0%
Renter Occupied	1,547	-2.3%
Vacant	303	65.6%



UNITS PER BUILDING

	2000
1 Unit	6,994
2-9 Units	1,804
10+ Units	415



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.6%	
Rental Vacancy Rate	5.4%	1.5%
Median Gross Rent	\$619	16.4%*
Median Home Value	\$119,816	14.3%*
City Owned Vacant Properties		1
Project Based Section 8 Units		0

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	490	31.6%
Extreme Cost Burdened Renters (paying >50%)	322	20.7%
Cost Burdened Owner Occupants	1,228	19.3%
Overcrowded Households	913	10.2%
Lead Exposed Children	1.7% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

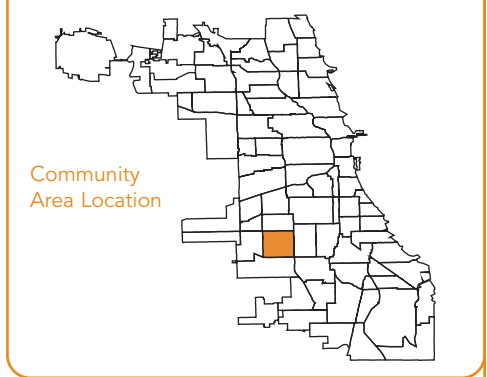
	2000	
Total Population	61,412	
Change in Population 1990-2000	19.8%	
% Foreign Born	21.0%	
Average Household Size	3.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	6,190	-72.1%
African American	32,240	140.5%
Hispanic	21,534	48.0%
Asian – Pacific Islander	402	-52.8%
Other	1,046	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$35,983	4.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,970	28.3%

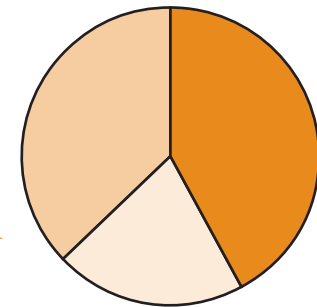


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,157	13.0%
Moderate Income Households (80-120%)	3,242	-1.3%
High Income Households (>120%)	1,714	-36.4%

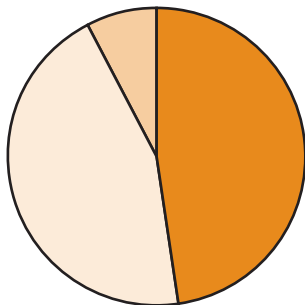
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,199	6.5%
Moderate Income Households (80-120%)	3,555	13.4%
High Income Households (>120%)	6,358	-7.0%



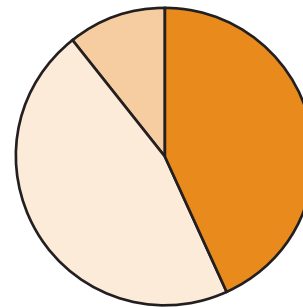
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	18,498	3.7%
Owner Occupied	8,814	-2.8%
Renter Occupied	8,263	8.1%
Vacant	1,421	26.5%



**UNITS PER BUILDING**

	2000
1 Unit	7,982
2-9 Units	8,527
10+ Units	1,973



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.5%	
Rental Vacancy Rate	6.1%	-1.6%
Median Gross Rent	\$580	21.9%*
Median Home Value	\$91,411	14.5%*
City Owned Vacant Properties		11
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,649	32.2%
Extreme Cost Burdened Renters (paying >50%)	1,849	22.5%
Cost Burdened Owner Occupants	1,643	25.4%
Overcrowded Households	2,402	14.1%
Lead Exposed Children		14.6% of children tested

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

67 WEST ENGLEWOOD

POPULATION

	2000	
Total Population	45,282	
Change in Population 1990-2000	-14.2%	
% Foreign Born	1.0%	
Average Household Size	3.2	

RACE & ETHNICITY

	2000	Change 1990-2000
White	164	-71.6%
African American	44,271	-14.5%
Hispanic	459	38.7%
Asian – Pacific Islander	31	-35.4%
Other	357	

INCOME

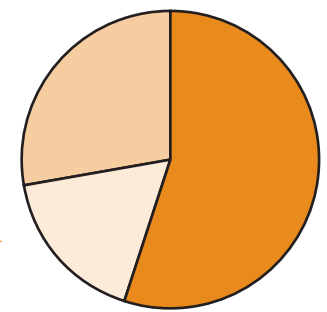
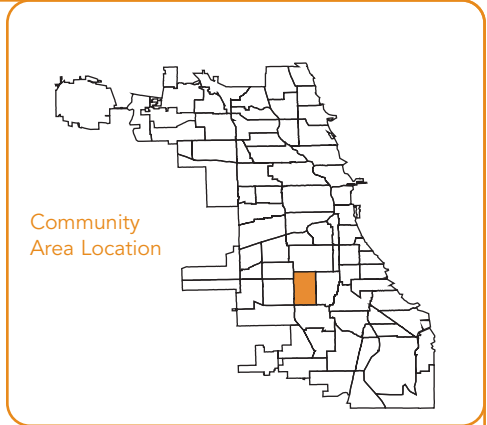
	2000	Change 1990-2000
Median Household Income	\$26,693	-9.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	14,450	-9.5%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	9,705	2.2%
Moderate Income Households (80-120%)	1,748	-31.5%
High Income Households (>120%)	898	-44.4%

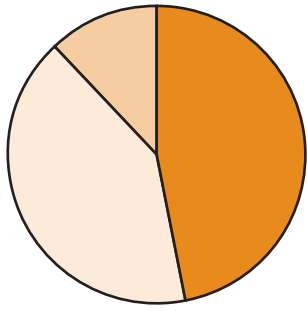
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,794	4.2%
Moderate Income Households (80-120%)	2,127	-9.7%
High Income Households (>120%)	3,429	-28.5%



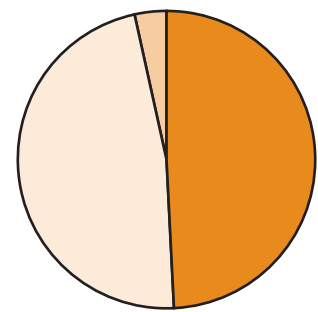
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	14,063	-5.5%
Owner Occupied	6,595	-13.7%
Renter Occupied	5,775	-5.2%
Vacant	1,693	47.3%



UNITS PER BUILDING

	2000
1 Unit	6,863
2-9 Units	6,604
10+ Units	482



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.5%	
Rental Vacancy Rate	8.5%	2.6%
Median Gross Rent	\$579	28.6%*
Median Home Value	\$69,558	13.1%*
City Owned Vacant Properties	506	
Project Based Section 8 Units	165	

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,448	42.6%
Extreme Cost Burdened Renters (paying >50%)	1,771	30.9%
Cost Burdened Owner Occupants	1,657	35.8%
Overcrowded Households	1,550	12.5%
Lead Exposed Children	31.3% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

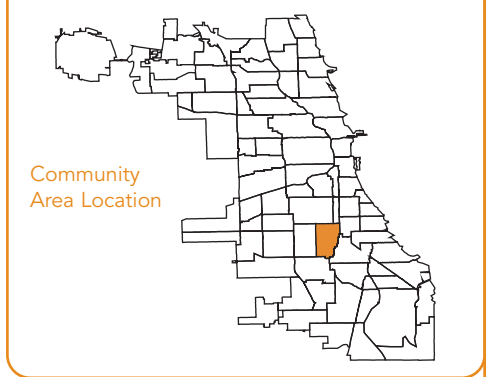
	2000	
Total Population	40,222	
Change in Population 1990-2000	-17.0%	
% Foreign Born	1.0%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	178	-6.3%
African American	39,352	-17.8%
Hispanic	347	50.2%
Asian – Pacific Islander	33	-50.0%
Other	312	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$18,955	6.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	17,344	-16.3%

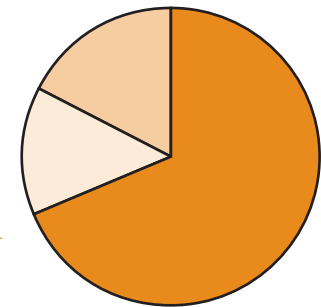


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,016	-11.9%
Moderate Income Households (80-120%)	1,024	-30.3%
High Income Households (>120%)	561	-36.8%

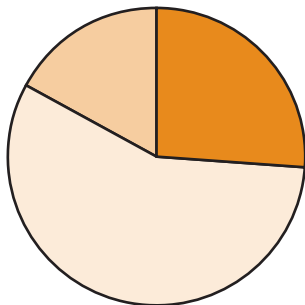
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,653	-12.5%
Moderate Income Households (80-120%)	1,753	-17.0%
High Income Households (>120%)	2,195	-23.0%



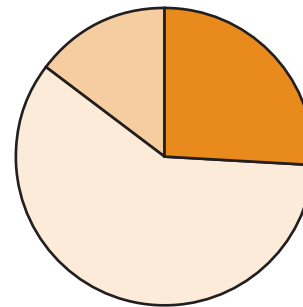
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	15,210	-10.1%
Owner Occupied	3,976	-14.1%
Renter Occupied	8,643	-16.7%
Vacant	2,591	35.2%



**UNITS PER BUILDING**

	2000
1 Unit	3,925
2-9 Units	9,001
10+ Units	2,228



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.8%	
Rental Vacancy Rate	10.8%	2.0%
Median Gross Rent	\$497	22.8%*
Median Home Value	\$63,889	12.7%*
City Owned Vacant Properties	1,061	
Project Based Section 8 Units	967	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,582	41.7%
Extreme Cost Burdened Renters (paying >50%)	2,603	30.3%
Cost Burdened Owner Occupants	611	29.0%
Overcrowded Households	1,289	10.2%
Lead Exposed Children	36.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 69 GREATER GRAND CROSSING

## POPULATION

	2000	
Total Population	38,619	
Change in Population 1990-2000	-0.1%	
% Foreign Born	1.1%	
Average Household Size	2.4	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	146	-14.1%
African American	37,779	-1.1%
Hispanic	276	46.0%
Asian – Pacific Islander	32	52.4%
Other	386	

## INCOME

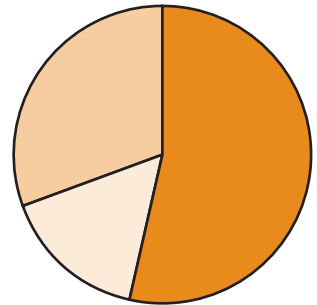
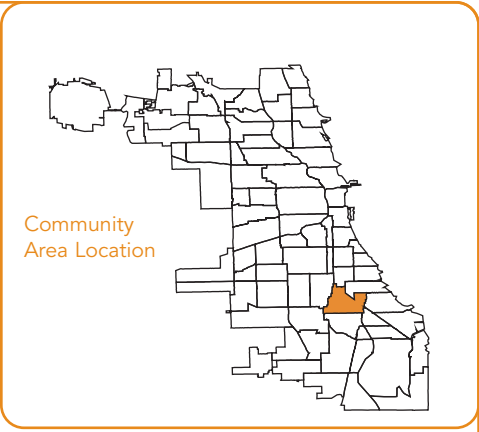
	2000	Change 1990-2000
Median Household Income	\$27,916	12.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,809	-2.4%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	10,977	0.9%
Moderate Income Households (80-120%)	2,240	7.5%
High Income Households (>120%)	1,159	-21.9%

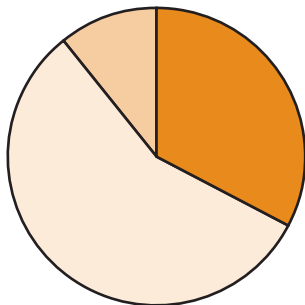
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,699	-2.1%
Moderate Income Households (80-120%)	2,277	-4.8%
High Income Households (>120%)	4,400	5.0%



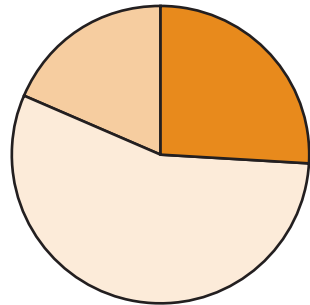
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	16,117	-2.9%
Owner Occupied	5,265	-0.1%
Renter Occupied	9,118	-2.6%
Vacant	1,734	-12.1%



## UNITS PER BUILDING

	2000
1 Unit	4,180
2-9 Units	8,954
10+ Units	2,983



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.8%	
Rental Vacancy Rate	10.6%	-1.1%
Median Gross Rent	\$523	12.8%*
Median Home Value	\$83,845	9.4%*
City Owned Vacant Properties	214	
Project Based Section 8 Units	1,257	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,513	38.5%
Extreme Cost Burdened Renters (paying >50%)	2,365	26.0%
Cost Burdened Owner Occupants	753	24.4%
Overcrowded Households	974	6.8%
Lead Exposed Children	22.6% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

**POPULATION**

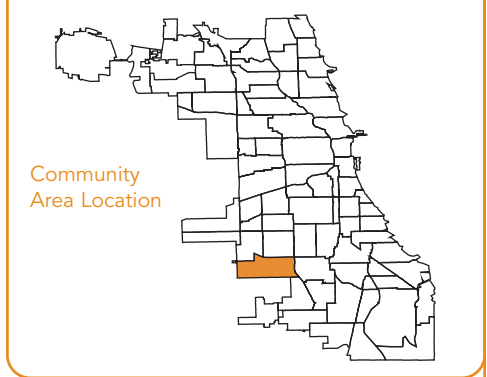
	2000	
Total Population	39,584	
Change in Population 1990-2000	6.7%	
% Foreign Born	11.4%	
Average Household Size	3.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	14,546	-52.6%
African American	17,045	361.0%
Hispanic	6,674	186.3%
Asian – Pacific Islander	408	14.0%
Other	911	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$53,633	2.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,722	76.0%

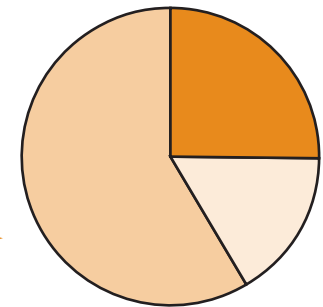


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	6,423	22.1%
Moderate Income Households (80-120%)	3,830	6.6%
High Income Households (>120%)	2,546	-34.5%

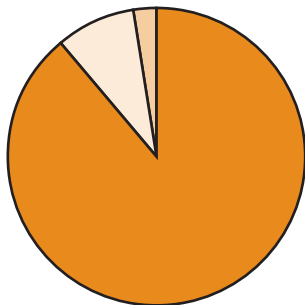
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	3,222	22.2%
Moderate Income Households (80-120%)	2,086	10.3%
High Income Households (>120%)	7,491	-8.8%



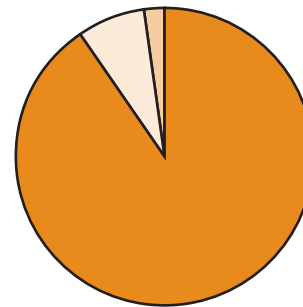
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,147	0.9%
Owner Occupied	11,681	-0.3%
Renter Occupied	1,136	0.1%
Vacant	330	89.7%



**UNITS PER BUILDING**

	2000
1 Unit	11,863
2-9 Units	969
10+ Units	292



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.7%	
Rental Vacancy Rate	4.9%	1.3%
Median Gross Rent	\$715	25.0%*
Median Home Value	\$116,625	7.3%*
City Owned Vacant Properties	128	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	403	35.5%
Extreme Cost Burdened Renters (paying >50%)	312	27.5%
Cost Burdened Owner Occupants	2,045	18.7%
Overcrowded Households	744	5.8%
Lead Exposed Children	4.9% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

71 AUBURN GRESHAM

POPULATION

	2000	
Total Population	55,928	
Change in Population 1990-2000	-6.5%	
% Foreign Born	1.2%	
Average Household Size	2.8	

RACE & ETHNICITY

	2000	Change 1990-2000
White	237	-32.3%
African American	54,862	-7.3%
Hispanic	347	70.1%
Asian – Pacific Islander	46	64.3%
Other	436	

INCOME

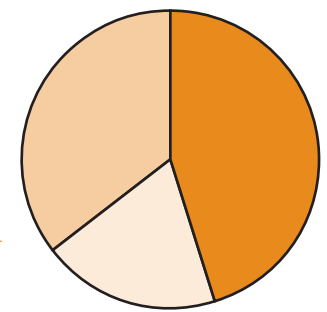
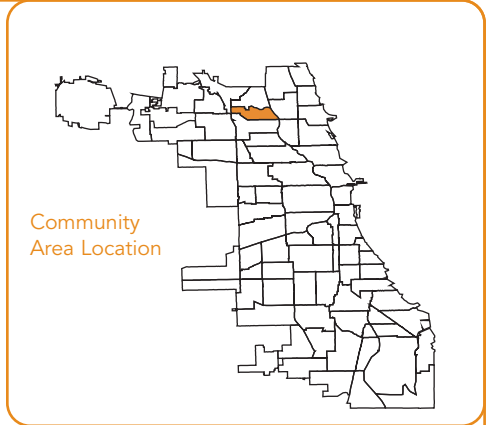
	2000	Change 1990-2000
Median Household Income	\$34,238	-7.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,439	6.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	13,098	13.0%
Moderate Income Households (80-120%)	3,091	-15.5%
High Income Households (>120%)	2,025	-39.6%

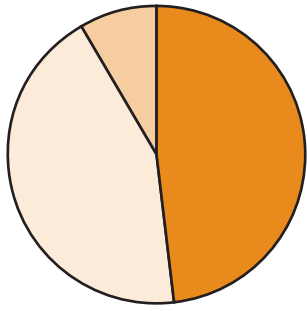
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	8,226	14.7%
Moderate Income Households (80-120%)	3,528	4.3%
High Income Households (>120%)	6,459	-19.8%



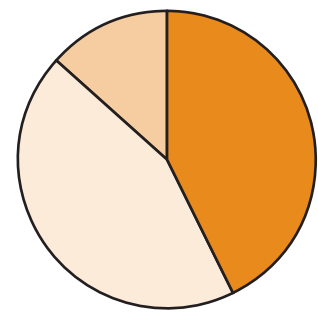
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,955	-0.6%
Owner Occupied	9,602	-2.4%
Renter Occupied	8,668	-2.4%
Vacant	1,685	24.4%



UNITS PER BUILDING

	2000
1 Unit	8,506
2-9 Units	8,756
10+ Units	2,665



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.8%	
Rental Vacancy Rate	8.4%	0.3%
Median Gross Rent	\$563	13.2%*
Median Home Value	\$90,454	5.1%*
City Owned Vacant Properties		2
Project Based Section 8 Units		506

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,261	37.6%
Extreme Cost Burdened Renters (paying >50%)	2,147	24.8%
Cost Burdened Owner Occupants	1,837	25.7%
Overcrowded Households	1,468	8.0%
Lead Exposed Children	21.4% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

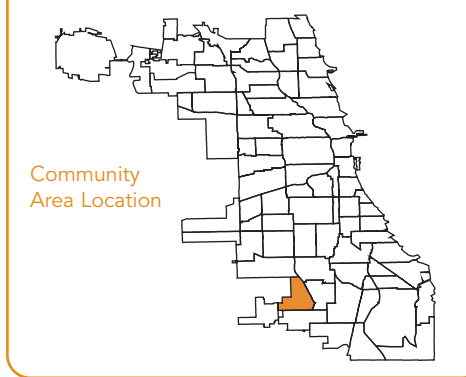
	2000	Change 1990-2000
Total Population	21,992	-1.8%
Change in Population 1990-2000		-1.8%
% Foreign Born	2.6%	
Average Household Size	2.7	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	13,814	-16.0%
African American	7,006	30.5%
Hispanic	643	63.6%
Asian – Pacific Islander	125	9.6%
Other	404	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$66,823	2.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	874	7.4%

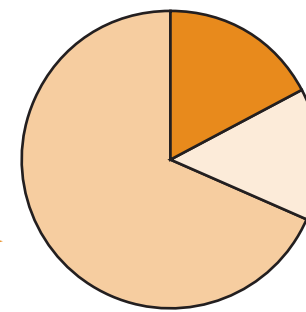


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,041	26.7%
Moderate Income Households (80-120%)	2,079	13.1%
High Income Households (>120%)	2,919	-16.7%

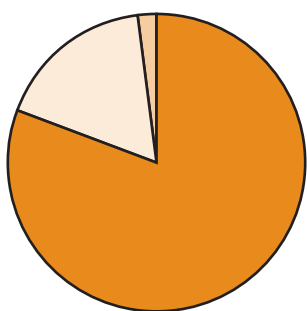
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,385	16.8%
Moderate Income Households (80-120%)	1,153	31.5%
High Income Households (>120%)	5,499	-3.2%



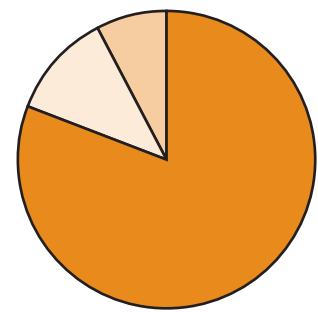
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	8,197	3.5%
Owner Occupied	6,617	5.4%
Renter Occupied	1,413	-2.8%
Vacant	167	-12.6%



**UNITS PER BUILDING**

	2000
1 Unit	6,626
2-9 Units	941
10+ Units	630



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.7%	
Rental Vacancy Rate	4.0%	1.7%
Median Gross Rent	\$646	7.4%*
Median Home Value	\$176,331	27.4%*
City Owned Vacant Properties		22
Project Based Section 8 Units		0

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	269	19.1%
Extreme Cost Burdened Renters (paying >50%)	136	9.7%
Cost Burdened Owner Occupants	839	13.5%
Overcrowded Households	112	1.4%
Lead Exposed Children	3.5% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 73 WASHINGTON HEIGHTS

## POPULATION

	2000	
Total Population	29,843	
Change in Population 1990-2000	-7.1%	
% Foreign Born	1.3%	
Average Household Size	2.9	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	193	-34.1%
African American	29,108	-7.9%
Hispanic	231	65.0%
Asian – Pacific Islander	18	-10.0%
Other	293	

## INCOME

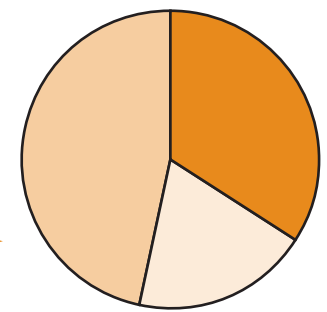
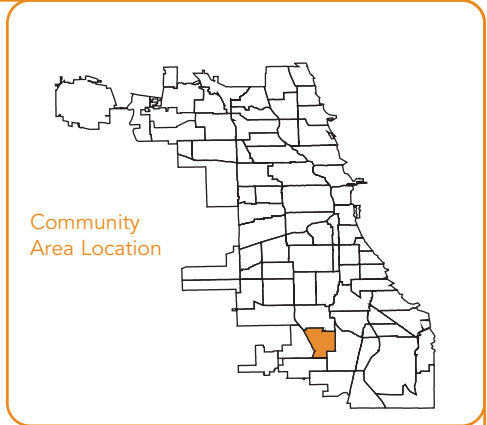
	2000	Change 1990-2000
Median Household Income	\$43,201	-5.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,680	-0.5%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	6,071	21.4%
Moderate Income Households (80-120%)	2,231	-8.8%
High Income Households (>120%)	1,521	-35.2%

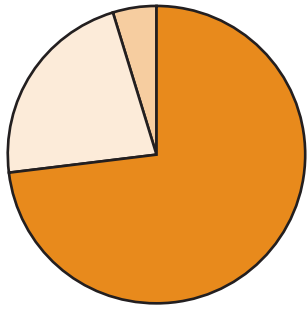
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	3,349	23.4%
Moderate Income Households (80-120%)	1,892	9.1%
High Income Households (>120%)	4,582	-14.3%



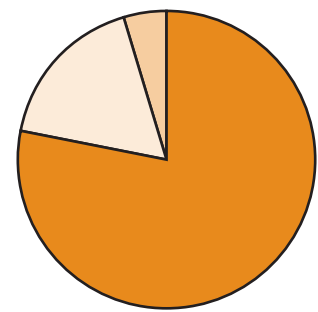
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	10,339	1.6%
Owner Occupied	7,554	-1.7%
Renter Occupied	2,295	3.8%
Vacant	490	75.6%



## UNITS PER BUILDING

	2000
1 Unit	8,064
2-9 Units	1,779
10+ Units	481



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	0.9%	
Rental Vacancy Rate	7.2%	3.7%
Median Gross Rent	\$595	15.0%*
Median Home Value	\$91,067	3.9%*
City Owned Vacant Properties		0
Project Based Section 8 Units		0

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	707	30.9%
Extreme Cost Burdened Renters (paying >50%)	442	19.3%
Cost Burdened Owner Occupants	1,575	22.8%
Overcrowded Households	466	4.7%
Lead Exposed Children	12.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions

**POPULATION**

	2000	
Total Population	18,820	
Change in Population 1990-2000	-1.9%	
% Foreign Born	3.8%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	17,127	-7.3%
African American	672	172.1%
Hispanic	723	99.7%
Asian – Pacific Islander	68	-2.9%
Other	230	

**INCOME**

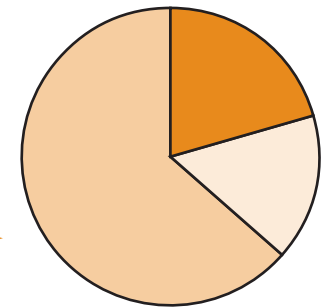
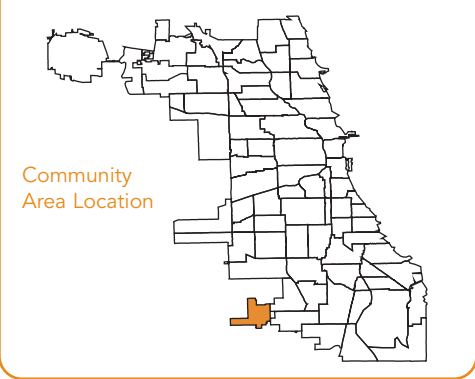
	2000	Change 1990-2000
Median Household Income	\$57,493	6.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	722	-9.1%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,166	8.7%
Moderate Income Households (80-120%)	2,016	21.3%
High Income Households (>120%)	1,720	-25.4%

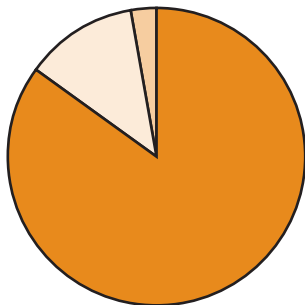
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,418	-10.2%
Moderate Income Households (80-120%)	1,100	4.9%
High Income Households (>120%)	4,385	3.1%



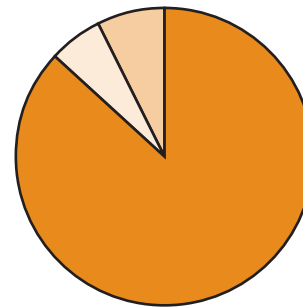
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	7,108	1.2%
Owner Occupied	6,038	1.9%
Renter Occupied	872	-5.7%
Vacant	198	13.1%



**UNITS PER BUILDING**

	2000
1 Unit	6,138
2-9 Units	413
10+ Units	521



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.0%	
Rental Vacancy Rate	5.0%	-0.6%
Median Gross Rent	\$643	0.8%*
Median Home Value	\$134,423	22.0%*
City Owned Vacant Properties	1	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	254	29.1%
Extreme Cost Burdened Renters (paying >50%)	146	16.7%
Cost Burdened Owner Occupants	769	13.5%
Overcrowded Households	181	2.6%
Lead Exposed Children	1.2% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 75 MORGAN PARK

## POPULATION

	2000	
Total Population	25,226	
Change in Population 1990-2000	-5.7%	
% Foreign Born	2.4%	
Average Household Size	2.8	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	7,510	-17.0%
African American	16,816	-2.4%
Hispanic	533	56.8%
Asian – Pacific Islander	87	6.1%
Other	280	

## INCOME

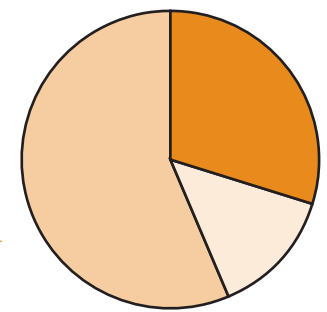
	2000	Change 1990-2000
Median Household Income	\$53,133	9.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,829	-3.5%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	4,326	6.9%
Moderate Income Households (80-120%)	2,078	-0.5%
High Income Households (>120%)	2,121	-9.9%

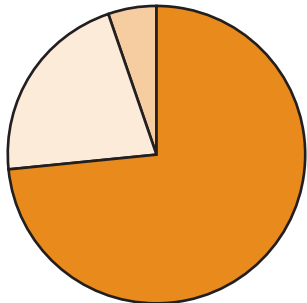
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	2,541	10.9%
Moderate Income Households (80-120%)	1,176	-15.1%
High Income Households (>120%)	4,807	-0.1%



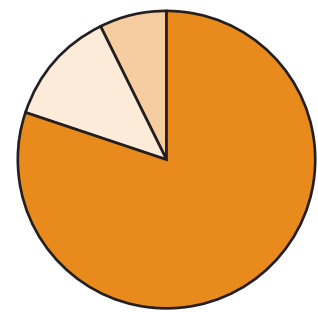
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	8,980	1.9%
Owner Occupied	6,593	2.1%
Renter Occupied	1,915	-8.5%
Vacant	472	82.9%



## UNITS PER BUILDING

	2000
1 Unit	7,190
2-9 Units	1,126
10+ Units	656



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.1%	
Rental Vacancy Rate	6.1%	4.3%
Median Gross Rent	\$633	16.4%*
Median Home Value	\$119,827	20.0%*
City Owned Vacant Properties		92
Project Based Section 8 Units		84

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	548	29.0%
Extreme Cost Burdened Renters (paying >50%)	356	18.8%
Cost Burdened Owner Occupants	1,341	21.9%
Overcrowded Households	329	3.9%
Lead Exposed Children	8.8% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions



**POPULATION**

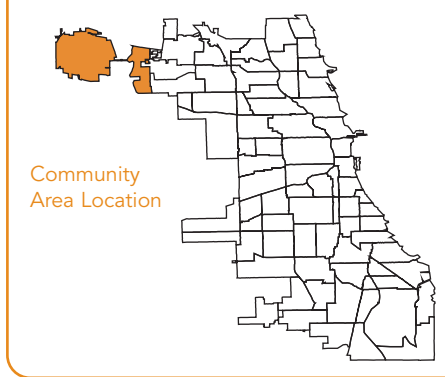
	2000	Change 1990-2000
Total Population	11,956	
Change in Population 1990-2000	6.8%	
% Foreign Born	39.7%	
Average Household Size	1.9	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	9,735	-3.3%
African American	258	-17.3%
Hispanic	773	48.9%
Asian – Pacific Islander	891	190.2%
Other	299	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$43,542	-8.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	953	67.8%

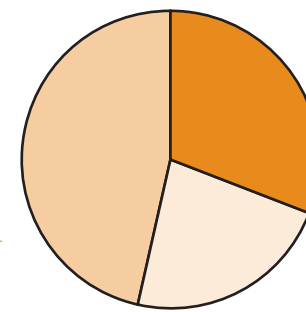


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	3,652	32.4%
Moderate Income Households (80-120%)	1,240	-21.1%
High Income Households (>120%)	831	-38.1%

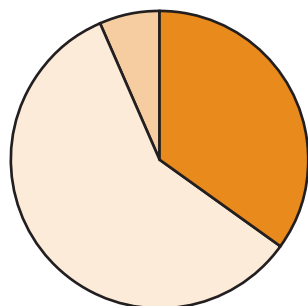
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	1,767	32.4%
Moderate Income Households (80-120%)	1,297	15.5%
High Income Households (>120%)	2,660	-17.3%



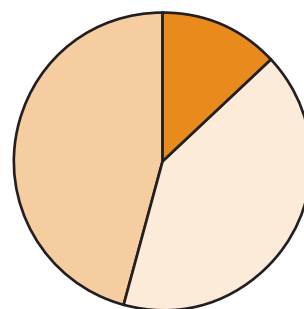
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	6,339	4.1%
Owner Occupied	2,212	7.7%
Renter Occupied	3,712	3.7%
Vacant	415	-8.6%



**UNITS PER BUILDING**

	2000
1 Unit	826
2-9 Units	2,622
10+ Units	2,912



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	2.9%	
Rental Vacancy Rate	4.6%	-5.3%
Median Gross Rent	\$785	0.1%*
Median Home Value	\$228,265	-0.5%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	0	

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	900	24.1%
Extreme Cost Burdened Renters (paying >50%)	504	13.5%
Cost Burdened Owner Occupants	107	13.9%
Overcrowded Households	334	5.6%
Lead Exposed Children	1.0% of children tested	

Households paying >35% of income for housing

\*inflation adjusted

\*\*see appendix for sample definitions

# 77 EDGEWATER

## POPULATION

	2000	
Total Population	62,198	
Change in Population 1990-2000	2.5%	
% Foreign Born	36.1%	
Average Household Size	1.9	

## RACE & ETHNICITY

	2000	Change 1990-2000
White	29,782	-4.1%
African American	10,564	-9.3%
Hispanic	12,176	15.2%
Asian – Pacific Islander	7,243	2.9%
Other	2,433	

## INCOME

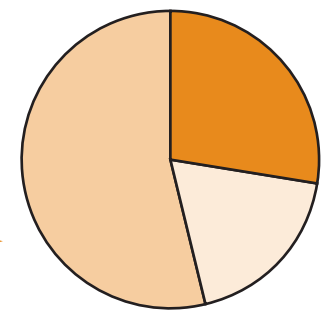
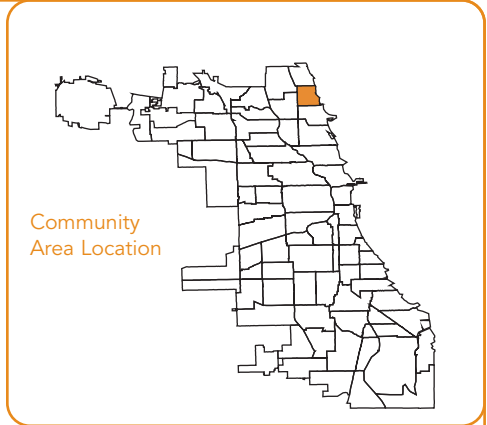
	2000	Change 1990-2000
Median Household Income	\$35,766	6.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,330	2.5%

## INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,171	44.2%
Moderate Income Households (80-120%)	5,052	4.3%
High Income Households (>120%)	4,114	-28.7%

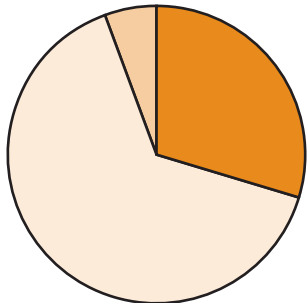
## INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	5,605	56.8%
Moderate Income Households (80-120%)	3,792	18.3%
High Income Households (>120%)	10,940	-5.6%



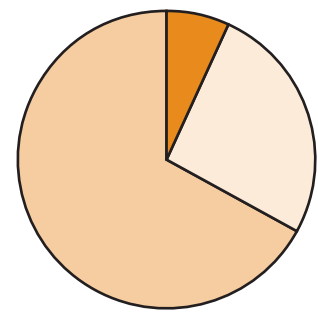
## HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	32,716	-2.2%
Owner Occupied	9,701	20.0%
Renter Occupied	21,172	-3.9%
Vacant	1,843	-44.6%



## UNITS PER BUILDING

	2000
1 Unit	2,232
2-9 Units	8,550
10+ Units	21,900



## HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	1.4%	
Rental Vacancy Rate	5.0%	-6.0%
Median Gross Rent	\$611	9.1%*
Median Home Value	\$243,594	46.7%*
City Owned Vacant Properties	0	
Project Based Section 8 Units	885	

## AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	6,493	30.7%
Extreme Cost Burdened Renters (paying >50%)	4,089	19.3%
Cost Burdened Owner Occupants	370	21.4%
Overcrowded Households	3,423	11.1%
Lead Exposed Children	4.7% of children tested	

→ Households paying >35% of income for housing

\*inflation adjusted  
\*\*see appendix for sample definitions



CHICAGO COMMUNITY AREA TABLES

# TOTAL POPULATION

Community Area	Total Population 1990	Total Population 2000	Change in Population 1990-2000	Percent Change in Population 1990-2000
Rogers Park	60,378	63,484	3,106	5.1%
West Ridge	65,374	73,199	7,825	12.0%
Uptown	63,839	63,551	-288	-0.5%
Lincoln Square	44,891	44,574	-317	-0.7%
North Center	33,010	31,895	-1,115	-3.4%
Lake View	91,031	94,817	3,786	4.2%
Lincoln Park	61,092	64,320	3,228	5.3%
Near North Side	62,842	72,811	9,969	15.9%
Edison Park	11,426	11,259	-167	-1.5%
Norwood Park	37,719	37,669	-50	-0.1%
Jefferson Park	23,649	25,859	2,210	9.3%
Forest Glen	17,655	18,165	510	2.9%
North Park	16,236	18,514	2,278	14.0%
Albany Park	49,501	57,655	8,154	16.5%
Portage Park	56,513	65,340	8,827	15.6%
Irving Park	50,159	58,643	8,484	16.9%
Dunning	36,957	42,164	5,207	14.1%
Montclare	10,573	12,646	2,073	19.6%
Belmont Cragin	56,787	78,144	21,357	37.6%
Hermosa	23,131	26,908	3,777	16.3%
Avondale	35,579	43,083	7,504	21.1%
Logan Square	82,605	82,715	110	0.1%
Humboldt Park	67,573	65,836	-1,737	-2.6%
West Town	87,703	87,435	-268	-0.3%
Austin	114,079	117,527	3,448	3.0%
West Garfield Park	24,095	23,019	-1,076	-4.5%
East Garfield Park	24,030	20,881	-3,149	-13.1%
Near West Side	46,197	46,419	222	0.5%
North Lawndale	47,296	41,768	-5,528	-11.7%
South Lawndale	81,155	91,071	9,916	12.2%
Lower West Side	45,654	44,031	-1,623	-3.6%
Loop	11,954	16,388	4,434	37.1%
Near South Side	6,828	9,509	2,681	39.3%
Armour Square	10,801	12,032	1,231	11.4%
Douglas	30,652	26,470	-4,182	-13.6%
Oakland	8,197	6,110	-2,087	-25.5%
Fuller Park	4,364	3,420	-944	-21.6%
Grand Boulevard	35,897	28,006	-7,891	-22.0%
Kenwood	18,178	18,363	185	1.0%

Community Area	Total Population 1990	Total Population 2000	Change in Population 1990-2000	Percent Change in Population 1990-2000
Washington Park	19,425	14,146	-5,279	-27.2%
Hyde Park	28,630	29,920	1,290	4.5%
Woodlawn	27,473	27,086	-387	-1.4%
South Shore	61,517	61,556	39	0.1%
Chatham	36,779	37,275	496	1.3%
Avalon Park	11,711	11,147	-564	-4.8%
South Chicago	40,776	38,596	-2,180	-5.3%
Burnside	3,314	3,294	-20	-0.6%
Calumet Heights	17,453	15,974	-1,479	-8.5%
Roseland	56,493	52,723	-3,770	-6.7%
Pullman	9,344	8,921	-423	-4.5%
South Deering	17,755	16,990	-765	-4.3%
East Side	20,450	23,653	3,203	15.7%
West Pullman	39,846	36,649	-3,197	-8.0%
Riverdale	10,821	9,809	-1,012	-9.4%
Hegewisch	10,136	9,781	-355	-3.5%
Garfield Ridge	33,948	36,101	2,153	6.3%
Archer Heights	9,227	12,644	3,417	37.0%
Brighton Park	32,207	44,912	12,705	39.4%
McKinley Park	13,297	15,962	2,665	20.0%
Bridgeport	29,877	33,694	3,817	12.8%
New City	53,226	51,721	-1,505	-2.8%
West Elsdon	12,266	15,921	3,655	29.8%
Gage Park	26,957	39,193	12,236	45.4%
Clearing	21,490	22,331	841	3.9%
West Lawn	23,402	29,235	5,833	24.9%
Chicago Lawn	51,243	61,412	10,169	19.8%
West Englewood	52,772	45,282	-7,490	-14.2%
Englewood	48,434	40,222	-8,212	-17.0%
Greater Grand Crossing	38,644	38,619	-25	-0.1%
Ashburn	37,092	39,584	2,492	6.7%
Auburn Gresham	59,808	55,928	-3,880	-6.5%
Beverly	22,385	21,992	-393	-1.8%
Washington Heights	32,114	29,843	-2,271	-7.1%
Mount Greenwood	19,179	18,820	-359	-1.9%
Morgan Park	26,740	25,226	-1,514	-5.7%
O'Hare	11,192	11,956	764	6.8%
Edgewater	60,703	62,198	1,495	2.5%
City of Chicago	2,783,726	2,896,016	112,290	4.0%

Community Area	African Americans 1990	Percent of Total Population 1990	African Americans 2000	Percent of Total Population 2000	Change in African Americans 1990-2000	Percent Change in African American 1990-2000
Rogers Park	15,885	26.3%	18,767	29.6%	2,882	18.1%
West Ridge	2,045	3.1%	4,962	6.8%	2,917	142.6%
Uptown	15,134	23.7%	13,415	21.1%	-1,719	-11.4%
Lincoln Square	1,087	2.4%	1,342	3.0%	255	23.5%
North Center	992	3.0%	1,333	4.2%	341	34.4%
Lake View	5,575	6.1%	4,193	4.4%	-1,382	-24.8%
Lincoln Park	3,590	5.9%	3,323	5.2%	-267	-7.4%
Near North Side	14,538	23.1%	13,884	19.1%	-654	-4.5%
Edison Park	3	0.0%	19	0.2%	16	533.3%
Norwood Park	19	0.1%	332	0.9%	313	1647.4%
Jefferson Park	16	0.1%	81	0.3%	65	406.3%
Forest Glen	9	0.1%	71	0.4%	62	688.9%
North Park	129	0.8%	452	2.4%	323	250.4%
Albany Park	1,491	3.0%	1,907	3.3%	416	27.9%
Portage Park	146	0.3%	336	0.5%	190	130.1%
Irving Park	409	0.8%	1,121	1.9%	712	174.1%
Dunning	158	0.4%	234	0.6%	76	48.1%
Montclare	36	0.3%	264	2.1%	228	633.3%
Belmont Cragin	564	1.0%	2,000	2.6%	1,436	254.6%
Hermosa	310	1.3%	649	2.4%	339	109.4%
Avondale	332	0.9%	669	1.6%	337	101.5%
Logan Square	4,497	5.4%	4,290	5.2%	-207	-4.6%
Humboldt Park	33,077	49.0%	31,207	47.4%	-1,870	-5.7%
West Town	7,959	9.1%	7,979	9.1%	20	0.3%
Austin	98,504	86.3%	105,369	89.7%	6,865	7.0%
West Garfield Park	23,834	98.9%	22,564	98.0%	-1,270	-5.3%
East Garfield Park	23,674	98.5%	20,296	97.2%	-3,378	-14.3%
Near West Side	30,700	66.5%	24,546	52.9%	-6,154	-20.0%
North Lawndale	45,371	95.9%	39,164	93.8%	-6,207	-13.7%
South Lawndale	6,652	8.2%	11,759	12.9%	5,107	76.8%
Lower West Side	404	0.9%	774	1.8%	370	91.6%
Loop	2,255	18.9%	3,221	19.7%	966	42.8%
Near South Side	6,305	92.3%	6,052	63.6%	-253	-4.0%
Armour Square	2,384	22.1%	2,046	17.0%	-338	-14.2%
Douglas	27,957	91.2%	22,635	85.5%	-5,322	-19.0%
Oakland	8,117	99.0%	5,957	97.5%	-2,160	-26.6%
Fuller Park	4,292	98.4%	3,225	94.3%	-1,067	-24.9%
Grand Boulevard	35,574	99.1%	27,370	97.7%	-8,204	-23.1%
Kenwood	13,855	76.2%	13,900	75.7%	45	0.3%

Community Area	African Americans 1990	Percent of Total Population 1990	African Americans 2000	Percent of Total Population 2000	Change in African Americans 1990-2000	Percent Change in African American 1990-2000
Washington Park	19,268	99.2%	13,798	97.5%	-5,470	-28.4%
Hyde Park	10,714	37.4%	11,290	37.7%	576	5.4%
Woodlawn	26,234	95.5%	25,518	94.2%	-716	-2.7%
South Shore	59,662	97.0%	59,405	96.5%	-257	-0.4%
Chatham	36,295	98.7%	36,538	98.0%	243	0.7%
Avalon Park	11,429	97.6%	10,816	97.0%	-613	-5.4%
South Chicago	24,672	60.5%	26,253	68.0%	1,581	6.4%
Burnside	3,191	96.3%	3,180	96.5%	-11	-0.3%
Calumet Heights	15,983	91.6%	14,817	92.8%	-1,166	-7.3%
Roseland	55,661	98.5%	51,568	97.8%	-4,093	-7.4%
Pullman	7,316	78.3%	7,262	81.4%	-54	-0.7%
South Deering	10,417	58.7%	10,335	60.8%	-82	-0.8%
East Side	10	0.0%	242	1.0%	232	2320.0%
West Pullman	37,285	93.6%	34,277	93.5%	-3,008	-8.1%
Riverdale	10,527	97.3%	9,479	96.6%	-1,048	-10.0%
Hegewisch	66	0.7%	130	1.3%	64	97.0%
Garfield Ridge	4,337	12.8%	4,419	12.2%	82	1.9%
Archer Heights	2	0.0%	74	0.6%	72	3600.0%
Brighton Park	17	0.1%	221	0.5%	204	1200.0%
McKinley Park	10	0.1%	116	0.7%	106	1060.0%
Bridgeport	38	0.1%	354	1.1%	316	831.6%
New City	21,568	40.5%	18,252	35.3%	-3,316	-15.4%
West Elsdon	4	0.0%	74	0.5%	70	1750.0%
Gage Park	1,292	4.8%	2,743	7.0%	1,451	112.3%
Clearing	9	0.0%	137	0.6%	128	1422.2%
West Lawn	58	0.2%	760	2.6%	702	1210.3%
Chicago Lawn	13,404	26.2%	32,240	52.5%	18,836	140.5%
West Englewood	51,750	98.1%	44,271	97.8%	-7,479	-14.5%
Englewood	47,870	98.8%	39,352	97.8%	-8,518	-17.8%
Greater Grand Crossing	38,217	98.9%	37,779	97.8%	-438	-1.1%
Ashburn	3,697	10.0%	17,045	43.1%	13,348	361.0%
Auburn Gresham	59,172	98.9%	54,862	98.1%	-4,310	-7.3%
Beverly	5,369	24.0%	7,006	31.9%	1,637	30.5%
Washington Heights	31,621	98.5%	29,108	97.5%	-2,513	-7.9%
Mount Greenwood	247	1.3%	672	3.6%	425	172.1%
Morgan Park	17,225	64.4%	16,816	66.7%	-409	-2.4%
O'Hare	312	2.8%	258	2.2%	-54	-17.3%
Edgewater	11,643	19.2%	10,564	17.0%	-1,079	-9.3%
City of Chicago	1,074,471	38.6%	1,053,739	36.4%	-20,732	-1.9%

# WHITE POPULATION

Community Area	Whites 1990	Percent of Total Population 1990	Whites 2000	Percent of Total Population 2000	Change in Whites 1990-2000	Percent Change in Whites 1990-2000
Rogers Park	27,030	44.8%	20,170	31.8%	-6,860	-25.4%
West Ridge	47,098	72.0%	36,403	49.7%	-10,695	-22.7%
Uptown	24,743	38.8%	26,784	42.1%	2,041	8.2%
Lincoln Square	27,068	60.3%	23,716	53.2%	-3,352	-12.4%
North Center	21,070	63.8%	21,938	68.8%	868	4.1%
Lake View	68,204	74.9%	75,363	79.5%	7,159	10.5%
Lincoln Park	51,968	85.1%	54,341	84.5%	2,373	4.6%
Near North Side	44,622	71.0%	50,397	69.2%	5,775	12.9%
Edison Park	11,053	96.7%	10,503	93.3%	-550	-5.0%
Norwood Park	35,921	95.3%	33,288	88.4%	-2,633	-7.3%
Jefferson Park	21,762	92.0%	21,101	81.6%	-661	-3.0%
Forest Glen	15,992	90.6%	14,793	81.4%	-1,199	-7.5%
North Park	11,267	69.4%	10,336	55.8%	-931	-8.3%
Albany Park	20,458	41.3%	15,866	27.5%	-4,592	-22.4%
Portage Park	50,244	88.9%	45,418	69.5%	-4,826	-9.6%
Irving Park	33,193	66.2%	25,912	44.2%	-7,281	-21.9%
Dunning	34,038	92.1%	34,394	81.6%	356	1.0%
Montclare	9,086	85.9%	6,892	54.5%	-2,194	-24.1%
Belmont Cragin	37,265	65.6%	21,881	28.0%	-15,384	-41.3%
Hermosa	6,354	27.5%	3,086	11.5%	-3,268	-51.4%
Avondale	20,653	58.0%	12,757	29.6%	-7,896	-38.2%
Logan Square	22,081	26.7%	21,742	26.3%	-339	-1.5%
Humboldt Park	4,068	6.0%	2,184	3.3%	-1,884	-46.3%
West Town	24,117	27.5%	34,445	39.4%	10,328	42.8%
Austin	10,391	9.1%	5,662	4.8%	-4,729	-45.5%
West Garfield Park	87	0.4%	133	0.6%	46	52.9%
East Garfield Park	163	0.7%	235	1.1%	72	44.2%
Near West Side	8,672	18.8%	11,731	25.3%	3,059	35.3%
North Lawndale	358	0.8%	383	0.9%	25	7.0%
South Lawndale	5,037	6.2%	3,210	3.5%	-1,827	-36.3%
Lower West Side	4,806	10.5%	3,587	8.1%	-1,219	-25.4%
Loop	8,550	71.5%	10,169	62.1%	1,619	18.9%
Near South Side	354	5.2%	2,393	25.2%	2,039	576.0%
Armour Square	2,326	21.5%	2,062	17.1%	-264	-11.3%
Douglas	1,597	5.2%	1,745	6.6%	148	9.3%
Oakland	37	0.5%	40	0.7%	3	8.1%
Fuller Park	20	0.5%	18	0.5%	-2	-10.0%
Grand Boulevard	96	0.3%	173	0.6%	77	80.2%
Kenwood	3,564	19.6%	2,915	15.9%	-649	-18.2%

Community Area	Whites 1990	Percent of Total Population 1990	Whites 2000	Percent of Total Population 2000	Change in Whites 1990-2000	Percent Change in Whites 1990-2000
Washington Park	69	0.4%	74	0.5%	5	7.2%
Hyde Park	14,440	50.4%	13,020	43.5%	-1,420	-9.8%
Woodlawn	847	3.1%	761	2.8%	-86	-10.2%
South Shore	1,141	1.9%	703	1.1%	-438	-38.4%
Chatham	208	0.6%	121	0.3%	-87	-41.8%
Avalon Park	148	1.3%	96	0.9%	-52	-35.1%
South Chicago	2,290	5.6%	1,135	2.9%	-1,155	-50.4%
Burnside	105	3.2%	40	1.2%	-65	-61.9%
Calumet Heights	430	2.5%	206	1.3%	-224	-52.1%
Roseland	430	0.8%	276	0.5%	-154	-35.8%
Pullman	1,206	12.9%	757	8.5%	-449	-37.2%
South Deering	2,230	12.6%	1,287	7.6%	-943	-42.3%
East Side	12,179	59.6%	6,951	29.4%	-5,228	-42.9%
West Pullman	703	1.8%	328	0.9%	-375	-53.3%
Riverdale	120	1.1%	66	0.7%	-54	-45.0%
Hegewisch	8,719	86.0%	6,553	67.0%	-2,166	-24.8%
Garfield Ridge	26,681	78.6%	24,878	68.9%	-1,803	-6.8%
Archer Heights	8,388	90.9%	6,752	53.4%	-1,636	-19.5%
Brighton Park	19,431	60.3%	8,300	18.5%	-11,131	-57.3%
McKinley Park	7,665	57.6%	4,607	28.9%	-3,058	-39.9%
Bridgeport	17,000	56.9%	13,819	41.0%	-3,181	-18.7%
New City	10,449	19.6%	6,789	13.1%	-3,660	-35.0%
West Elsdon	11,055	90.1%	7,461	46.9%	-3,594	-32.5%
Gage Park	14,819	55.0%	4,811	12.3%	-10,008	-67.5%
Clearing	19,712	91.7%	17,047	76.3%	-2,665	-13.5%
West Lawn	20,617	88.1%	12,540	42.9%	-8,077	-39.2%
Chicago Lawn	22,216	43.4%	6,190	10.1%	-16,026	-72.1%
West Englewood	578	1.1%	164	0.4%	-414	-71.6%
Englewood	190	0.4%	178	0.4%	-12	-6.3%
Greater Grand Crossing	170	0.4%	146	0.4%	-24	-14.1%
Ashburn	30,656	82.6%	14,546	36.7%	-16,110	-52.6%
Auburn Gresham	350	0.6%	237	0.4%	-113	-32.3%
Beverly	16,451	73.5%	13,814	62.8%	-2,637	-16.0%
Washington Heights	293	0.9%	193	0.6%	-100	-34.1%
Mount Greenwood	18,473	96.3%	17,127	91.0%	-1,346	-7.3%
Morgan Park	9,043	33.8%	7,510	29.8%	-1,533	-17.0%
O'Hare	10,063	89.7%	9,735	81.4%	-328	-3.3%
Edgewater	31,070	51.2%	29,782	47.9%	-1,288	-4.1%
City of Chicago	1,056,048	37.9%	907,166	31.3%	-148,882	-14.1%

Community Area	Hispanics 1990	Percent of Total Population 1990	Hispanics 2000	Percent of Total Population 2000	Change in Hispanics 1990-2000	Percent Change in Hispanics 1990-2000
Rogers Park	12,005	19.9%	17,639	27.8%	5,634	46.9%
West Ridge	5,398	8.3%	11,353	15.5%	5,955	110.3%
Uptown	14,398	22.6%	12,674	19.9%	-1,724	-12.0%
Lincoln Square	10,353	23.1%	11,831	26.5%	1,478	14.3%
North Center	9,048	27.4%	6,496	20.4%	-2,552	-28.2%
Lake View	12,932	14.2%	8,268	8.7%	-4,664	-36.1%
Lincoln Park	3,981	6.5%	3,254	5.1%	-727	-18.3%
Near North Side	1,856	3.0%	2,805	3.9%	949	51.1%
Edison Park	217	1.9%	463	4.1%	246	113.4%
Norwood Park	1,005	2.7%	2,409	6.4%	1,404	139.7%
Jefferson Park	1,041	4.4%	2,881	11.1%	1,840	176.8%
Forest Glen	583	3.3%	1,389	7.6%	806	138.3%
North Park	1,481	9.1%	2,652	14.3%	1,171	79.1%
Albany Park	15,738	31.8%	26,741	46.4%	11,003	69.9%
Portage Park	4,419	7.8%	15,022	23.0%	10,603	239.9%
Irving Park	12,222	24.4%	25,401	43.3%	13,179	107.8%
Dunning	1,882	5.1%	5,441	12.9%	3,559	189.1%
Montclare	1,199	11.3%	4,865	38.5%	3,666	305.8%
Belmont Cragin	17,066	30.1%	50,881	65.1%	33,815	198.1%
Hermosa	15,923	68.8%	22,574	83.9%	6,651	41.8%
Avondale	13,359	37.5%	26,700	62.0%	13,341	99.9%
Logan Square	54,740	66.3%	53,833	65.1%	-907	-1.7%
Humboldt Park	29,735	44.0%	31,607	48.0%	1,872	6.3%
West Town	54,361	62.0%	40,966	46.9%	-13,395	-24.6%
Austin	4,154	3.6%	4,841	4.1%	687	16.5%
West Garfield Park	133	0.6%	201	0.9%	68	51.1%
East Garfield Park	151	0.6%	207	1.0%	56	37.1%
Near West Side	4,416	9.6%	4,415	9.5%	-1	0.0%
North Lawndale	1,471	3.1%	1,896	4.5%	425	28.9%
South Lawndale	69,131	85.2%	75,613	83.0%	6,482	9.4%
Lower West Side	40,227	88.1%	39,144	88.9%	-1,083	-2.7%
Loop	679	5.7%	975	5.9%	296	43.6%
Near South Side	108	1.6%	377	4.0%	269	249.1%
Armour Square	471	4.4%	448	3.7%	-23	-4.9%
Douglas	253	0.8%	295	1.1%	42	16.6%
Oakland	34	0.4%	58	0.9%	24	70.6%
Fuller Park	41	0.9%	116	3.4%	75	182.9%
Grand Boulevard	146	0.4%	236	0.8%	90	61.6%
Kenwood	241	1.3%	301	1.6%	60	24.9%

Community Area	Hispanics 1990	Percent of Total Population 1990	Hispanics 2000	Percent of Total Population 2000	Change in Hispanics 1990-2000	Percent Change in Hispanics 1990-2000
Washington Park	48	0.2%	134	0.9%	86	179.2%
Hyde Park	895	3.1%	1,230	4.1%	335	37.4%
Woodlawn	178	0.6%	288	1.1%	110	61.8%
South Shore	497	0.8%	636	1.0%	139	28.0%
Chatham	198	0.5%	220	0.6%	22	11.1%
Avalon Park	81	0.7%	85	0.8%	4	4.9%
South Chicago	13,644	33.5%	10,565	27.4%	-3,079	-22.6%
Burnside	16	0.5%	34	1.0%	18	112.5%
Calumet Heights	920	5.3%	747	4.7%	-173	-18.8%
Roseland	283	0.5%	363	0.7%	80	28.3%
Pullman	780	8.3%	795	8.9%	15	1.9%
South Deering	5,038	28.4%	5,176	30.5%	138	2.7%
East Side	8,177	40.0%	16,113	68.1%	7,936	97.1%
West Pullman	1,771	4.4%	1,699	4.6%	-72	-4.1%
Riverdale	150	1.4%	160	1.6%	10	6.7%
Hegewisch	1,290	12.7%	2,820	28.8%	1,530	118.6%
Garfield Ridge	2,509	7.4%	5,948	16.5%	3,439	137.1%
Archer Heights	779	8.4%	5,485	43.4%	4,706	604.1%
Brighton Park	12,044	37.4%	34,409	76.6%	22,365	185.7%
McKinley Park	5,255	39.5%	9,819	61.5%	4,564	86.9%
Bridgeport	7,796	26.1%	10,165	30.2%	2,369	30.4%
New City	20,906	39.3%	25,948	50.2%	5,042	24.1%
West Elsdon	1,135	9.3%	7,875	49.5%	6,740	593.8%
Gage Park	10,574	39.2%	31,079	79.3%	20,505	193.9%
Clearing	1,615	7.5%	4,688	21.0%	3,073	190.3%
West Lawn	2,519	10.8%	15,179	51.9%	12,660	502.6%
Chicago Lawn	14,549	28.4%	21,534	35.1%	6,985	48.0%
West Englewood	331	0.6%	459	1.0%	128	38.7%
Englewood	231	0.5%	347	0.9%	116	50.2%
Greater Grand Crossing	189	0.5%	276	0.7%	87	46.0%
Ashburn	2,331	6.3%	6,674	16.9%	4,343	186.3%
Auburn Gresham	204	0.3%	347	0.6%	143	70.1%
Beverly	393	1.8%	643	2.9%	250	63.6%
Washington Heights	140	0.4%	231	0.8%	91	65.0%
Mount Greenwood	362	1.9%	723	3.8%	361	99.7%
Morgan Park	340	1.3%	533	2.1%	193	56.8%
O'Hare	519	4.6%	773	6.5%	254	48.9%
Edgewater	10,567	17.4%	12,176	19.6%	1,609	15.2%
City of Chicago	545,852	19.6%	753,644	26.0%	207,792	38.1%

# TOTAL HOUSING UNITS

Community Area	Total Housing Units 1990	Total Housing Units 2000	New Construction Permits 1990-2000	Demolition Permits 1990-2000	Change in Total Housing Units 1990-2000	Percent Change in Total Housing Units 1990-2000
Rogers Park	27,770	27,358	112	71	-412	-1.5%
West Ridge	26,130	26,533	139	35	403	1.5%
Uptown	31,956	32,440	282	81	484	1.5%
Lincoln Square	19,278	19,548	170	101	270	1.4%
North Center	14,728	15,795	554	394	1,067	7.2%
Lake View	57,690	59,396	1180	837	1,706	3.0%
Lincoln Park	37,750	37,398	1190	763	-352	-0.9%
Near North Side	45,487	51,156	929	305	5,669	12.5%
Edison Park	4,810	4,886	66	27	76	1.6%
Norwood Park	15,533	15,830	224	54	297	1.9%
Jefferson Park	10,336	10,850	133	46	514	5.0%
Forest Glen	7,044	7,100	119	21	56	0.8%
North Park	6,007	6,775	62	33	768	12.8%
Albany Park	17,036	17,842	110	46	806	4.7%
Portage Park	23,696	24,611	248	93	915	3.9%
Irving Park	20,860	21,878	214	75	1,018	4.9%
Dunning	14,376	16,031	270	104	1,655	11.5%
Montclare	4,180	4,305	58	15	125	3.0%
Belmont Cragin	21,291	22,631	241	61	1,340	6.3%
Hermosa	7,275	7,612	52	40	337	4.6%
Avondale	13,828	14,552	148	55	724	5.2%
Logan Square	29,797	31,488	713	456	1,691	5.7%
Humboldt Park	20,377	19,834	222	384	-543	-2.7%
West Town	34,368	39,251	1733	743	4,883	14.2%
Austin	38,030	38,253	309	432	223	0.6%
West Garfield Park	7,934	7,909	79	266	-25	-0.3%
East Garfield Park	8,531	7,673	308	455	-858	-10.1%
Near West Side	21,543	21,408	959	914	-135	-0.6%
North Lawndale	15,686	14,620	172	621	-1,066	-6.8%
South Lawndale	20,030	20,991	234	133	961	4.8%
Lower West Side	13,869	14,410	316	190	541	3.9%
Loop	8,388	10,430	381	50	2,042	24.3%
Near South Side	3,123	5,567	452	96	2,444	78.3%
Armour Square	4,385	5,182	123	58	797	18.2%
Douglas	14,964	13,604	189	103	-1,360	-9.1%
Oakland	4,335	2,849	65	25	-1,486	-34.3%
Fuller Park	1,750	1,611	19	141	-139	-7.9%
Grand Boulevard	16,409	13,744	209	340	-2,665	-16.2%
Kenwood	10,127	9,974	209	31	-153	-1.5%

Community Area	Total Housing Units 1990	Total Housing Units 2000	New Construction Permits 1990-2000	Demolition Permits 1990-2000	Change in Total Housing Units 1990-2000	Percent Change in Total Housing Units 1990-2000
Washington Park	9,124	6,153	38	262	-2,971	-32.6%
Hyde Park	15,116	15,227	128	55	111	0.7%
Woodlawn	13,109	11,941	169	299	-1,168	-8.9%
South Shore	29,686	28,946	174	184	-740	-2.5%
Chatham	17,234	16,992	127	124	-242	-1.4%
Avalon Park	4,152	4,246	112	31	94	2.3%
South Chicago	14,866	14,340	129	405	-526	-3.5%
Burnside	1,082	1,066	33	42	-16	-1.5%
Calumet Heights	6,100	6,101	26	43	1	0.0%
Roseland	18,317	17,968	153	451	-349	-1.9%
Pullman	3,589	3,549	30	16	-40	-1.1%
South Deering	5,855	5,907	146	56	52	0.9%
East Side	7,498	7,822	30	13	324	4.3%
West Pullman	11,919	11,668	64	331	-251	-2.1%
Riverdale	3,251	3,226	70	54	-25	-0.8%
Hegewisch	4,149	4,121	69	26	-28	-0.7%
Garfield Ridge	12,720	13,232	372	121	512	4.0%
Archer Heights	3,737	4,208	125	35	471	12.6%
Brighton Park	12,345	13,386	229	115	1,041	8.4%
McKinley Park	5,130	5,507	127	58	377	7.3%
Bridgeport	11,975	13,607	498	218	1,632	13.6%
New City	16,800	15,931	285	1136	-869	-5.2%
West Elsdon	4,948	5,333	87	19	385	7.8%
Gage Park	9,403	10,228	95	39	825	8.8%
Clearing	8,493	8,917	229	49	424	5.0%
West Lawn	8,952	9,252	128	28	300	3.4%
Chicago Lawn	17,834	18,498	109	122	664	3.7%
West Englewood	14,878	14,063	86	910	-815	-5.5%
Englewood	16,916	15,210	120	1041	-1,706	-10.1%
Greater Grand Crossing	16,600	16,117	98	273	-483	-2.9%
Ashburn	13,026	13,147	127	48	121	0.9%
Auburn Gresham	20,068	19,955	129	272	-113	-0.6%
Beverly	7,921	8,197	87	30	276	3.5%
Washington Heights	10,174	10,339	100	84	165	1.6%
Mount Greenwood	7,024	7,108	142	50	84	1.2%
Morgan Park	8,809	8,980	120	143	171	1.9%
O'Hare	6,088	6,339	117	13	251	4.1%
Edgewater	33,444	32,716	156	79	-728	-2.2%
City of Chicago	1,133,039	1,152,868	18,257	15,970	19,829	1.8%



Community Area	Vacant Housing Units 1990	Percent of Total Housing Units 1990	Vacant Housing Units 2000	Percent of Total Housing Units 2000	Percent Change in Vacant Housing Units 1990-2000
Rogers Park	2,505	9.0%	1,821	6.7%	-27.3%
West Ridge	1,004	3.8%	1,042	3.9%	3.8%
Uptown	3,933	12.3%	1,807	5.6%	-54.1%
Lincoln Square	1,163	6.0%	897	4.6%	-22.9%
North Center	1,067	7.2%	999	6.3%	-6.4%
Lake View	4,792	8.3%	2,434	4.1%	-49.2%
Lincoln Park	3,001	7.9%	1,624	4.3%	-45.9%
Near North Side	8,032	17.7%	5,724	11.2%	-28.7%
Edison Park	118	2.5%	100	2.0%	-15.3%
Norwood Park	358	2.3%	390	2.5%	8.9%
Jefferson Park	343	3.3%	354	3.3%	3.2%
Forest Glen	227	3.2%	141	2.0%	-37.9%
North Park	196	3.3%	260	3.8%	32.7%
Albany Park	1,240	7.3%	760	4.3%	-38.7%
Portage Park	945	4.0%	884	3.6%	-6.5%
Irving Park	1,301	6.2%	1,002	4.6%	-23.0%
Dunning	349	2.4%	460	2.9%	31.8%
Montclare	147	3.5%	166	3.9%	12.9%
Belmont Cragin	991	4.7%	780	3.4%	-21.3%
Hermosa	438	6.0%	346	4.5%	-21.0%
Avondale	1,017	7.4%	859	5.9%	-15.5%
Logan Square	3,291	11.0%	2,597	8.2%	-21.1%
Humboldt Park	2,116	10.4%	2,004	10.1%	-5.3%
West Town	5,265	15.3%	3,927	10.0%	-25.4%
Austin	3,986	10.5%	3,002	7.8%	-24.7%
West Garfield Park	775	9.8%	1,018	12.9%	31.4%
East Garfield Park	1,100	12.9%	1,120	14.6%	1.8%
Near West Side	5,094	23.6%	3,233	15.1%	-36.5%
North Lawndale	1,700	10.8%	2,218	15.2%	30.5%
South Lawndale	1,465	7.3%	1,778	8.5%	21.4%
Lower West Side	1,529	11.0%	1,613	11.2%	5.5%
Loop	1,603	19.1%	1,434	13.7%	-10.5%
Near South Side	220	7.0%	920	16.5%	318.2%
Armour Square	280	6.4%	452	8.7%	61.4%
Douglas	2,379	15.9%	2,793	20.5%	17.4%
Oakland	1,576	36.4%	589	20.7%	-62.6%
Fuller Park	125	7.1%	334	20.7%	167.2%
Grand Boulevard	3,627	22.1%	3,761	27.4%	3.7%
Kenwood	1,406	13.9%	1,039	10.4%	-26.1%

Community Area	Vacant Housing Units 1990	Percent of Total Housing Units 1990	Vacant Housing Units 2000	Percent of Total Housing Units 2000	Percent Change in Vacant Housing Units 1990-2000
Washington Park	2,527	27.7%	1,411	22.9%	-44.2%
Hyde Park	1,445	9.6%	867	5.7%	-40.0%
Woodlawn	2,653	20.2%	1,778	14.9%	-33.0%
South Shore	4,278	14.4%	3,277	11.3%	-23.4%
Chatham	1,733	10.1%	1,275	7.5%	-26.4%
Avalon Park	201	4.8%	177	4.2%	-11.9%
South Chicago	2,005	13.5%	1,771	12.4%	-11.7%
Burnside	135	12.5%	106	9.9%	-21.5%
Calumet Heights	302	5.0%	246	4.0%	-18.5%
Roseland	1,204	6.6%	1,218	6.8%	1.2%
Pullman	242	6.7%	286	8.1%	18.2%
South Deering	347	5.9%	364	6.2%	4.9%
East Side	375	5.0%	418	5.3%	11.5%
West Pullman	1,109	9.3%	987	8.5%	-11.0%
Riverdale	93	2.9%	358	11.1%	284.9%
Hegewisch	230	5.5%	300	7.3%	30.4%
Garfield Ridge	356	2.8%	331	2.5%	-7.0%
Archer Heights	128	3.4%	168	4.0%	31.3%
Brighton Park	697	5.6%	921	6.9%	32.1%
McKinley Park	439	8.6%	410	7.4%	-6.6%
Bridgeport	1,048	8.8%	1,317	9.7%	25.7%
New City	2,302	13.7%	1,941	12.2%	-15.7%
West Elsdon	111	2.2%	210	3.9%	89.2%
Gage Park	432	4.6%	515	5.0%	19.2%
Clearing	215	2.5%	264	3.0%	22.8%
West Lawn	183	2.0%	303	3.3%	65.6%
Chicago Lawn	1,123	6.3%	1,421	7.7%	26.5%
West Englewood	1,149	7.7%	1,693	12.0%	47.3%
Englewood	1,916	11.3%	2,591	17.0%	35.2%
Greater Grand Crossing	1,973	11.9%	1,734	10.8%	-12.1%
Ashburn	174	1.3%	330	2.5%	89.7%
Auburn Gresham	1,354	6.7%	1,685	8.4%	24.4%
Beverly	191	2.4%	167	2.0%	-12.6%
Washington Heights	279	2.7%	490	4.7%	75.6%
Mount Greenwood	175	2.5%	198	2.8%	13.1%
Morgan Park	258	2.9%	472	5.3%	82.9%
O'Hare	454	7.5%	415	6.5%	-8.6%
Edgewater	3,325	9.9%	1,843	5.6%	-44.6%
City of Chicago	107,865	9.5%	90,940	7.9%	-15.7%

Vacant Units include vacant for rent, for sale, rented or sold but not occupied, seasonal, migrant and other vacant units. For rental vacancy see page 94.

# OWNER OCCUPIED HOUSING UNITS

Community Area	Owner Occupied Housing Units 1990	Percent of Occupied Housing Units 1990	Owner Occupied Housing Units 2000	Percent of Occupied Housing Units 2000	Percent Change in Owner Occupied Housing Units 1990-2000
Rogers Park	3,902	15.4%	4,688	18.4%	20.1%
West Ridge	11,974	47.7%	12,097	47.5%	1.0%
Uptown	4,311	15.4%	7,354	24.0%	70.6%
Lincoln Square	5,126	28.3%	5,817	31.2%	13.5%
North Center	5,307	38.8%	6,101	41.2%	15.0%
Lake View	13,386	25.3%	17,121	30.1%	27.9%
Lincoln Park	11,311	32.6%	14,342	40.1%	26.8%
Near North Side	11,644	31.1%	18,812	41.4%	61.6%
Edison Park	3,787	80.7%	3,828	80.0%	1.1%
Norwood Park	12,154	80.1%	12,373	80.1%	1.8%
Jefferson Park	6,696	67.0%	7,020	66.9%	4.8%
Forest Glen	6,114	89.7%	6,186	88.9%	1.2%
North Park	3,044	52.4%	3,526	54.1%	15.8%
Albany Park	5,330	33.7%	5,787	33.9%	8.6%
Portage Park	13,223	58.1%	13,527	57.0%	2.3%
Irving Park	8,097	41.4%	8,590	41.1%	6.1%
Dunning	11,142	79.4%	12,429	79.8%	11.6%
Montclare	2,644	65.6%	2,760	66.7%	4.4%
Belmont Cragin	11,509	56.7%	12,074	55.3%	4.9%
Hermosa	3,175	46.4%	3,264	44.9%	2.8%
Avondale	4,776	37.3%	5,115	37.4%	7.1%
Logan Square	7,816	29.5%	8,896	30.8%	13.8%
Humboldt Park	6,602	36.2%	6,705	37.6%	1.6%
West Town	6,765	23.2%	10,217	28.9%	51.0%
Austin	14,544	42.7%	15,128	42.9%	4.0%
West Garfield Park	1,911	26.7%	2,018	29.3%	5.6%
East Garfield Park	1,649	22.2%	1,836	28.0%	11.3%
Near West Side	2,063	12.5%	4,742	26.1%	129.9%
North Lawndale	3,274	23.4%	3,232	26.1%	-1.3%
South Lawndale	6,903	37.2%	6,922	36.0%	0.3%
Lower West Side	3,117	25.3%	3,313	25.9%	6.3%
Loop	2,054	30.3%	4,115	45.7%	100.3%
Near South Side	54	1.9%	1,724	37.1%	3092.6%
Armour Square	1,028	25.0%	1,393	29.5%	35.5%
Douglas	697	5.5%	1,350	12.5%	93.7%
Oakland	154	5.6%	202	8.9%	31.2%
Fuller Park	484	29.8%	446	34.9%	-7.9%
Grand Boulevard	1,053	8.2%	1,343	13.5%	27.5%
Kenwood	2,095	24.0%	2,617	29.3%	24.9%

Community Area	Owner Occupied Housing Units 1990	Percent of Occupied Housing Units 1990	Owner Occupied Housing Units 2000	Percent of Occupied Housing Units 2000	Percent Change in Owner Occupied Housing Units 1990-2000
Washington Park	458	6.9%	478	10.1%	4.4%
Hyde Park	3,881	28.4%	4,551	31.7%	17.3%
Woodlawn	1,773	17.0%	1,847	18.2%	4.2%
South Shore	5,764	22.7%	5,943	23.2%	3.1%
Chatham	6,330	40.8%	6,481	41.2%	2.4%
Avalon Park	2,977	75.3%	3,011	74.0%	1.1%
South Chicago	5,645	43.9%	5,395	42.9%	-4.4%
Burnside	617	65.2%	639	66.6%	3.6%
Calumet Heights	4,589	79.1%	4,595	78.5%	0.1%
Roseland	11,224	65.6%	10,728	64.0%	-4.4%
Pullman	1,760	52.6%	1,654	50.7%	-6.0%
South Deering	3,928	71.3%	3,839	69.3%	-2.3%
East Side	5,180	72.7%	5,207	70.3%	0.5%
West Pullman	7,824	72.4%	7,473	70.0%	-4.5%
Riverdale	463	14.7%	382	13.3%	-17.5%
Hegewisch	3,192	81.4%	3,047	79.7%	-4.5%
Garfield Ridge	10,265	83.0%	10,453	81.0%	1.8%
Archer Heights	2,431	67.4%	2,503	62.0%	3.0%
Brighton Park	5,971	51.3%	6,370	51.1%	6.7%
McKinley Park	2,385	50.8%	2,585	50.7%	8.4%
Bridgeport	4,650	42.6%	5,310	43.2%	14.2%
New City	5,457	37.6%	4,966	35.5%	-9.0%
West Elsdon	3,951	81.7%	4,046	79.0%	2.4%
Gage Park	5,805	64.7%	5,912	60.9%	1.8%
Clearing	6,004	72.5%	6,390	73.8%	6.4%
West Lawn	7,185	81.9%	7,402	82.7%	3.0%
Chicago Lawn	9,067	54.3%	8,814	51.6%	-2.8%
West Englewood	7,640	55.6%	6,595	53.3%	-13.7%
Englewood	4,626	30.8%	3,976	31.5%	-14.1%
Greater Grand Crossing	5,270	36.0%	5,265	36.6%	-0.1%
Ashburn	11,717	91.2%	11,681	91.1%	-0.3%
Auburn Gresham	9,836	52.6%	9,602	52.6%	-2.4%
Beverly	6,276	81.2%	6,617	82.4%	5.4%
Washington Heights	7,683	77.6%	7,554	76.7%	-1.7%
Mount Greenwood	5,924	86.5%	6,038	87.4%	1.9%
Morgan Park	6,459	75.5%	6,593	77.5%	2.1%
O'Hare	2,053	36.4%	2,212	37.3%	7.7%
Edgewater	8,084	26.8%	9,701	31.4%	20.0%
City of Chicago	425,259	41.5%	464,865	43.8%	9.3%

# RENTER OCCUPIED HOUSING UNITS

Community Area	Renter Occupied Housing Units 1990	Percent of Occupied Housing Units 1990	Renter Occupied Housing Units 2000	Percent of Occupied Housing Units 2000	Percent Change in Renter Occupied Housing Units 1990-2000
Rogers Park	21,363	84.6%	20,849	81.6%	-2.4%
West Ridge	13,152	52.3%	13,394	52.5%	1.8%
Uptown	23,712	84.6%	23,279	76.0%	-1.8%
Lincoln Square	12,989	71.7%	12,834	68.8%	-1.2%
North Center	8,354	61.2%	8,695	58.8%	4.1%
Lake View	39,512	74.7%	39,841	69.9%	0.8%
Lincoln Park	23,438	67.4%	21,432	59.9%	-8.6%
Near North Side	25,811	68.9%	26,620	58.6%	3.1%
Edison Park	905	19.3%	958	20.0%	5.9%
Norwood Park	3,021	19.9%	3,067	19.9%	1.5%
Jefferson Park	3,297	33.0%	3,476	33.1%	5.4%
Forest Glen	703	10.3%	773	11.1%	10.0%
North Park	2,767	47.6%	2,989	45.9%	8.0%
Albany Park	10,466	66.3%	11,295	66.1%	7.9%
Portage Park	9,528	41.9%	10,200	43.0%	7.1%
Irving Park	11,462	58.6%	12,286	58.9%	7.2%
Dunning	2,885	20.6%	3,142	20.2%	8.9%
Montclare	1,389	34.4%	1,379	33.3%	-0.7%
Belmont Cragin	8,791	43.3%	9,777	44.7%	11.2%
Hermosa	3,662	53.6%	4,002	55.1%	9.3%
Avondale	8,035	62.7%	8,578	62.6%	6.8%
Logan Square	18,690	70.5%	19,995	69.2%	7.0%
Humboldt Park	11,659	63.8%	11,125	62.4%	-4.6%
West Town	22,338	76.8%	25,107	71.1%	12.4%
Austin	19,500	57.3%	20,123	57.1%	3.2%
West Garfield Park	5,248	73.3%	4,873	70.7%	-7.1%
East Garfield Park	5,782	77.8%	4,717	72.0%	-18.4%
Near West Side	14,386	87.5%	13,433	73.9%	-6.6%
North Lawndale	10,712	76.6%	9,170	73.9%	-14.4%
South Lawndale	11,662	62.8%	12,291	64.0%	5.4%
Lower West Side	9,223	74.7%	9,484	74.1%	2.8%
Loop	4,731	69.7%	4,881	54.3%	3.2%
Near South Side	2,849	98.1%	2,923	62.9%	2.6%
Armour Square	3,077	75.0%	3,337	70.5%	8.4%
Douglas	11,888	94.5%	9,461	87.5%	-20.4%
Oakland	2,605	94.4%	2,058	91.1%	-21.0%
Fuller Park	1,141	70.2%	831	65.1%	-27.2%
Grand Boulevard	11,729	91.8%	8,640	86.5%	-26.3%
Kenwood	6,626	76.0%	6,318	70.7%	-4.6%

Community Area	Renter Occupied Housing Units 1990	Percent of Occupied Housing Units 1990	Renter Occupied Housing Units 2000	Percent of Occupied Housing Units 2000	Percent Change in Renter Occupied Housing Units 1990-2000
Washington Park	6,139	93.1%	4,264	89.9%	-30.5%
Hyde Park	9,790	71.6%	9,809	68.3%	0.2%
Woodlawn	8,683	83.0%	8,316	81.8%	-4.2%
South Shore	19,644	77.3%	19,726	76.8%	0.4%
Chatham	9,171	59.2%	9,236	58.8%	0.7%
Avalon Park	974	24.7%	1,058	26.0%	8.6%
South Chicago	7,216	56.1%	7,174	57.1%	-0.6%
Burnside	330	34.8%	321	33.4%	-2.7%
Calumet Heights	1,209	20.9%	1,260	21.5%	4.2%
Roseland	5,889	34.4%	6,022	36.0%	2.3%
Pullman	1,587	47.4%	1,609	49.3%	1.4%
South Deering	1,580	28.7%	1,704	30.7%	7.8%
East Side	1,943	27.3%	2,197	29.7%	13.1%
West Pullman	2,986	27.6%	3,208	30.0%	7.4%
Riverdale	2,695	85.3%	2,486	86.7%	-7.8%
Hegewisch	727	18.6%	774	20.3%	6.5%
Garfield Ridge	2,099	17.0%	2,448	19.0%	16.6%
Archer Heights	1,178	32.6%	1,537	38.0%	30.5%
Brighton Park	5,677	48.7%	6,095	48.9%	7.4%
McKinley Park	2,306	49.2%	2,512	49.3%	8.9%
Bridgeport	6,277	57.4%	6,980	56.8%	11.2%
New City	9,041	62.4%	9,024	64.5%	-0.2%
West Elsdon	886	18.3%	1,077	21.0%	21.6%
Gage Park	3,166	35.3%	3,801	39.1%	20.1%
Clearing	2,274	27.5%	2,263	26.2%	-0.5%
West Lawn	1,584	18.1%	1,547	17.3%	-2.3%
Chicago Lawn	7,644	45.7%	8,263	48.4%	8.1%
West Englewood	6,089	44.4%	5,775	46.7%	-5.2%
Englewood	10,374	69.2%	8,643	68.5%	-16.7%
Greater Grand Crossing	9,357	64.0%	9,118	63.4%	-2.6%
Ashburn	1,135	8.8%	1,136	8.9%	0.1%
Auburn Gresham	8,878	47.4%	8,668	47.4%	-2.4%
Beverly	1,454	18.8%	1,413	17.6%	-2.8%
Washington Heights	2,212	22.4%	2,295	23.3%	3.8%
Mount Greenwood	925	13.5%	872	12.6%	-5.7%
Morgan Park	2,092	24.5%	1,915	22.5%	-8.5%
O'Hare	3,581	63.6%	3,712	62.7%	3.7%
Edgewater	22,035	73.2%	21,172	68.6%	-3.9%
City of Chicago	599,915	58.5%	597,063	56.2%	-0.5%

# RENTAL VACANCY RATE

Community Area	Vacant Units for Rent 1990	Rental Vacancy Rate 1990	Vacant Units for Rent 2000	Rental Vacancy Rate 2000	Percent Change in Vacant Units for Rent 1990-2000	Change in Rental Vacancy Rate 1990-2000
Rogers Park	2,028	8.7%	1,158	5.3%	-42.9%	-3.4%
West Ridge	687	5.0%	538	3.9%	-21.7%	-1.1%
Uptown	2,933	11.0%	1,108	4.5%	-62.2%	-6.5%
Lincoln Square	822	6.0%	389	2.9%	-52.7%	-3.0%
North Center	641	7.1%	394	4.3%	-38.5%	-2.8%
Lake View	3,400	7.9%	1,226	3.0%	-63.9%	-4.9%
Lincoln Park	1,702	6.8%	625	2.8%	-63.3%	-3.9%
Near North Side	6,107	19.1%	1,886	6.6%	-69.1%	-12.5%
Edison Park	38	4.0%	25	2.5%	-34.2%	-1.5%
Norwood Park	151	4.8%	71	2.3%	-53.0%	-2.5%
Jefferson Park	136	4.0%	126	3.5%	-7.4%	-0.5%
Forest Glen	24	3.3%	14	1.8%	-41.7%	-1.5%
North Park	110	3.8%	99	3.2%	-10.0%	-0.6%
Albany Park	948	8.3%	307	2.6%	-67.6%	-5.7%
Portage Park	486	4.9%	271	2.6%	-44.2%	-2.3%
Irving Park	775	6.3%	351	2.8%	-54.7%	-3.6%
Dunning	125	4.2%	72	2.2%	-42.4%	-1.9%
Montclare	69	4.7%	47	3.3%	-31.9%	-1.4%
Belmont Cragin	435	4.7%	218	2.2%	-49.9%	-2.5%
Hermosa	260	6.6%	80	2.0%	-69.2%	-4.7%
Avondale	476	5.6%	254	2.9%	-46.6%	-2.7%
Logan Square	1,619	8.0%	1,229	5.8%	-24.1%	-2.2%
Humboldt Park	968	7.7%	603	5.1%	-37.7%	-2.5%
West Town	2,953	11.7%	1,578	5.9%	-46.6%	-5.8%
Austin	1,965	9.2%	1,096	5.2%	-44.2%	-4.0%
West Garfield Park	351	6.3%	444	8.4%	26.5%	2.1%
East Garfield Park	549	8.7%	503	9.6%	-8.4%	1.0%
Near West Side	3,243	18.4%	1,076	7.4%	-66.8%	-11.0%
North Lawndale	890	7.7%	649	6.6%	-27.1%	-1.1%
South Lawndale	654	5.3%	473	3.7%	-27.7%	-1.6%
Lower West Side	429	4.4%	438	4.4%	2.1%	0.0%
Loop	876	15.6%	361	6.9%	-58.8%	-8.7%
Near South Side	165	5.5%	318	9.8%	92.7%	4.3%
Armour Square	131	4.1%	144	4.1%	9.9%	0.1%
Douglas	1,861	13.5%	1,224	11.5%	-34.2%	-2.1%
Oakland	1,413	35.2%	139	6.3%	-90.2%	-28.8%
Fuller Park	44	3.7%	135	14.0%	206.8%	10.3%
Grand Boulevard	2,375	16.8%	1,109	11.4%	-53.3%	-5.5%
Kenwood	1,069	13.9%	422	6.3%	-60.5%	-7.6%

Community Area	Vacant Units for Rent 1990	Rental Vacancy Rate 1990	Vacant Units for Rent 2000	Rental Vacancy Rate 2000	Percent Change in Vacant Units for Rent 1990-2000	Change in Rental Vacancy Rate 1990-2000
Washington Park	1,738	22.1%	768	15.3%	-55.8%	-6.8%
Hyde Park	1,156	10.6%	493	4.8%	-57.4%	-5.8%
Woodlawn	1,458	14.4%	1,188	12.5%	-18.5%	-1.9%
South Shore	3,011	13.3%	2,019	9.3%	-32.9%	-4.0%
Chatham	1,183	11.4%	713	7.2%	-39.7%	-4.3%
Avalon Park	72	6.9%	71	6.3%	-1.4%	-0.6%
South Chicago	786	9.8%	826	10.3%	5.1%	0.5%
Burnside	29	8.1%	27	7.8%	-6.9%	-0.3%
Calumet Heights	63	5.0%	97	7.1%	54.0%	2.2%
Roseland	424	6.7%	432	6.7%	1.9%	0.0%
Pullman	113	6.6%	82	4.8%	-27.4%	-1.8%
South Deering	101	6.0%	156	8.4%	54.5%	2.4%
East Side	144	6.9%	145	6.2%	0.7%	-0.7%
West Pullman	331	10.0%	321	9.1%	-3.0%	-0.9%
Riverdale	41	1.5%	202	7.5%	392.7%	6.0%
Hegewisch	46	6.0%	60	7.2%	30.4%	1.2%
Garfield Ridge	108	4.9%	92	3.6%	-14.8%	-1.3%
Archer Heights	32	2.6%	48	3.0%	50.0%	0.4%
Brighton Park	281	4.7%	212	3.4%	-24.6%	-1.4%
McKinley Park	126	5.2%	110	4.2%	-12.7%	-1.0%
Bridgeport	400	6.0%	423	5.7%	5.8%	-0.3%
New City	885	8.9%	571	6.0%	-35.5%	-3.0%
West Elsdon	15	1.7%	51	4.5%	240.0%	2.9%
Gage Park	169	5.1%	119	3.0%	-29.6%	-2.0%
Clearing	95	4.0%	58	2.5%	-38.9%	-1.5%
West Lawn	64	3.9%	88	5.4%	37.5%	1.5%
Chicago Lawn	630	7.6%	533	6.1%	-15.4%	-1.6%
West Englewood	383	5.9%	536	8.5%	39.9%	2.6%
Englewood	998	8.8%	1,045	10.8%	4.7%	2.0%
Greater Grand Crossing	1,245	11.7%	1,086	10.6%	-12.8%	-1.1%
Ashburn	43	3.7%	59	4.9%	37.2%	1.3%
Auburn Gresham	786	8.1%	794	8.4%	1.0%	0.3%
Beverly	35	2.4%	59	4.0%	68.6%	1.7%
Washington Heights	80	3.5%	179	7.2%	123.8%	3.7%
Mount Greenwood	55	5.6%	46	5.0%	-16.4%	-0.6%
Morgan Park	40	1.9%	125	6.1%	212.5%	4.3%
O'Hare	391	9.8%	177	4.6%	-54.7%	-5.3%
Edgewater	2,719	11.0%	1,103	5.0%	-59.4%	-6.0%
City of Chicago	64,184	9.7%	36,314	5.7%	-43.4%	-3.9%

Vacant Units include vacant for rent, for sale, rented or sold but not occupied, seasonal, migrant and other vacant units.



# MEDIAN HOUSEHOLD INCOME

Community Area	Median Household Income 1990	Median Household Income 1990*	Median Household Income 2000	Percent Change in Median Household Income 1990-2000*
Rogers Park	\$23,902	\$32,029	\$31,602	-1.3%
West Ridge	\$31,408	\$42,087	\$41,144	-2.2%
Uptown	\$19,711	\$26,413	\$32,328	22.4%
Lincoln Square	\$26,344	\$35,301	\$40,898	15.9%
North Center	\$28,941	\$38,781	\$51,758	33.5%
Lake View	\$31,871	\$42,707	\$53,881	26.2%
Lincoln Park	\$41,016	\$54,961	\$68,613	24.8%
Near North Side	\$38,684	\$51,837	\$57,811	11.5%
Edison Park	\$41,037	\$54,990	\$57,083	3.8%
Norwood Park	\$39,265	\$52,615	\$53,402	1.5%
Jefferson Park	\$35,442	\$47,492	\$49,640	4.5%
Forest Glen	\$51,225	\$68,642	\$68,269	-0.5%
North Park	\$34,993	\$46,891	\$49,208	4.9%
Albany Park	\$27,285	\$36,562	\$40,711	11.3%
Portage Park	\$32,210	\$43,161	\$45,117	4.5%
Irving Park	\$28,816	\$38,613	\$42,037	8.9%
Dunning	\$35,524	\$47,602	\$49,367	3.7%
Montclare	\$33,132	\$44,397	\$46,636	5.0%
Belmont Cragin	\$29,900	\$40,066	\$43,159	7.7%
Hermosa	\$26,736	\$35,826	\$38,159	6.5%
Avondale	\$26,719	\$35,803	\$36,677	2.4%
Logan Square	\$22,584	\$30,263	\$36,245	19.8%
Humboldt Park	\$20,038	\$26,851	\$28,728	7.0%
West Town	\$19,236	\$25,776	\$38,915	51.0%
Austin	\$24,877	\$33,335	\$33,663	1.0%
West Garfield Park	\$15,102	\$20,237	\$23,121	14.3%
East Garfield Park	\$12,082	\$16,190	\$24,216	49.6%
Near West Side	\$9,336	\$12,510	\$29,588	136.5%
North Lawndale	\$12,570	\$16,844	\$18,342	8.9%
South Lawndale	\$22,260	\$29,828	\$32,320	8.4%
Lower West Side	\$20,571	\$27,565	\$27,763	0.7%
Loop	\$48,331	\$64,764	\$65,128	0.6%
Near South Side	\$6,804	\$9,117	\$34,329	276.5%
Armour Square	\$13,516	\$18,111	\$22,756	25.6%
Douglas	\$12,993	\$17,411	\$24,835	42.6%
Oakland	\$5,068	\$6,791	\$10,739	58.1%
Fuller Park	\$8,310	\$11,135	\$18,412	65.3%
Grand Boulevard	\$7,146	\$9,576	\$14,178	48.1%
Kenwood	\$22,808	\$30,563	\$36,612	19.8%

Community Area	Median Household Income 1990	Median Household Income 1990*	Median Household Income 2000	Percent Change in Median Household Income 1990-2000*
Washington Park	\$8,403	\$11,260	\$15,160	34.6%
Hyde Park	\$27,692	\$37,107	\$35,991	-3.0%
Woodlawn	\$13,680	\$18,331	\$18,266	-0.4%
South Shore	\$20,094	\$26,926	\$27,748	3.1%
Chatham	\$24,008	\$32,171	\$32,341	0.5%
Avalon Park	\$34,622	\$46,393	\$44,344	-4.4%
South Chicago	\$22,840	\$30,606	\$28,279	-7.6%
Burnside	\$25,946	\$34,768	\$34,790	0.1%
Calumet Heights	\$38,237	\$51,238	\$46,326	-9.6%
Roseland	\$28,601	\$38,325	\$38,237	-0.2%
Pullman	\$25,413	\$34,053	\$30,966	-9.1%
South Deering	\$28,533	\$38,234	\$34,789	-9.0%
East Side	\$27,610	\$36,997	\$39,724	7.4%
West Pullman	\$31,699	\$42,477	\$40,478	-4.7%
Riverdale	\$6,401	\$8,577	\$13,178	53.6%
Hegewisch	\$31,303	\$41,946	\$43,665	4.1%
Garfield Ridge	\$32,857	\$44,028	\$45,436	3.2%
Archer Heights	\$31,702	\$42,481	\$39,431	-7.2%
Brighton Park	\$25,797	\$34,568	\$36,245	4.9%
McKinley Park	\$26,615	\$35,664	\$36,010	1.0%
Bridgeport	\$25,057	\$33,576	\$35,535	5.8%
New City	\$19,643	\$26,322	\$25,647	-2.6%
West Elsdon	\$30,918	\$41,430	\$45,310	9.4%
Gage Park	\$29,770	\$39,892	\$36,463	-8.6%
Clearing	\$33,746	\$45,220	\$45,533	0.7%
West Lawn	\$34,883	\$46,743	\$47,017	0.6%
Chicago Lawn	\$25,757	\$34,514	\$35,983	4.3%
West Englewood	\$22,112	\$29,630	\$26,693	-9.9%
Englewood	\$13,243	\$17,746	\$18,955	6.8%
Greater Grand Crossing	\$18,529	\$24,829	\$27,916	12.4%
Ashburn	\$39,189	\$52,513	\$53,633	2.1%
Auburn Gresham	\$27,547	\$36,913	\$34,238	-7.2%
Beverly	\$48,914	\$65,545	\$66,823	2.0%
Washington Heights	\$34,032	\$45,603	\$43,201	-5.3%
Mount Greenwood	\$40,226	\$53,903	\$57,493	6.7%
Morgan Park	\$36,328	\$48,680	\$53,133	9.1%
O'Hare	\$35,598	\$47,701	\$43,542	-8.7%
Edgewater	\$25,042	\$33,556	\$35,766	6.6%
City of Chicago	\$26,301	\$35,243	\$38,625	9.6%

US Census income data actually reflects incomes reported for year previous to each decennial census - ie 1989 and 1999

Community Area	Persons in Poverty 1990	Poverty Rate 1990	Persons in Poverty 2000	Poverty Rate 2000	Percent Change in Persons in Poverty 1990-2000	Change in Poverty Rate 1990-2000
Rogers Park	11,174	19.5%	12,993	21.3%	16.3%	1.8%
West Ridge	8,124	12.7%	10,314	14.3%	27.0%	1.6%
Uptown	19,153	31.3%	15,330	24.9%	-20.0%	-6.4%
Lincoln Square	5,833	13.2%	4,991	11.4%	-14.4%	-1.8%
North Center	4,000	12.2%	2,731	8.6%	-31.7%	-3.6%
Lake View	9,648	10.6%	8,203	8.7%	-15.0%	-2.0%
Lincoln Park	5,907	10.0%	5,305	8.6%	-10.2%	-1.4%
Near North Side	12,087	20.0%	10,792	15.2%	-10.7%	-4.8%
Edison Park	241	2.1%	270	2.4%	12.0%	0.3%
Norwood Park	863	2.3%	1,611	4.3%	86.7%	2.0%
Jefferson Park	886	3.8%	1,270	4.9%	43.3%	1.2%
Forest Glen	231	1.3%	463	2.6%	100.4%	1.2%
North Park	1,129	7.4%	1,841	10.5%	63.1%	3.1%
Albany Park	8,563	17.5%	10,059	17.7%	17.5%	0.2%
Portage Park	3,152	5.6%	5,194	8.0%	64.8%	2.4%
Irving Park	5,069	10.2%	6,541	11.3%	29.0%	1.1%
Dunning	1,645	4.5%	2,166	5.2%	31.7%	0.7%
Montclare	570	5.5%	693	5.6%	21.6%	0.1%
Belmont Cragin	4,735	8.4%	8,705	11.2%	83.8%	2.8%
Hermosa	4,007	17.4%	4,457	16.7%	11.2%	-0.7%
Avondale	6,166	17.4%	7,476	17.4%	21.2%	0.1%
Logan Square	21,575	26.4%	16,249	19.8%	-24.7%	-6.6%
Humboldt Park	22,660	33.8%	20,352	31.1%	-10.2%	-2.7%
West Town	27,769	31.9%	18,025	20.7%	-35.1%	-11.2%
Austin	29,023	25.7%	27,852	24.1%	-4.0%	-1.6%
West Garfield Park	9,761	40.8%	8,161	35.9%	-16.4%	-4.9%
East Garfield Park	11,407	48.1%	7,179	35.2%	-37.1%	-12.9%
Near West Side	23,583	54.5%	16,149	37.5%	-31.5%	-17.0%
North Lawndale	22,757	48.3%	18,485	45.2%	-18.8%	-3.2%
South Lawndale	18,146	24.0%	21,057	26.5%	16.0%	2.6%
Lower West Side	12,640	27.8%	11,841	27.0%	-6.3%	-0.8%
Loop	1,108	10.1%	1,754	11.9%	58.3%	1.9%
Near South Side	4,167	62.5%	3,058	32.3%	-26.6%	-30.2%
Armour Square	3,885	36.0%	3,746	31.1%	-3.6%	-4.9%
Douglas	14,189	49.4%	9,699	41.2%	-31.6%	-8.1%
Oakland	5,878	72.3%	3,178	52.5%	-45.9%	-19.9%
Fuller Park	2,122	49.2%	1,174	34.6%	-44.7%	-14.6%
Grand Boulevard	22,928	64.7%	12,762	46.9%	-44.3%	-17.8%
Kenwood	4,763	26.6%	4,368	24.0%	-8.3%	-2.6%

Community Area	Persons in Poverty 1990	Poverty Rate 1990	Persons in Poverty 2000	Poverty Rate 2000	Percent Change in Persons in Poverty 1990-2000	Change in Poverty Rate 1990-2000
Washington Park	11,278	58.4%	7,276	51.6%	-35.5%	-6.7%
Hyde Park	4,867	18.2%	4,428	16.5%	-9.0%	-1.7%
Woodlawn	9,744	37.0%	10,323	39.4%	5.9%	2.5%
South Shore	16,611	27.3%	16,431	27.1%	-1.1%	-0.3%
Chatham	5,382	14.8%	6,562	17.7%	21.9%	2.9%
Avalon Park	1,571	13.5%	935	8.4%	-40.5%	-5.0%
South Chicago	10,146	25.1%	11,369	29.7%	12.1%	4.6%
Burnside	735	21.5%	949	29.1%	29.1%	7.6%
Calumet Heights	1,347	7.8%	1,902	11.9%	41.2%	4.2%
Roseland	10,499	18.8%	9,097	17.6%	-13.4%	-1.2%
Pullman	1,742	18.7%	1,990	22.4%	14.2%	3.7%
South Deering	3,254	18.4%	3,311	19.6%	1.8%	1.2%
East Side	2,640	13.0%	2,923	12.4%	10.7%	-0.6%
West Pullman	7,648	19.3%	7,949	22.0%	3.9%	2.7%
Riverdale	6,799	62.9%	5,487	56.3%	-19.3%	-6.6%
Hegewisch	783	7.7%	1,037	10.6%	32.4%	2.9%
Garfield Ridge	3,218	9.5%	3,616	10.1%	12.4%	0.6%
Archer Heights	397	4.3%	813	6.4%	104.8%	2.1%
Brighton Park	4,054	12.6%	7,721	17.3%	90.5%	4.7%
McKinley Park	1,446	10.9%	2,095	13.1%	44.9%	2.2%
Bridgeport	4,342	14.6%	6,085	18.1%	40.1%	3.5%
New City	18,072	34.1%	17,687	34.5%	-2.1%	0.4%
West Elsdon	656	5.4%	1,093	6.9%	66.6%	1.5%
Gage Park	3,063	11.4%	7,413	19.0%	142.0%	7.6%
Clearing	947	4.4%	1,535	6.9%	62.1%	2.5%
West Lawn	1,225	5.2%	2,148	7.4%	75.3%	2.1%
Chicago Lawn	9,328	18.3%	11,970	19.8%	28.3%	1.5%
West Englewood	15,964	30.6%	14,450	32.1%	-9.5%	1.5%
Englewood	20,710	43.2%	17,344	43.8%	-16.3%	0.6%
Greater Grand Crossing	11,073	29.0%	10,809	28.5%	-2.4%	-0.5%
Ashburn	1,547	4.2%	2,722	6.9%	76.0%	2.7%
Auburn Gresham	10,784	18.2%	11,439	20.6%	6.1%	2.5%
Beverly	814	3.6%	874	4.0%	7.4%	0.3%
Washington Heights	3,697	11.6%	3,680	12.4%	-0.5%	0.8%
Mount Greenwood	794	4.2%	722	3.9%	-9.1%	-0.3%
Morgan Park	2,931	11.2%	2,829	11.5%	-3.5%	0.3%
O'Hare	568	5.1%	953	8.0%	67.8%	2.9%
Edgewater	10,078	16.9%	10,330	17.1%	2.5%	0.2%
City of Chicago	592,298	21.6%	556,791	19.6%	-6.0%	-2.0%

Poverty Rate is calculated as a proportion of total persons for whom poverty status has been determined

# HOUSEHOLD INCOME DISTRIBUTION as a proportion of Chicago Median Income: \$26,301 for 1990; \$38,625 for 2000

low income: <80% | moderate income: 80-120% | high income: >120%

Community Area	Total Households 1990	Low Income Households 1990	Moderate Income Households 1990	High Income Households 1990	Total Households 2000	Low Income Households 2000	Moderate Income Households 2000	High Income Households 2000	Percent Change in Low Income Households 1990-2000	Percent Change in Moderate Income Households 1990-2000	Percent Change in High Income Households 1990-2000
Rogers Park	25,317	11,023	5,358	8,935	25,503	12,361	5,499	7,643	12.1%	2.6%	-14.5%
West Ridge	25,078	8,129	4,450	12,499	25,536	9,137	5,036	11,363	12.4%	13.2%	-9.1%
Uptown	58,222	27,422	10,825	19,975	61,594	27,881	11,387	22,326	1.7%	5.2%	11.8%
Lincoln Square	18,163	6,950	3,882	7,331	18,655	6,604	4,006	8,045	-5.0%	3.2%	9.7%
North Center	13,761	4,817	2,681	6,262	14,807	3,922	2,576	8,309	-18.6%	-3.9%	32.7%
Lake View	53,061	15,775	10,355	26,931	57,007	14,025	10,438	32,544	-11.1%	0.8%	20.8%
Lincoln Park	34,740	8,005	5,160	21,575	35,705	7,407	4,591	23,707	-7.5%	-11.0%	9.9%
Near North Side	37,379	10,268	5,242	21,869	45,547	12,377	6,268	26,902	20.5%	19.6%	23.0%
Edison Park	4,737	1,056	620	3,061	4,790	998	828	2,965	-5.6%	33.5%	-3.1%
Norwood Park	15,121	3,676	2,157	9,288	15,339	4,113	2,451	8,775	11.9%	13.6%	-5.5%
Jefferson Park	9,934	2,728	1,669	5,537	10,492	2,995	1,874	5,623	9.8%	12.3%	1.5%
Forest Glen	6,858	1,049	812	4,997	6,966	1,300	928	4,738	23.9%	14.3%	-5.2%
North Park	5,767	1,695	898	3,174	6,515	2,077	985	3,453	22.6%	9.7%	8.8%
Albany Park	15,744	5,896	3,109	6,739	17,090	6,400	3,282	7,409	8.5%	5.6%	9.9%
Portage Park	22,683	6,887	4,167	11,629	23,731	7,607	4,545	11,579	10.5%	9.1%	-0.4%
Irving Park	19,554	6,802	4,007	8,746	20,900	7,161	4,406	9,333	5.3%	10.0%	6.7%
Dunning	14,074	3,831	2,259	7,984	15,561	4,229	2,988	8,344	10.4%	32.3%	4.5%
Montclare	4,044	1,131	756	2,157	4,125	1,228	814	2,083	8.6%	7.7%	-3.4%
Belmont Cragin	20,157	6,818	3,916	9,423	21,916	7,115	4,703	10,099	4.4%	20.1%	7.2%
Hermosa	6,724	2,544	1,387	2,792	7,202	2,943	1,456	2,803	15.7%	4.9%	0.4%
Avondale	12,726	5,024	2,493	5,209	13,738	5,623	2,933	5,183	11.9%	17.6%	-0.5%
Logan Square	26,196	12,109	5,425	8,662	28,855	12,064	5,782	11,010	-0.4%	6.6%	27.1%
Humboldt Park	18,271	9,502	3,264	5,505	17,855	9,460	3,739	4,656	-0.4%	14.6%	-15.4%
West Town	28,767	15,434	5,402	7,931	35,316	14,439	5,864	15,013	-6.4%	8.6%	89.3%
Austin	33,862	14,770	5,716	13,377	35,195	16,502	6,045	12,648	11.7%	5.8%	-5.4%
West Garfield Park	6,990	4,461	981	1,548	6,866	4,293	1,079	1,494	-3.8%	10.0%	-3.5%
East Garfield Park	7,246	4,917	1,034	1,296	6,535	3,820	1,172	1,543	-22.3%	13.4%	19.1%
Near West Side	16,473	11,119	1,659	3,695	18,141	9,267	2,352	6,522	-16.7%	41.7%	76.5%
North Lawndale	13,905	9,366	1,898	2,641	12,391	8,322	1,652	2,417	-11.1%	-13.0%	-8.5%
South Lawndale	18,445	8,475	4,345	5,625	19,265	9,156	4,424	5,685	8.0%	1.8%	1.1%
Lower West Side	12,143	6,175	2,595	3,374	12,804	7,033	2,630	3,141	13.9%	1.4%	-6.9%
Loop	6,785	1,021	831	4,933	8,972	2,024	1,171	5,777	98.1%	41.0%	17.1%
Near South Side	2,911	2,210	328	373	4,684	2,216	506	1,962	0.3%	54.3%	425.7%
Armour Square	4,109	2,546	507	1,055	4,736	2,879	630	1,227	13.1%	24.3%	16.2%
Douglas	13,067	8,185	1,806	3,076	10,835	6,093	1,833	2,909	-25.6%	1.5%	-5.4%
Oakland	2,749	2,336	188	224	2,270	1,724	273	274	-26.2%	44.7%	22.0%
Fuller Park	1,531	1,148	145	237	1,266	845	186	235	-26.4%	28.2%	-1.2%
Grand Boulevard	12,275	10,031	1,041	1,203	10,006	7,033	1,131	1,842	-29.9%	8.7%	53.1%
Kenwood	8,639	4,044	1,250	3,345	8,936	3,998	1,329	3,609	-1.2%	6.3%	7.9%



Community Area	Total Households 1990	Low Income Households 1990	Moderate Income Households 1990	High Income Households 1990	Total Households 2000	Low Income Households 2000	Moderate Income Households 2000	High Income Households 2000	Percent Change in Low Income Households 1990-2000	Percent Change in Moderate Income Households 1990-2000	Percent Change in High Income Households 1990-2000
Washington Park	6,442	4,959	700	782	4,733	3,444	506	783	-30.6%	-27.7%	0.1%
Hyde Park	13,668	5,168	2,373	6,127	14,373	6,121	2,545	5,707	18.4%	7.2%	-6.9%
Woodlawn	10,441	7,017	1,414	2,010	10,145	6,858	1,334	1,953	-2.3%	-5.7%	-2.9%
South Shore	25,253	13,161	4,435	7,657	25,711	14,075	4,938	6,697	6.9%	11.4%	-12.5%
Chatham	15,349	6,642	3,211	5,496	15,750	7,486	3,240	5,023	12.7%	0.9%	-8.6%
Avalon Park	3,935	1,144	646	2,145	4,050	1,375	727	1,948	20.1%	12.6%	-9.2%
South Chicago	12,594	5,860	2,246	4,488	12,586	6,739	2,206	3,641	15.0%	-1.8%	-18.9%
Burnside	972	379	181	412	958	414	171	373	9.2%	-5.5%	-9.4%
Calumet Heights	5,809	1,208	961	3,640	5,867	1,778	1,149	2,939	47.2%	19.6%	-19.2%
Roseland	16,929	6,240	3,054	7,635	16,738	6,641	3,361	6,736	6.4%	10.0%	-11.8%
Pullman	3,325	1,317	685	1,323	3,270	1,625	570	1,076	23.3%	-16.8%	-18.7%
South Deering	5,487	1,943	1,108	2,436	5,608	2,461	1,070	2,077	26.7%	-3.4%	-14.7%
East Side	7,071	2,647	1,417	3,007	7,320	2,741	1,598	2,980	3.6%	12.8%	-0.9%
West Pullman	10,718	3,569	1,753	5,396	10,688	4,134	2,032	4,522	15.8%	15.9%	-16.2%
Riverdale	3,133	2,432	262	439	2,876	2,191	330	355	-9.9%	26.1%	-19.3%
Hegewisch	3,860	1,361	582	1,917	3,809	1,304	706	1,800	-4.2%	21.3%	-6.1%
Garfield Ridge	12,367	3,945	1,963	6,459	12,915	4,514	2,050	6,351	14.4%	4.4%	-1.7%
Archer Heights	3,596	1,141	640	1,815	4,022	1,481	837	1,704	29.9%	30.7%	-6.1%
Brighton Park	11,592	4,559	2,487	4,546	12,461	5,200	2,641	4,620	14.1%	6.2%	1.6%
McKinley Park	4,626	1,731	980	1,916	5,094	2,151	1,084	1,858	24.3%	10.7%	-3.0%
Bridgeport	10,791	4,612	2,122	4,057	12,282	5,261	2,193	4,828	14.1%	3.3%	19.0%
New City	14,272	7,528	2,543	4,202	13,977	7,991	2,285	3,701	6.2%	-10.2%	-11.9%
West Elsdon	4,889	1,511	999	2,379	5,095	1,623	968	2,504	7.4%	-3.2%	5.3%
Gage Park	8,893	3,006	1,753	4,134	9,709	4,074	1,979	3,656	35.5%	12.9%	-11.6%
Clearing	8,208	2,075	1,710	4,423	8,658	2,792	1,606	4,260	34.6%	-6.1%	-3.7%
West Lawn	8,826	2,522	1,410	4,894	8,955	2,698	1,705	4,553	7.0%	20.9%	-7.0%
Chicago Lawn	16,730	6,761	3,137	6,833	17,112	7,199	3,555	6,358	6.5%	13.4%	-7.0%
West Englewood	13,668	6,519	2,356	4,794	12,351	6,794	2,127	3,429	4.2%	-9.7%	-28.5%
Englewood	14,857	9,894	2,112	2,852	12,601	8,653	1,753	2,195	-12.5%	-17.0%	-23.0%
Greater Grand Crossing	14,445	7,863	2,393	4,189	14,376	7,699	2,277	4,400	-2.1%	-4.8%	5.0%
Ashburn	12,742	2,637	1,892	8,213	12,798	3,222	2,086	7,491	22.2%	10.3%	-8.8%
Auburn Gresham	18,605	7,172	3,384	8,050	18,214	8,226	3,528	6,459	14.7%	4.3%	-19.8%
Beverly	7,743	1,186	877	5,680	8,038	1,385	1,153	5,499	16.8%	31.5%	-3.2%
Washington Heights	9,796	2,715	1,734	5,348	9,823	3,349	1,892	4,582	23.4%	9.1%	-14.3%
Mount Greenwood	6,881	1,579	1,048	4,254	6,903	1,418	1,100	4,385	-10.2%	4.9%	3.1%
Morgan Park	8,490	2,292	1,385	4,813	8,524	2,541	1,176	4,807	10.9%	-15.1%	-0.1%
O'Hare	5,674	1,334	1,123	3,217	5,723	1,767	1,297	2,660	32.4%	15.5%	-17.3%
Edgewater	18,368	3,575	3,206	11,587	20,338	5,605	3,792	10,940	56.8%	18.3%	-5.6%
City of Chicago	1,039,253	420,578	180,900	437,775	1,082,098	433,703	193,357	455,039	3.1%	6.9%	3.9%

# HOUSEHOLD INCOME DISTRIBUTION

as a proportion of Area Median Income: \$43,400 for 1990; \$67,900 for 2000

Area Median Income is calculated by the US Department of Housing and Urban Development each year and represents the six county metropolitan region:

low income: <80% | moderate income: 80-120% | high income: >120%

Community Area	Total Households 1990	Low Income Households 1990	Moderate Income Households 1990	High Income Households 1990	Total Households 2000	Low Income Households 2000	Moderate Income Households 2000	High Income Households 2000	Percent Change in Low Income Households 1990-2000	Percent Change in Moderate Income Households 1990-2000	Percent Change in High Income Households 1990-2000
Rogers Park	25,317	17,590	4,429	3,298	25,503	19,553	3,494	2,456	11.2%	-21.1%	-25.5%
West Ridge	25,078	13,854	5,338	5,886	25,536	16,291	5,164	4,081	17.6%	-3.3%	-30.7%
Uptown	58,222	40,641	8,707	8,875	61,594	43,293	10,093	8,209	6.5%	15.9%	-7.5%
Lincoln Square	18,163	11,829	3,505	2,829	18,655	12,163	3,554	2,938	2.8%	1.4%	3.9%
North Center	13,761	8,190	2,990	2,581	14,807	7,743	3,162	3,902	-5.5%	5.8%	51.2%
Lake View	53,061	28,778	10,614	13,669	57,007	28,500	11,867	16,640	-1.0%	11.8%	21.7%
Lincoln Park	34,740	14,447	6,700	13,593	35,705	14,163	6,691	14,850	-2.0%	-0.1%	9.3%
Near North Side	37,379	16,910	6,353	14,116	45,547	21,446	8,343	15,758	26.8%	31.3%	11.6%
Edison Park	4,737	1,829	1,249	1,659	4,790	2,228	1,262	1,300	21.8%	1.0%	-21.6%
Norwood Park	15,121	6,485	3,831	4,805	15,339	7,740	3,662	3,938	19.4%	-4.4%	-18.0%
Jefferson Park	9,934	4,873	2,339	2,722	10,492	5,685	2,485	2,322	16.7%	6.3%	-14.7%
Forest Glen	6,858	2,095	1,392	3,371	6,966	2,652	1,579	2,735	26.6%	13.5%	-18.9%
North Park	5,767	2,865	1,293	1,609	6,515	3,579	1,476	1,460	24.9%	14.1%	-9.3%
Albany Park	15,744	9,735	3,265	2,743	17,090	11,149	3,480	2,460	14.5%	6.6%	-10.3%
Portage Park	22,683	12,007	5,560	5,116	23,731	14,026	5,472	4,234	16.8%	-1.6%	-17.2%
Irving Park	19,554	11,963	4,221	3,370	20,900	13,357	4,400	3,143	11.7%	4.2%	-6.7%
Dunning	14,074	6,834	3,463	3,776	15,561	8,612	3,859	3,090	26.0%	11.4%	-18.2%
Montclare	4,044	2,133	981	930	4,125	2,413	859	854	13.1%	-12.5%	-8.2%
Belmont Cragin	20,157	11,837	4,910	3,410	21,916	13,882	4,897	3,137	17.3%	-0.3%	-8.0%
Hermosa	6,724	4,196	1,517	1,011	7,202	5,004	1,416	782	19.3%	-6.7%	-22.7%
Avondale	12,726	8,171	2,685	1,870	13,738	9,693	2,574	1,471	18.6%	-4.1%	-21.3%
Logan Square	26,196	18,712	4,391	3,093	28,855	19,884	4,938	4,033	6.3%	12.5%	30.4%
Humboldt Park	18,271	13,669	2,786	1,816	17,855	14,252	2,341	1,262	4.3%	-16.0%	-30.5%
West Town	28,767	22,080	3,817	2,870	35,316	22,725	6,165	6,426	2.9%	61.5%	123.9%
Austin	33,862	22,098	6,612	5,151	35,195	24,964	6,066	4,164	13.0%	-8.3%	-19.2%
West Garfield Park	6,990	5,645	903	442	6,866	5,732	769	366	1.5%	-14.9%	-17.2%
East Garfield Park	7,246	6,120	682	444	6,535	5,446	709	381	-11.0%	4.0%	-14.3%
Near West Side	16,473	13,111	1,527	1,835	18,141	12,435	2,393	3,313	-5.2%	56.7%	80.5%
North Lawndale	13,905	11,717	1,409	780	12,391	10,494	1,220	677	-10.4%	-13.4%	-13.2%
South Lawndale	18,445	13,711	3,019	1,715	19,265	15,075	2,719	1,471	10.0%	-9.9%	-14.2%
Lower West Side	12,143	9,428	1,797	919	12,804	10,443	1,444	918	10.8%	-19.6%	-0.1%
Loop	6,785	2,105	1,544	3,136	8,972	3,773	1,804	3,395	79.2%	16.8%	8.3%
Near South Side	2,911	2,612	193	106	4,684	2,973	670	1,040	13.8%	247.6%	881.2%
Armour Square	4,109	3,180	500	429	4,736	3,705	572	460	16.5%	14.3%	7.2%
Douglas	13,067	10,425	1,466	1,176	10,835	8,522	1,398	915	-18.3%	-4.6%	-22.2%
Oakland	2,749	2,573	88	88	2,270	2,052	119	99	-20.3%	36.2%	12.2%
Fuller Park	1,531	1,315	105	112	1,266	1,106	84	76	-15.9%	-19.5%	-32.2%
Grand Boulevard	12,275	11,307	555	413	10,006	8,511	805	690	-24.7%	45.2%	67.1%
Kenwood	8,639	5,566	1,370	1,703	8,936	5,844	1,621	1,471	5.0%	18.3%	-13.6%

Community Area	Total Households 1990	Low Income Households 1990	Moderate Income Households 1990	High Income Households 1990	Total Households 2000	Low Income Households 2000	Moderate Income Households 2000	High Income Households 2000	Percent Change in Low Income Households 1990-2000	Percent Change in Moderate Income Households 1990-2000	Percent Change in High Income Households 1990-2000
Washington Park	6,442	5,803	415	224	4,733	4,100	384	250	-29.4%	-7.5%	11.6%
Hyde Park	13,668	8,161	2,386	3,121	14,373	9,557	2,260	2,556	17.1%	-5.3%	-18.1%
Woodlawn	10,441	8,709	1,058	674	10,145	8,699	934	512	-0.1%	-11.7%	-24.1%
South Shore	25,253	18,522	3,805	2,926	25,711	20,496	3,189	2,027	10.7%	-16.2%	-30.7%
Chatham	15,349	10,600	2,746	2,003	15,750	11,782	2,272	1,697	11.1%	-17.3%	-15.3%
Avalon Park	3,935	1,973	879	1,083	4,050	2,400	941	709	21.7%	7.1%	-34.6%
South Chicago	12,594	8,738	2,203	1,653	12,586	9,684	1,879	1,023	10.8%	-14.7%	-38.2%
Burnside	972	632	187	153	958	646	201	111	2.2%	7.6%	-27.7%
Calumet Heights	5,809	2,529	1,311	1,969	5,867	3,394	1,245	1,228	34.2%	-5.0%	-37.6%
Roseland	16,929	10,061	3,452	3,415	16,738	11,319	3,218	2,201	12.5%	-6.8%	-35.6%
Pullman	3,325	2,149	655	521	3,270	2,431	578	260	13.1%	-11.7%	-50.0%
South Deering	5,487	3,317	1,275	895	5,608	3,903	1,018	686	17.7%	-20.1%	-23.3%
East Side	7,071	4,454	1,599	1,018	7,320	5,039	1,495	786	13.1%	-6.5%	-22.8%
West Pullman	10,718	5,943	2,427	2,348	10,688	7,017	2,033	1,638	18.1%	-16.2%	-30.2%
Riverdale	3,133	2,737	286	110	2,876	2,639	170	68	-3.6%	-40.7%	-38.2%
Hegewisch	3,860	2,140	924	797	3,809	2,324	881	604	8.6%	-4.6%	-24.2%
Garfield Ridge	12,367	6,516	2,967	2,884	12,915	7,554	2,746	2,615	15.9%	-7.4%	-9.3%
Archer Heights	3,596	2,032	806	757	4,022	2,641	815	566	29.9%	1.1%	-25.2%
Brighton Park	11,592	7,649	2,303	1,640	12,461	8,970	2,281	1,210	17.3%	-1.0%	-26.2%
McKinley Park	4,626	2,998	1,004	624	5,094	3,652	919	524	21.8%	-8.5%	-16.1%
Bridgeport	10,791	7,283	2,022	1,486	12,282	8,341	2,211	1,730	14.5%	9.4%	16.4%
New City	14,272	10,650	2,316	1,306	13,977	11,098	1,834	1,045	4.2%	-20.8%	-20.0%
West Elsdon	4,889	2,797	1,137	956	5,095	3,005	1,334	756	7.4%	17.4%	-20.9%
Gage Park	8,893	5,290	2,121	1,482	9,709	6,933	1,746	1,030	31.1%	-17.7%	-30.5%
Clearing	8,208	4,232	2,077	1,899	8,658	5,143	2,105	1,411	21.5%	1.3%	-25.7%
West Lawn	8,826	4,390	2,314	2,122	8,955	5,180	2,041	1,735	18.0%	-11.8%	-18.2%
Chicago Lawn	16,730	10,755	3,283	2,692	17,112	12,157	3,242	1,714	13.0%	-1.3%	-36.4%
West Englewood	13,668	9,500	2,553	1,615	12,351	9,705	1,748	898	2.2%	-31.5%	-44.4%
Englewood	14,857	12,500	1,470	888	12,601	11,016	1,024	561	-11.9%	-30.3%	-36.8%
Greater Grand Crossing	14,445	10,878	2,084	1,484	14,376	10,977	2,240	1,159	0.9%	7.5%	-21.9%
Ashburn	12,742	5,260	3,593	3,889	12,798	6,423	3,830	2,546	22.1%	6.6%	-34.5%
Auburn Gresham	18,605	11,596	3,657	3,352	18,214	13,098	3,091	2,025	13.0%	-15.5%	-39.6%
Beverly	7,743	2,399	1,838	3,506	8,038	3,041	2,079	2,919	26.7%	13.1%	-16.7%
Washington Heights	9,796	5,001	2,446	2,349	9,823	6,071	2,231	1,521	21.4%	-8.8%	-35.2%
Mount Greenwood	6,881	2,912	1,662	2,306	6,903	3,166	2,016	1,720	8.7%	21.3%	-25.4%
Morgan Park	8,490	4,047	2,089	2,355	8,524	4,326	2,078	2,121	6.9%	-0.5%	-9.9%
O'Hare	5,674	2,758	1,572	1,343	5,723	3,652	1,240	831	32.4%	-21.1%	-38.1%
Edgewater	18,368	7,749	4,845	5,773	20,338	11,171	5,052	4,114	44.2%	4.3%	-28.7%
City of Chicago	1,039,253	648,298	193,871	197,084	1,082,098	703,853	196,228	182,018	8.6%	1.2%	-7.6%

# MEDIAN RENT

Community Area	Median Rent 1990	Median Rent 1990*	Median Rent 2000	Percent Change in Median Rent 1990-2000*
Rogers Park	\$429	\$575	\$610	6.1%
West Ridge	\$491	\$658	\$689	4.7%
Uptown	\$378	\$507	\$564	11.3%
Lincoln Square	\$427	\$572	\$664	16.0%
North Center	\$401	\$537	\$789	46.8%
Lake View	\$513	\$687	\$855	24.4%
Lincoln Park	\$598	\$801	\$931	16.2%
Near North Side	\$674	\$903	\$948	5.0%
Edison Park	\$526	\$705	\$728	3.3%
Norwood Park	\$517	\$693	\$748	8.0%
Jefferson Park	\$467	\$626	\$705	12.7%
Forest Glen	\$500	\$670	\$757	13.0%
North Park	\$459	\$615	\$660	7.3%
Albany Park	\$397	\$532	\$605	13.7%
Portage Park	\$426	\$571	\$633	10.9%
Irving Park	\$398	\$533	\$636	19.3%
Dunning	\$469	\$628	\$701	11.5%
Montclare	\$436	\$584	\$648	10.9%
Belmont Cragin	\$402	\$539	\$621	15.3%
Hermosa	\$370	\$496	\$593	19.6%
Avondale	\$362	\$485	\$606	24.9%
Logan Square	\$346	\$464	\$639	37.8%
Humboldt Park	\$332	\$445	\$574	29.0%
West Town	\$293	\$393	\$659	67.8%
Austin	\$366	\$490	\$590	20.3%
West Garfield Park	\$323	\$433	\$529	22.2%
East Garfield Park	\$286	\$383	\$501	30.7%
Near West Side	\$218	\$292	\$606	107.4%
North Lawndale	\$290	\$389	\$505	30.0%
South Lawndale	\$262	\$351	\$498	41.8%
Lower West Side	\$231	\$310	\$483	56.0%
Loop	\$810	\$1,085	\$1,158	6.7%
Near South Side	\$148	\$198	\$366	84.6%
Armour Square	\$221	\$296	\$426	43.9%
Douglas	\$353	\$473	\$550	16.3%
Oakland	\$129	\$173	\$258	49.3%
Fuller Park	\$239	\$320	\$421	31.5%
Grand Boulevard	\$213	\$285	\$384	34.5%
Kenwood	\$404	\$541	\$611	12.9%

Community Area	Median Rent 1990	Median Rent 1990*	Median Rent 2000	Percent Change in Median Rent 1990-2000*
Washington Park	\$297	\$398	\$470	18.1%
Hyde Park	\$479	\$642	\$675	5.2%
Woodlawn	\$323	\$433	\$474	9.5%
South Shore	\$391	\$524	\$570	8.8%
Chatham	\$382	\$512	\$545	6.5%
Avalon Park	\$375	\$503	\$576	14.6%
South Chicago	\$298	\$399	\$519	30.0%
Burnside	\$371	\$497	\$582	17.1%
Calumet Heights	\$397	\$532	\$639	20.1%
Roseland	\$344	\$461	\$596	29.3%
Pullman	\$275	\$369	\$511	38.7%
South Deering	\$225	\$302	\$460	52.6%
East Side	\$288	\$386	\$517	34.0%
West Pullman	\$347	\$465	\$557	19.8%
Riverdale	\$115	\$154	\$218	41.5%
Hegewisch	\$271	\$363	\$546	50.4%
Garfield Ridge	\$368	\$493	\$600	21.7%
Archer Heights	\$371	\$497	\$647	30.1%
Brighton Park	\$295	\$395	\$546	38.1%
McKinley Park	\$294	\$394	\$542	37.6%
Bridgeport	\$274	\$367	\$539	46.8%
New City	\$269	\$360	\$473	31.2%
West Elsdon	\$415	\$556	\$620	11.5%
Gage Park	\$335	\$449	\$546	21.6%
Clearing	\$418	\$560	\$623	11.2%
West Lawn	\$397	\$532	\$619	16.4%
Chicago Lawn	\$355	\$476	\$580	21.9%
West Englewood	\$336	\$450	\$579	28.6%
Englewood	\$302	\$405	\$497	22.8%
Greater Grand Crossing	\$346	\$464	\$523	12.8%
Ashburn	\$427	\$572	\$715	25.0%
Auburn Gresham	\$371	\$497	\$563	13.2%
Beverly	\$449	\$602	\$646	7.4%
Washington Heights	\$386	\$517	\$595	15.0%
Mount Greenwood	\$476	\$638	\$643	0.8%
Morgan Park	\$406	\$544	\$633	16.4%
O'Hare	\$585	\$784	\$785	0.1%
Edgewater	\$418	\$560	\$611	9.1%
City of Chicago	\$445	\$596	\$616	3.3%

\* inflation adjusted

Community Area	Median Home Value 1990	Median Home Value 1990*	Median Home Value 2000	Percent Change in Median Home Value 1990-2000*
Rogers Park	\$108,400	\$145,256	\$180,569	24.3%
West Ridge	\$127,700	\$171,118	\$189,474	10.7%
Uptown	\$137,800	\$184,652	\$270,300	46.4%
Lincoln Square	\$116,600	\$156,244	\$217,098	38.9%
North Center	\$105,400	\$141,236	\$293,678	107.9%
Lake View	\$192,300	\$257,682	\$392,967	52.5%
Lincoln Park	\$323,900	\$434,026	\$518,063	19.4%
Near North Side	\$506,300	\$678,442	\$625,692	-6.6%
Edison Park	\$137,000	\$183,580	\$210,983	14.9%
Norwood Park	\$130,800	\$175,272	\$195,574	11.6%
Jefferson Park	\$116,000	\$155,440	\$182,209	17.2%
Forest Glen	\$171,200	\$229,408	\$266,688	16.3%
North Park	\$135,100	\$181,034	\$199,301	10.1%
Albany Park	\$103,900	\$139,226	\$171,741	23.4%
Portage Park	\$105,000	\$140,700	\$163,899	16.5%
Irving Park	\$100,100	\$134,134	\$174,816	30.3%
Dunning	\$108,800	\$145,792	\$163,822	12.4%
Montclare	\$100,400	\$134,536	\$156,963	16.7%
Belmont Cragin	\$92,200	\$123,548	\$147,258	19.2%
Hermosa	\$82,600	\$110,684	\$132,002	19.3%
Avondale	\$81,100	\$108,674	\$151,021	39.0%
Logan Square	\$72,700	\$97,418	\$176,024	80.7%
Humboldt Park	\$53,300	\$71,422	\$95,270	33.4%
West Town	\$73,000	\$97,820	\$271,194	177.2%
Austin	\$68,600	\$91,924	\$109,937	19.6%
West Garfield Park	\$47,900	\$64,186	\$87,676	36.6%
East Garfield Park	\$39,700	\$53,198	\$98,699	85.5%
Near West Side	\$121,900	\$163,346	\$204,411	25.1%
North Lawndale	\$43,800	\$58,692	\$81,473	38.8%
South Lawndale	\$48,900	\$65,526	\$105,201	60.5%
Lower West Side	\$44,300	\$59,362	\$109,264	84.1%
Loop	\$194,400	\$260,496	\$202,476	-22.3%
Near South Side	\$291,700	\$390,878	\$335,101	-14.3%
Armour Square	\$98,100	\$131,454	\$144,135	9.6%
Douglas	\$113,000	\$151,420	\$208,449	37.7%
Oakland	\$50,000	\$67,000	\$165,186	146.5%
Fuller Park	\$42,300	\$56,682	\$65,536	15.6%
Grand Boulevard	\$49,700	\$66,598	\$179,849	170.1%
Kenwood	\$134,500	\$180,230	\$297,354	65.0%

Community Area	Median Home Value 1990	Median Home Value 1990*	Median Home Value 2000	Percent Change in Median Home Value 1990-2000*
Washington Park	\$45,000	\$60,300	\$86,217	43.0%
Hyde Park	\$218,500	\$292,790	\$271,020	-7.4%
Woodlawn	\$53,300	\$71,422	\$84,160	17.8%
South Shore	\$66,600	\$89,244	\$105,537	18.3%
Chatham	\$67,800	\$90,852	\$99,049	9.0%
Avalon Park	\$65,700	\$88,038	\$96,151	9.2%
South Chicago	\$59,800	\$80,132	\$85,045	6.1%
Burnside	\$54,900	\$73,566	\$78,900	7.3%
Calumet Heights	\$73,300	\$98,222	\$104,659	6.6%
Roseland	\$62,000	\$83,080	\$89,084	7.2%
Pullman	\$55,300	\$74,102	\$82,881	11.8%
South Deering	\$51,800	\$69,412	\$75,629	9.0%
East Side	\$58,600	\$78,524	\$90,758	15.6%
West Pullman	\$60,600	\$81,204	\$82,281	1.3%
Riverdale	\$46,000	\$61,640	\$54,601	-11.4%
Hegewisch	\$65,300	\$87,502	\$95,251	8.9%
Garfield Ridge	\$82,700	\$110,818	\$135,222	22.0%
Archer Heights	\$75,200	\$100,768	\$128,036	27.1%
Brighton Park	\$57,200	\$76,648	\$108,381	41.4%
McKinley Park	\$53,200	\$71,288	\$97,339	36.5%
Bridgeport	\$69,000	\$92,460	\$138,731	50.0%
New City	\$41,900	\$56,146	\$81,706	45.5%
West Elsdon	\$78,100	\$104,654	\$126,748	21.1%
Gage Park	\$59,000	\$79,060	\$97,790	23.7%
Clearing	\$84,400	\$113,096	\$132,280	17.0%
West Lawn	\$78,200	\$104,788	\$119,816	14.3%
Chicago Lawn	\$59,600	\$79,864	\$91,411	14.5%
West Englewood	\$45,900	\$61,506	\$69,558	13.1%
Englewood	\$42,300	\$56,682	\$63,889	12.7%
Greater Grand Crossing	\$57,200	\$76,648	\$83,847	9.4%
Ashburn	\$81,100	\$108,674	\$116,625	7.3%
Auburn Gresham	\$64,200	\$86,028	\$90,454	5.1%
Beverly	\$103,300	\$138,422	\$176,331	27.4%
Washington Heights	\$65,400	\$87,636	\$91,067	3.9%
Mount Greenwood	\$82,200	\$110,148	\$134,423	22.0%
Morgan Park	\$74,500	\$99,830	\$119,827	20.0%
O'Hare	\$171,200	\$229,408	\$228,265	-0.5%
Edgewater	\$123,900	\$166,026	\$243,594	46.7%
City of Chicago	\$77,600	\$103,984	\$132,400	27.3%

\* inflation adjusted

# HOUSING COST BURDENED RENTERS

paying >35% of household income for rent | extreme rent burden: paying >50% of household income for rent

Community Area	Cost Burdened Renters 1990	Percent of Renters 1990	Cost Burdened Renters 2000	Percent of Renters 2000	Percent Change in Cost Burdened Renters 1990-2000	Extreme Cost Burdened Renters 2000	Percent of Renters 2000
Rogers Park	6,657	31.2%	6,421	30.8%	-3.5%	3,889	18.7%
West Ridge	4,408	33.5%	4,347	32.5%	-1.4%	2,829	21.2%
Uptown	8,624	36.4%	7,225	31.1%	-16.2%	4,426	19.0%
Lincoln Square	3,971	30.6%	3,380	26.3%	-14.9%	1,946	15.1%
North Center	2,140	25.6%	1,935	22.3%	-9.6%	993	11.4%
Lake View	10,647	26.9%	9,642	24.2%	-9.4%	5,523	13.9%
Lincoln Park	5,528	23.6%	4,808	22.5%	-13.0%	2,822	13.2%
Near North Side	7,879	30.6%	7,817	29.4%	-0.8%	4,763	17.9%
Edison Park	256	28.3%	188	19.6%	-26.6%	88	9.2%
Norwood Park	1,086	35.9%	1,037	33.6%	-4.5%	529	17.2%
Jefferson Park	873	26.5%	753	21.7%	-13.7%	446	12.9%
Forest Glen	152	21.9%	197	25.5%	29.6%	108	14.0%
North Park	826	29.9%	814	26.8%	-1.5%	389	12.8%
Albany Park	3,152	30.1%	3,014	26.7%	-4.4%	1,804	16.0%
Portage Park	2,823	29.6%	2,645	26.1%	-6.3%	1,466	14.4%
Irving Park	3,053	26.6%	3,004	24.5%	-1.6%	1,729	14.1%
Dunning	952	33.0%	762	24.3%	-20.0%	423	13.5%
Montclare	437	31.5%	408	29.6%	-6.6%	212	15.4%
Belmont Cragin	2,481	28.2%	2,558	26.1%	3.1%	1,616	16.5%
Hermosa	1,355	37.5%	1,237	31.2%	-8.7%	824	20.8%
Avondale	2,279	28.4%	2,503	29.3%	9.8%	1,351	15.8%
Logan Square	6,747	36.1%	6,006	29.9%	-11.0%	3,363	16.8%
Humboldt Park	5,491	47.2%	4,457	40.0%	-18.8%	3,014	27.1%
West Town	8,079	36.2%	7,383	29.5%	-8.6%	4,521	18.1%
Austin	8,621	44.3%	7,204	35.8%	-16.4%	4,995	24.8%
West Garfield Park	2,686	51.2%	1,964	40.3%	-26.9%	1,335	27.4%
East Garfield Park	2,906	50.3%	1,708	36.2%	-41.2%	1,186	25.2%
Near West Side	5,277	37.3%	4,490	33.6%	-14.9%	2,963	22.2%
North Lawndale	5,354	50.0%	3,396	37.0%	-36.6%	2,517	27.4%
South Lawndale	3,305	28.4%	3,185	26.0%	-3.6%	2,007	16.4%
Lower West Side	2,433	26.4%	2,734	28.8%	12.4%	1,631	17.2%
Loop	1,154	24.4%	1,417	28.9%	22.8%	796	16.2%
Near South Side	872	30.6%	991	34.2%	13.6%	604	20.8%
Armour Square	817	26.7%	1,030	30.9%	26.1%	663	19.9%
Douglas	3,572	30.2%	2,390	25.3%	-33.1%	1,551	16.4%
Oakland	907	35.6%	688	34.0%	-24.1%	432	21.4%
Fuller Park	626	54.9%	347	41.9%	-44.6%	269	32.4%
Grand Boulevard	5,111	43.6%	2,989	34.7%	-41.5%	1,974	22.9%
Kenwood	2,542	38.4%	2,182	34.5%	-14.2%	1,578	25.0%

Community Area	Cost Burdened Renters 1990	Percent of Renters 1990	Cost Burdened Renters 2000	Percent of Renters 2000	Percent Change in Cost Burdened Renters 1990-2000	Extreme Cost Burdened Renters 2000	Percent of Renters 2000
Washington Park	3,010	49.0%	1,776	41.7%	-41.0%	1,311	30.8%
Hyde Park	3,464	35.4%	3,681	37.5%	6.3%	2,461	25.1%
Woodlawn	3,986	46.0%	2,930	35.2%	-26.5%	2,035	24.5%
South Shore	7,692	39.2%	7,063	35.8%	-8.2%	4,828	24.5%
Chatham	3,146	34.4%	2,987	32.3%	-5.1%	1,992	21.5%
Avalon Park	335	34.4%	281	27.2%	-16.1%	195	18.9%
South Chicago	2,380	33.2%	2,537	35.4%	6.6%	1,781	24.9%
Burnside	167	49.6%	157	49.1%	-6.0%	111	34.7%
Calumet Heights	355	29.7%	425	34.1%	19.7%	300	24.0%
Roseland	2,474	43.0%	2,070	34.3%	-16.3%	1,337	22.2%
Pullman	498	32.4%	550	34.6%	10.4%	399	25.1%
South Deering	487	30.9%	479	28.0%	-1.6%	375	21.9%
East Side	673	34.6%	642	29.5%	-4.6%	377	17.3%
West Pullman	1,314	44.3%	1,301	40.7%	-1.0%	884	27.7%
Riverdale	568	21.8%	624	27.4%	9.9%	457	20.1%
Hegewisch	155	21.3%	267	35.0%	72.3%	156	20.5%
Garfield Ridge	834	39.8%	810	34.1%	-2.9%	530	22.3%
Archer Heights	219	18.6%	349	22.5%	59.4%	178	11.5%
Brighton Park	1,387	24.4%	1,880	30.8%	35.5%	1,074	17.6%
McKinley Park	566	24.5%	631	25.2%	11.5%	412	16.4%
Bridgeport	1,600	25.5%	1,844	26.4%	15.3%	1,255	18.0%
New City	3,841	42.6%	3,426	38.1%	-10.8%	2,315	25.8%
West Elsdon	180	20.3%	320	29.7%	77.8%	174	16.2%
Gage Park	916	29.0%	1,287	33.9%	40.5%	754	19.8%
Clearing	518	22.8%	645	28.6%	24.5%	371	16.4%
West Lawn	599	37.8%	490	31.6%	-18.2%	322	20.7%
Chicago Lawn	2,822	37.0%	2,649	32.2%	-6.1%	1,849	22.5%
West Englewood	2,961	49.0%	2,448	42.6%	-17.3%	1,771	30.9%
Englewood	4,999	48.3%	3,582	41.7%	-28.3%	2,603	30.3%
Greater Grand Crossing	3,917	42.1%	3,513	38.5%	-10.3%	2,365	26.0%
Ashburn	436	38.5%	403	35.5%	-7.6%	312	27.5%
Auburn Gresham	3,415	38.5%	3,261	37.6%	-4.5%	2,147	24.8%
Beverly	289	19.9%	269	19.1%	-6.9%	136	9.7%
Washington Heights	685	31.0%	707	30.9%	3.2%	442	19.3%
Mount Greenwood	320	34.6%	254	29.1%	-20.6%	146	16.7%
Morgan Park	669	32.3%	548	29.0%	-18.1%	356	18.8%
O'Hare	777	21.7%	900	24.1%	15.8%	504	13.5%
Edgewater	7,313	33.2%	6,493	30.7%	-11.2%	4,089	19.3%
City of Chicago	206,046	34.4%	183,735	30.8%	-10.8%	116,679	19.6%

# HOUSING COST BURDENED OWNER OCCUPANTS

paying >35% of income for housing

Community Area	Cost Burdened Owner Occupants 1990	Percent of Owner Occupants 1990	Cost Burdened Owner Occupants 2000	Percent of Owner Occupants 2000	Percent Change in Cost Burdened Owner Occupants 1990-2000
Rogers Park	207	16.1%	229	16.2%	10.6%
West Ridge	844	15.8%	1,071	19.7%	26.9%
Uptown	72	11.9%	193	21.7%	168.1%
Lincoln Square	229	11.7%	353	15.9%	54.1%
North Center	259	13.3%	494	17.8%	90.7%
Lake View	349	16.0%	450	15.4%	28.9%
Lincoln Park	609	16.6%	857	16.0%	40.7%
Near North Side	128	24.0%	194	15.9%	51.6%
Edison Park	436	14.3%	490	15.8%	12.4%
Norwood Park	1,345	13.1%	1,642	15.9%	22.1%
Jefferson Park	665	14.5%	849	19.1%	27.7%
Forest Glen	870	15.4%	1,123	19.6%	29.1%
North Park	281	13.2%	379	17.3%	34.9%
Albany Park	394	13.7%	555	19.0%	40.9%
Portage Park	1,170	13.9%	1,805	20.1%	54.3%
Irving Park	546	14.1%	885	20.6%	62.1%
Dunning	1,613	16.7%	2,197	21.7%	36.2%
Montclare	333	16.0%	494	22.6%	48.3%
Belmont Cragin	1,201	17.4%	1,897	26.2%	58.0%
Hermosa	212	14.1%	391	23.8%	84.4%
Avondale	173	12.7%	540	30.8%	212.1%
Logan Square	345	15.2%	688	22.6%	99.4%
Humboldt Park	667	28.2%	995	36.5%	49.2%
West Town	228	16.8%	600	21.0%	163.2%
Austin	1,442	19.4%	2,453	28.7%	70.1%
West Garfield Park	167	39.5%	137	27.6%	-18.0%
East Garfield Park	99	24.6%	200	30.3%	102.0%
Near West Side	167	18.1%	221	15.8%	32.3%
North Lawndale	165	23.5%	264	31.7%	60.0%
South Lawndale	357	17.1%	675	29.5%	89.1%
Lower West Side	123	20.7%	175	20.5%	42.3%
Loop	0	0.0%	83	31.3%	
Near South Side	12	22.2%	209	22.1%	1641.7%
Armour Square	33	8.9%	110	18.4%	233.3%
Douglas	36	8.4%	144	20.7%	300.0%
Oakland	19	24.1%	33	23.6%	73.7%
Fuller Park	47	18.5%	68	27.6%	44.7%
Grand Boulevard	93	22.6%	264	35.3%	183.9%
Kenwood	92	14.4%	193	24.6%	109.8%

Community Area	Cost Burdened Owner Occupants 1990	Percent of Owner Occupants 1990	Cost Burdened Owner Occupants 2000	Percent of Owner Occupants 2000	Percent Change in Cost Burdened Owner Occupants 1990-2000
Washington Park	21	26.3%	13	9.8%	-38.1%
Hyde Park	179	15.7%	225	17.7%	25.7%
Woodlawn	90	16.1%	231	35.2%	156.7%
South Shore	550	19.0%	732	24.7%	33.1%
Chatham	785	17.6%	1,032	21.9%	31.5%
Avalon Park	388	14.9%	657	23.2%	69.3%
South Chicago	775	23.2%	807	25.5%	4.1%
Burnside	127	26.0%	201	35.8%	58.3%
Calumet Heights	541	13.7%	844	21.0%	56.0%
Roseland	1,461	15.9%	2,141	23.6%	46.5%
Pullman	186	12.8%	263	18.5%	41.4%
South Deering	486	14.5%	729	21.4%	50.0%
East Side	499	11.7%	598	14.0%	19.8%
West Pullman	1,334	19.6%	1,562	24.3%	17.1%
Riverdale	106	26.2%	77	20.2%	-27.4%
Hegewisch	183	8.6%	292	12.3%	59.6%
Garfield Ridge	1,080	11.4%	1,452	15.2%	34.4%
Archer Heights	187	12.4%	243	14.4%	29.9%
Brighton Park	239	10.5%	598	24.1%	150.2%
McKinley Park	100	8.8%	265	20.0%	165.0%
Bridgeport	252	12.6%	606	21.8%	140.5%
New City	488	22.4%	596	27.9%	22.1%
West Elsdon	350	10.5%	693	20.0%	98.0%
Gage Park	343	8.5%	999	24.1%	191.3%
Clearing	577	11.2%	801	15.3%	38.8%
West Lawn	650	11.0%	1,228	19.3%	88.9%
Chicago Lawn	1,112	17.1%	1,643	25.4%	47.8%
West Englewood	1,344	26.3%	1,657	35.8%	23.3%
Englewood	573	27.0%	611	29.0%	6.6%
Greater Grand Crossing	605	21.1%	753	24.4%	24.5%
Ashburn	1,009	9.1%	2,045	18.7%	102.7%
Auburn Gresham	1,465	21.3%	1,837	25.7%	25.4%
Beverly	543	9.5%	839	13.5%	54.5%
Washington Heights	1,397	20.5%	1,575	22.8%	12.7%
Mount Greenwood	518	9.0%	769	13.5%	48.5%
Morgan Park	865	14.6%	1,341	21.9%	55.0%
O'Hare	120	17.5%	107	13.9%	-10.8%
Edgewater	196	13.8%	370	21.4%	88.8%
City of Chicago	37,752	15.3%	56,032	21.2%	48.4%



Community Area	Overcrowded Households 1990	Percent of Occupied Housing Units 1990	Overcrowded Households 2000	Percent of Occupied Housing Units 2000	Percent Change in Overcrowded Households 1990-2000
Rogers Park	3,027	11.9%	4,164	16.3%	37.6%
West Ridge	1,698	6.6%	3,403	13.3%	100.4%
Uptown	3,672	13.1%	3,840	12.5%	4.6%
Lincoln Square	1,495	8.2%	2,135	11.4%	42.8%
North Center	690	5.0%	532	3.6%	-22.9%
Lake View	1,753	3.3%	1,596	2.8%	-9.0%
Lincoln Park	605	1.7%	469	1.3%	-22.5%
Near North Side	1,189	3.2%	1,920	4.2%	61.5%
Edison Park	24	0.5%	58	1.2%	141.7%
Norwood Park	185	1.2%	222	1.4%	20.0%
Jefferson Park	152	1.5%	379	3.6%	149.3%
Forest Glen	124	1.8%	146	2.1%	17.7%
North Park	284	4.8%	557	8.6%	96.1%
Albany Park	2,398	14.9%	3,978	23.3%	65.9%
Portage Park	482	2.1%	1,684	7.1%	249.4%
Irving Park	1,244	6.2%	2,199	10.5%	76.8%
Dunning	206	1.5%	535	3.4%	159.7%
Montclare	99	2.4%	346	8.4%	249.5%
Belmont Cragin	1,121	5.4%	3,816	17.4%	240.4%
Hermosa	719	10.1%	1,496	20.6%	108.1%
Avondale	1,172	8.9%	2,177	15.9%	85.8%
Logan Square	3,877	14.2%	3,943	13.6%	1.7%
Humboldt Park	3,070	16.0%	3,348	18.8%	9.1%
West Town	4,196	14.2%	2,995	8.5%	-28.6%
Austin	3,539	10.1%	3,906	11.1%	10.4%
West Garfield Park	822	11.3%	869	12.6%	5.7%
East Garfield Park	822	11.0%	486	7.4%	-40.9%
Near West Side	2,128	12.8%	1,675	9.2%	-21.3%
North Lawndale	1,906	13.4%	1,577	12.7%	-17.3%
South Lawndale	6,218	30.1%	6,975	36.3%	12.2%
Lower West Side	3,305	25.7%	3,269	25.5%	-1.1%
Loop	98	1.4%	238	2.7%	142.9%
Near South Side	283	9.7%	292	6.2%	3.2%
Armour Square	578	13.7%	725	15.3%	25.4%
Douglas	1,405	11.1%	1,199	11.1%	-14.7%
Oakland	415	15.0%	298	13.2%	-28.2%
Fuller Park	107	6.3%	125	9.8%	16.8%
Grand Boulevard	1,486	11.6%	1,084	10.9%	-27.1%
Kenwood	380	4.4%	512	5.7%	34.7%

Community Area	Overcrowded Households 1990	Percent of Occupied Housing Units 1990	Overcrowded Households 2000	Percent of Occupied Housing Units 2000	Percent Change in Overcrowded Households 1990-2000
Washington Park	947	14.3%	562	11.9%	-40.7%
Hyde Park	349	2.6%	532	3.7%	52.4%
Woodlawn	947	9.0%	827	8.1%	-12.7%
South Shore	1,593	6.2%	1,602	6.2%	0.6%
Chatham	576	3.7%	826	5.2%	43.4%
Avalon Park	215	5.2%	203	5.0%	-5.6%
South Chicago	1,507	11.3%	1,394	11.1%	-7.5%
Burnside	86	8.4%	60	6.3%	-30.2%
Calumet Heights	270	4.5%	246	4.2%	-8.9%
Roseland	1,193	6.7%	1,110	6.6%	-7.0%
Pullman	257	7.5%	216	6.6%	-16.0%
South Deering	553	9.5%	592	10.7%	7.1%
East Side	417	5.7%	830	11.2%	99.0%
West Pullman	1,086	9.4%	1,118	10.5%	2.9%
Riverdale	497	15.5%	603	21.0%	21.3%
Hegewisch	166	4.1%	178	4.7%	7.2%
Garfield Ridge	610	4.8%	717	5.6%	17.5%
Archer Heights	110	3.0%	459	11.3%	317.3%
Brighton Park	978	8.0%	2,912	23.4%	197.8%
McKinley Park	326	6.7%	855	16.8%	162.3%
Bridgeport	915	8.1%	1,341	10.9%	46.6%
New City	2,823	18.5%	3,330	23.8%	18.0%
West Elsdon	176	3.5%	580	11.3%	229.5%
Gage Park	888	9.4%	2,647	27.3%	198.1%
Clearing	223	2.6%	437	5.1%	96.0%
West Lawn	278	3.1%	913	10.2%	228.4%
Chicago Lawn	1,315	7.6%	2,402	14.1%	82.7%
West Englewood	1,844	12.5%	1,550	12.5%	-15.9%
Englewood	1,585	10.3%	1,289	10.2%	-18.7%
Greater Grand Crossing	696	4.7%	974	6.8%	39.9%
Ashburn	330	2.5%	744	5.8%	125.5%
Auburn Gresham	1,573	8.1%	1,468	8.0%	-6.7%
Beverly	90	1.2%	112	1.4%	24.4%
Washington Heights	672	6.5%	466	4.7%	-30.7%
Mount Greenwood	115	1.7%	181	2.6%	57.4%
Morgan Park	384	4.3%	329	3.9%	-14.3%
O'Hare	66	1.2%	334	5.6%	406.1%
Edgewater	2,358	7.8%	3,423	11.1%	45.2%
City of Chicago	85,988	8.2%	107,530	10.1%	25.1%

# MORTGAGE FORECLOSURES

Community Area	Foreclosures Initiated 1993	Foreclosures Initiated 2001	Percent Change in Foreclosures Initiated 1993-2001
Rogers Park	50	44	-12.0%
West Ridge	42	57	36.0%
Uptown	50	32	-36.0%
Lincoln Square	20	22	10.0%
North Center	23	15	-35.0%
Lake View	68	38	-44.0%
Lincoln Park	61	28	-54.0%
Near North Side	106	68	-36.0%
Edison Park	3	7	133.0%
Norwood Park	22	34	55.0%
Jefferson Park	12	26	117.0%
Forest Glen	14	7	50.0%
North Park	7	12	71.0%
Albany Park	33	27	-18.0%
Portage Park	46	83	80.0%
Irving Park	47	51	9.0%
Dunning	21	58	176.0%
Montclare	6	21	250.0%
Belmont Cragin	79	140	77.0%
Hermosa	27	46	70.0%
Avondale	23	49	113.0%
Logan Square	97	99	2.0%
Humboldt Park	202	279	38.0%
West Town	75	98	31.0%
Austin	386	614	59.0%
West Garfield Park	31	137	342.0%
East Garfield Park	37	107	189.0%
Near West Side	17	38	129.0%
North Lawndale	44	189	330.0%
South Lawndale	40	102	155.0%
Lower West Side	11	36	227.0%
Loop	14	22	57.0%
Near South Side	5	11	120.0%
Armour Square	0	2	
Douglas	8	49	513.0%
Oakland	2	9	350.0%
Fuller Park	6	26	333.0%
Grand Boulevard	27	108	300.0%
Kenwood	19	41	116.0%

Community Area	Foreclosures Initiated 1993	Foreclosures Initiated 2001	Percent Change in Foreclosures Initiated 1993-2001
Washington Park	6	27	350.0%
Hyde Park	34	45	32.0%
Woodlawn	45	132	193.0%
South Shore	174	238	37.0%
Chatham	88	193	119.0%
Avalon Park	45	102	127.0%
South Chicago	137	250	82.0%
Burnside	26	32	23.0%
Calumet Heights	60	125	108.0%
Roseland	295	466	58.0%
Pullman	32	69	116.0%
South Deering	105	154	47.0%
East Side	27	64	137.0%
West Pullman	325	422	30.0%
Riverdale	10	19	90.0%
Hegewisch	10	27	170.0%
Garfield Ridge	20	65	225.0%
Archer Heights	5	17	240.0%
Brighton Park	22	70	218.0%
McKinley Park	4	24	500.0%
Bridgeport	14	42	200.0%
New City	255	287	13.0%
West Elsdon	7	27	286.0%
Gage Park	50	122	144.0%
Clearing	17	38	124.0%
West Lawn	26	85	227.0%
Chicago Lawn	184	355	93.0%
West Englewood	274	453	65.0%
Englewood	111	303	173.0%
Greater Grand Crossing	90	250	178.0%
Ashburn	59	256	334.0%
Auburn Gresham	207	352	70.0%
Beverly	53	79	49.0%
Washington Heights	155	249	61.0%
Mount Greenwood	21	38	81.0%
Morgan Park	87	171	97.0%
O'Hare	4	12	200.0%
Edgewater	61	63	3.0%
City of Chicago	4,927	8,556	74.0%

Source: National Training and Information Center, November 2002 Analysis

Community Area	Administrative Hearings 1998	Tenant Cases 1998	Administrative Hearings 2001	Tenant Cases 2001	Percent Change in Administrative Hearings 1998-2001	Percent Change in Tenant Cases 1998-2001
Rogers Park	230	61	234	72	1.7%	18.0%
West Ridge	221	25	247	46	10.5%	84.0%
Uptown	189	28	204	91	7.4%	225.0%
Lincoln Square	173	27	197	28	12.2%	3.7%
North Center	124	12	149	42	16.8%	250.0%
Lake View	252	43	296	115	14.9%	167.4%
Lincoln Park	167	37	194	74	13.9%	100.0%
Near North Side	279	14	157	181	-77.7%	1192.9%
Edison Park	15	6	18	6	16.7%	0.0%
Norwood Park	46	1	55	6	16.4%	500.0%
Jefferson Park	38	6	43	4	11.6%	-33.3%
Forest Glen	22	6	22	0	0.0%	-100.0%
North Park	30	NA	49	8	38.8%	NA
Albany Park	310	55	234	38	-32.5%	-30.9%
Portage Park	158	20	201	45	21.4%	125.0%
Irving Park	167	18	198	45	15.7%	150.0%
Dunning	62	5	84	13	26.2%	160.0%
Montclare	38	3	21	4	-81.0%	33.3%
Belmont Cragin	368	20	111	86	-231.5%	330.0%
Hermosa	188	12	65	16	-189.2%	33.3%
Avondale	152	23	196	30	22.4%	30.4%
Logan Square	1,033	43	423	50	-144.2%	16.3%
Humboldt Park	368	24	440	46	16.4%	91.7%
West Town	695	43	721	72	3.6%	67.4%
Austin	562	65	534	102	-5.2%	56.9%
West Garfield Park	175	6	194	22	9.8%	266.7%
East Garfield Park	259	12	123	31	-110.6%	158.3%
Near West Side	203	28	227	121	10.6%	332.1%
North Lawndale	409	30	233	43	-75.5%	43.3%
South Lawndale	397	17	274	28	-44.9%	64.7%
Lower West Side	331	5	343	15	3.5%	200.0%
Loop	110	7	80	105	-37.5%	1400.0%
Near South Side	79	9	35	27	-125.7%	200.0%
Armour Square	58	4	60	7	3.3%	75.0%
Douglas	49	2	47	19	-4.3%	850.0%
Oakland	11	1	21	2	47.6%	100.0%
Fuller Park	25	NA	30	1	16.7%	NA
Grand Boulevard	170	17	145	19	-17.2%	11.8%
Kenwood	44	8	48	7	8.3%	-12.5%

Community Area	Administrative Hearings 1998	Tenant Cases 1998	Administrative Hearings 2001	Tenant Cases 2001	Percent Change in Administrative Hearings 1998-2001	Percent Change in Tenant Cases 1998-2001
Washington Park	80	20	105	28	23.8%	40.0%
Hyde Park	77	32	97	36	20.6%	12.5%
Woodlawn	146	40	163	32	10.4%	-20.0%
South Shore	244	108	346	148	29.5%	37.0%
Chatham	125	46	142	36	12.0%	-21.7%
Avalon Park	41	5	43	7	4.7%	40.0%
South Chicago	275	20	252	49	-9.1%	145.0%
Burnside	12	2	28	1	57.1%	-50.0%
Calumet Heights	41	4	54	7	24.1%	75.0%
Roseland	256	19	283	29	9.5%	52.6%
Pullman	28	1	45	7	37.8%	600.0%
South Deering	64	1	74	22	13.5%	2100.0%
East Side	9	1	14	15	35.7%	1400.0%
West Pullman	172	6	232	18	25.9%	200.0%
Riverdale	6	NA	11	5	45.5%	NA
Hegewisch	40	6	22	2	-81.8%	-66.7%
Garfield Ridge	71	3	70	2	-1.4%	-33.3%
Archer Heights	21	3	30	1	30.0%	-66.7%
Brighton Park	195	11	160	10	-21.9%	-9.1%
McKinley Park	104	9	93	5	-11.8%	-44.4%
Bridgeport	252	5	229	9	-10.0%	80.0%
New City	364	21	272	36	-33.8%	71.4%
West Elsdon	28	1	23	1	-21.7%	0.0%
Gage Park	113	10	74	15	-52.7%	50.0%
Clearing	71	7	73	5	2.7%	-28.6%
West Lawn	77	5	122	6	36.9%	20.0%
Chicago Lawn	307	45	247	56	-24.3%	24.4%
West Englewood	232	29	332	17	30.1%	-41.4%
Englewood	271	29	382	45	29.1%	55.2%
Greater Grand Crossing	175	47	245	52	28.6%	10.6%
Ashburn	62	6	58	6	-6.9%	0.0%
Auburn Gresham	278	59	345	61	19.4%	3.4%
Beverly	56	8	45	16	-24.4%	100.0%
Washington Heights	72	7	120	9	40.0%	28.6%
Mount Greenwood	32	4	40	8	20.0%	100.0%
Morgan Park	75	14	114	11	34.2%	-21.4%
O'Hare	7	2	12	10	41.7%	400.0%
Edgewater	183	27	188	76	2.7%	181.5%
City of Chicago	12,869	1,406	12,138	2,566	-6.0%	82.5%

Source: City of Chicago Department of Buildings. Administrative Hearings were introduced in 1997 and assumed functions of the Department of Buildings' Code Enforcement Bureau. Tenant Cases include insufficient or no heat, major structural problems such as inoperable elevator or fire escapes, lead paint, and cases referred by the Strategic Task Force.

# LEAD EXPOSURE

Community Area	Children Tested for Lead Poisoning	Children with Elevated Blood Lead Levels	Percent of Tested Children with Elevated Blood Levels
Rogers Park	2,551	204	8.0%
West Ridge	1,966	106	5.4%
Uptown	2,120	161	7.6%
Lincoln Square	1,190	78	6.6%
North Center	533	27	5.1%
Lake View	866	21	2.4%
Lincoln Park	627	13	2.1%
Near North Side	1,317	65	4.9%
Edison Park	81	1	1.2%
Norwood Park	310	2	0.6%
Jefferson Park	327	6	1.8%
Forest Glen	230	2	0.9%
North Park	447	25	5.6%
Albany Park	2,476	188	7.6%
Portage Park	1,197	45	3.8%
Irving Park	1,830	99	5.4%
Dunning	443	5	1.1%
Montclare	222	7	3.2%
Belmont Cragin	2,746	189	6.9%
Hermosa	1,190	108	9.1%
Avondale	1,614	125	7.7%
Logan Square	3,072	340	11.1%
Humboldt Park	3,442	786	22.8%
West Town	2,731	286	10.5%
Austin	4,098	1,300	31.7%
West Garfield Park	1,307	460	35.2%
East Garfield Park	1,100	308	28.0%
Near West Side	1,578	256	16.2%
North Lawndale	2,600	758	29.2%
South Lawndale	5,272	550	10.4%
Lower West Side	2,873	285	9.9%
Loop	106	9	8.5%
Near South Side	404	27	6.7%
Armour Square	332	18	5.4%
Douglas	954	98	10.3%
Oakland	330	38	11.5%
Fuller Park	208	67	32.2%
Grand Boulevard	1,732	295	17.0%
Kenwood	476	60	12.6%

Community Area	Children Tested for Lead Poisoning	Children with Elevated Blood Lead Levels	Percent of Tested Children with Elevated Blood Levels
Washington Park	919	208	22.6%
Hyde Park	401	31	7.7%
Woodlawn	1,331	329	24.7%
South Shore	2,044	376	18.4%
Chatham	1,022	150	14.7%
Avalon Park	247	30	12.1%
South Chicago	1,455	247	17.0%
Burnside	119	22	18.5%
Calumet Heights	322	35	10.9%
Roseland	1,728	369	21.4%
Pullman	281	42	14.9%
South Deering	515	31	6.0%
East Side	540	37	6.9%
West Pullman	1,554	303	19.5%
Riverdale	702	32	4.6%
Hegewisch	120	9	7.5%
Garfield Ridge	523	17	3.3%
Archer Heights	294	6	2.0%
Brighton Park	2,293	182	7.9%
McKinley Park	572	34	5.9%
Bridgeport	766	41	5.4%
New City	3,061	607	19.8%
West Elsdon	408	12	2.9%
Gage Park	2,144	196	9.1%
Clearing	247	4	1.6%
West Lawn	775	13	1.7%
Chicago Lawn	3,270	477	14.6%
West Englewood	2,674	836	31.3%
Englewood	2,473	896	36.2%
Greater Grand Crossing	1,560	353	22.6%
Ashburn	741	36	4.9%
Auburn Gresham	2,174	465	21.4%
Beverly	316	11	3.5%
Washington Heights	890	109	12.2%
Mount Greenwood	172	2	1.2%
Morgan Park	501	44	8.8%
O'Hare	103	1	1.0%
Edgewater	1,525	71	4.7%
City of Chicago	101,325	14,608	14.4%

Source: Chicago Department of Public Health

**POPULATION**

	2000	
Total Population	2,896,016	
Change in Population 1990-2000	4.0%	
% Foreign Born	21.7%	
Average Household Size	2.67	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	907,166	-14.1%
African American	1,053,739	-1.9%
Hispanic	753,644	38.1%
Asian – Pacific Islander	125,409	27.0%
Other	56,058	

**INCOME**

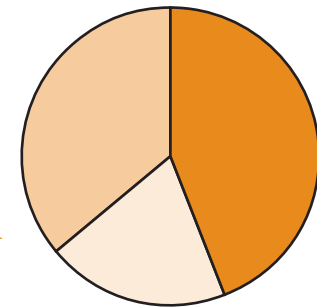
	2000	Change 1990-2000
Median Household Income	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	556,791	-6.0%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	691,942	6.7%
Moderate Income Households (80-120%)	192,851	-0.5%
High Income Households (>120%)	179,030	-9.2%

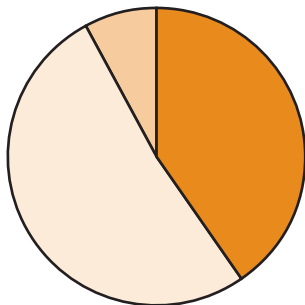
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	703,853	8.6%
Moderate Income Households (80-120%)	196,228	1.2%
High Income Households (>120%)	182,018	-7.6%



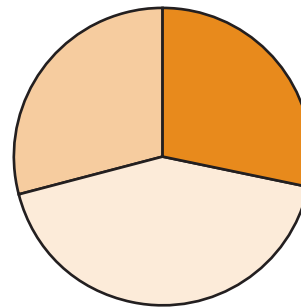
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	1,152,868	1.8%
Owner Occupied	464,865	9.3%
Renter Occupied	597,063	-0.5%
Vacant	90,940	-15.7%



**UNITS PER BUILDING**

	2000
1 Unit	325,241
2-9 units	490,947
10+ units	334,736



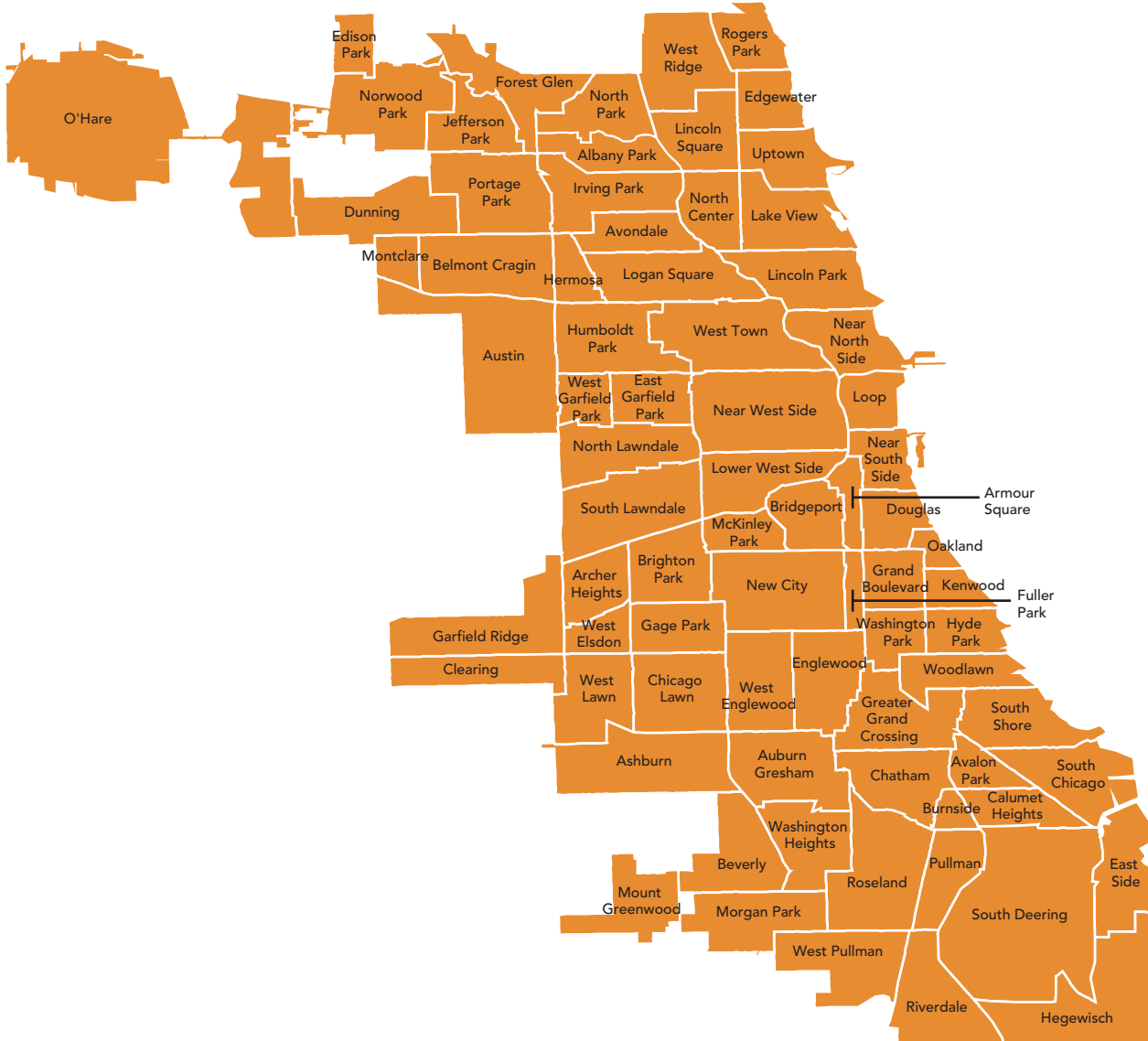
**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.5%	
Rental Vacancy Rate	5.7%	-3.9%
Median Gross Rent	\$616	3.3%*
Median Home Value	\$132,400	27.3%*
City Owned Vacant Properties		8,568
Project Based Section 8 Units		31,475

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	183,735	30.8%
Extreme Cost Burdened Renters (paying >50%)	116,679	19.6%
Cost Burdened Owner Occupants	56,032	21.2%
Overcrowded Households	107,530	10.1%
Lead Exposed Children		14.4% of children tested

\* inflation adjusted  
 \*\* See Appendix for sample definitions



W A R D F A C T S H E E T S

WARD 1

POPULATION

	2000	
Total Population	59,448	
Change in Population 1990-2000	-3.2%	
% Foreign Born	26.4%	
Average Household Size	2.5	

RACE & ETHNICITY

	2000	Change 1990-2000
White	35.9%	27.3%
African American	6.2%	-4.5%
Hispanic	53.9%	-19.3%
Asian – Pacific Islander	1.7%	51.7%
Other	2.3%	

INCOME

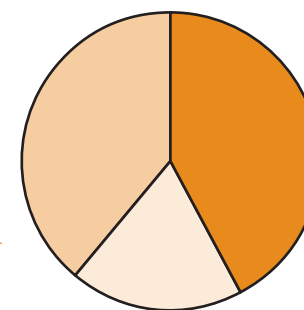
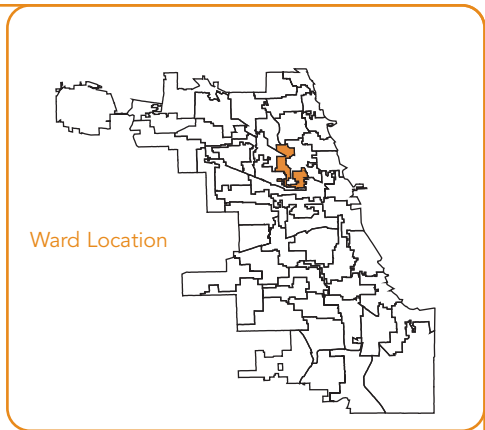
	2000	Change 1990-2000
Median Household Income	\$37,974	46.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	12,431	-33.5%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	15,343
Moderate Income Households (80-120%)	4,199
Upper Income Households (>120%)	3,832

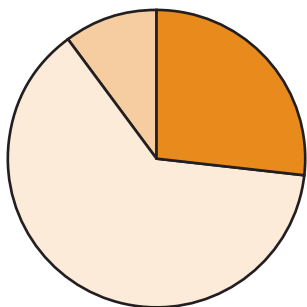
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,860
Moderate Income Households (80-120%)	4,411
Upper Income Households (>120%)	9,103



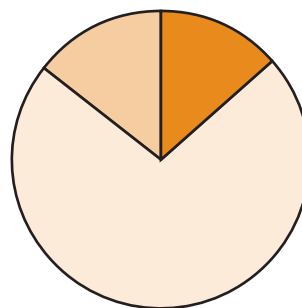
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	25,953	12.6%
Owner Occupied	6,951	36.9%
Renter Occupied	16,365	8.5%
Vacant	2,636	-8.7%



UNITS PER BUILDING

	2000
1 Unit	3,491
2-9 Units	18,704
10+ Units	3,743



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	6.3%	-2.6%
Median Gross Rent	\$662	33.3%*
Median Home Value	\$217,435	98.0%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,769	30.8%
Extreme Cost Burdened Renters (paying >50%)	2,852	18.4%
Cost Burdened Owner Occupants	511	23.4%
Overcrowded Households	2,337	10.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

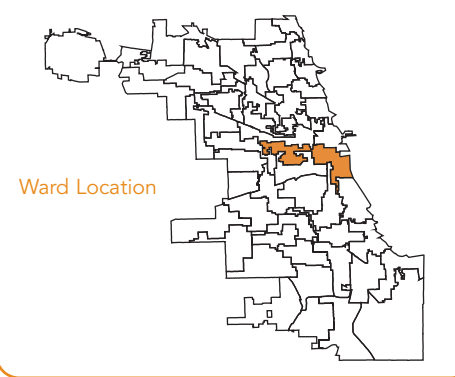
	2000	
Total Population	53,979	
Change in Population 1990-2000	3.5%	
% Foreign Born	8.4%	
Average Household Size	2.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	21.6%	38.5%
African American	64.0%	-13.4%
Hispanic	4.9%	29.5%
Asian – Pacific Islander	7.4%	146.2%
Other	2.0%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$34,851	87.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,639	-32.5%

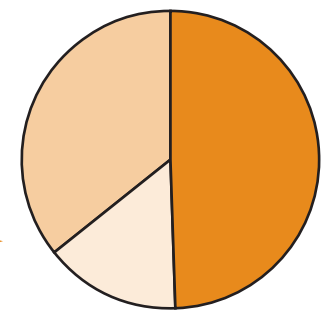


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	14,862
Moderate Income Households (80-120%)	3,210
Upper Income Households (>120%)	3,837

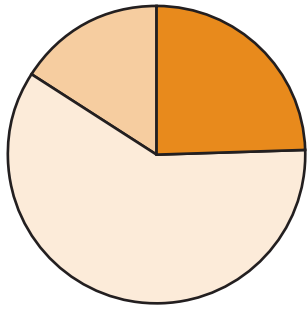
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	10,839
Moderate Income Households (80-120%)	3,243
Upper Income Households (>120%)	7,827



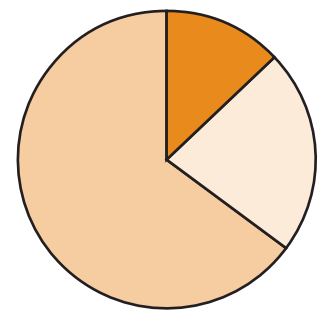
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	26,137	7.6%
Owner Occupied	6,402	134.3%
Renter Occupied	15,577	-8.4%
Vacant	4,157	-8.5%



**UNITS PER BUILDING**

	2000
1 Unit	3,372
2-9 Units	5,806
10+ Units	16,937



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	10.8%	-3.9%
Median Gross Rent	\$529	34.5%*
Median Home Value	\$106,099	143.8%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,921	34.1%
Extreme Cost Burdened Renters (paying >50%)	3,153	21.9%
Cost Burdened Owner Occupants	395	20.1%
Overcrowded Households	1,343	6.1%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 3

POPULATION

	2000	
Total Population	54,104	
Change in Population 1990-2000	-21.1%	
% Foreign Born	5.1%	
Average Household Size	3.1	

RACE & ETHNICITY

	2000	Change 1990-2000
White	4.4%	27.8%
African American	86.2%	-26.1%
Hispanic	6.3%	21.6%
Asian – Pacific Islander	2.1%	57.1%
Other	1.1%	

INCOME

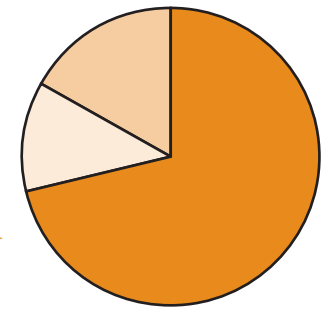
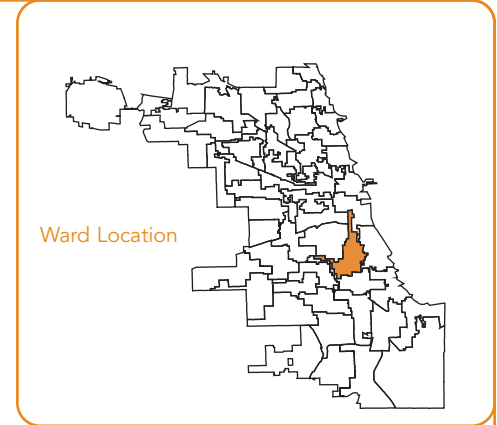
	2000	Change 1990-2000
Median Household Income	\$20,001	27.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	24,845	-40.5%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	15,390
Moderate Income Households (80-120%)	1,408
Upper Income Households (>120%)	1,158

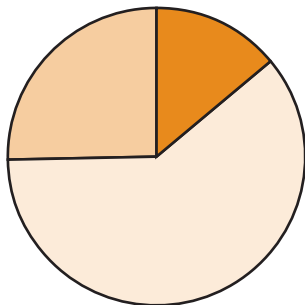
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	12,792
Moderate Income Households (80-120%)	2,140
Upper Income Households (>120%)	3,024



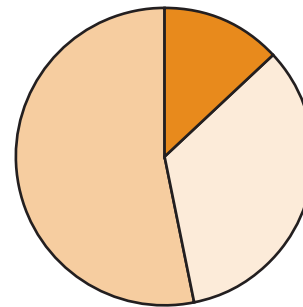
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	23,699	-14.2%
Owner Occupied	3,297	29.9%
Renter Occupied	14,401	-27.9%
Vacant	6,001	17.4%



UNITS PER BUILDING

	2000
1 Unit	3,077
2-9 Units	7,990
10+ Units	12,575



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	14.3%	-0.9%
Median Gross Rent	\$420	12.0%*
Median Home Value	\$101,729	128.7%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,913	37.4%
Extreme Cost Burdened Renters (paying >50%)	3,382	25.8%
Cost Burdened Owner Occupants	558	31.2%
Overcrowded Households	1,936	10.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

	2000
Total Population	53,492
Change in Population 1990-2000	-8.2%
% Foreign Born	7.8%
Average Household Size	2.1

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	13.7%	-14.9%
African American	77.8%	-12.1%
Hispanic	2.1%	64.7%
Asian – Pacific Islander	4.2%	57.0%
Other	2.3%	

**INCOME**

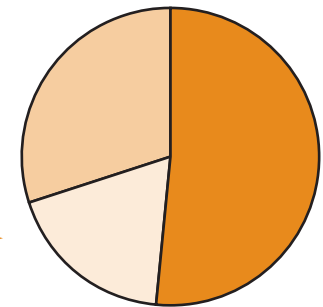
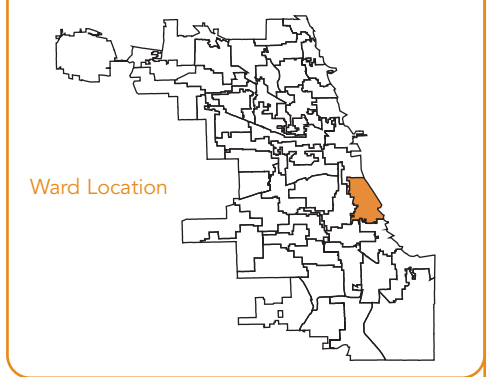
	2000	Change 1990-2000
Median Household Income	\$30,581	22.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	15,591	-28.8%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	18,502
Moderate Income Households (80-120%)	3,644
Upper Income Households (>120%)	2,945

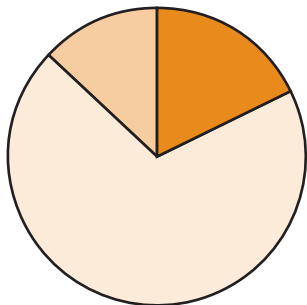
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	12,933
Moderate Income Households (80-120%)	4,631
Upper Income Households (>120%)	7,527



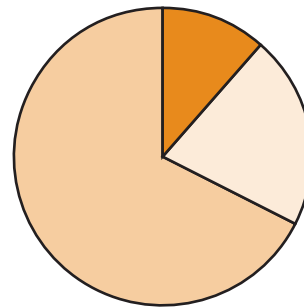
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	28,906	-10.0%
Owner Occupied	5,130	25.2%
Renter Occupied	20,012	-10.1%
Vacant	3,764	-34.7%



**UNITS PER BUILDING**

	2000
1 Unit	3,307
2-9 Units	6,067
10+ Units	19,503



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.8%	-8.7%
Median Gross Rent	\$504	-5.4%*
Median Home Value	\$201,334	52.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	6,551	34.9%
Extreme Cost Burdened Renters (paying >50%)	4,374	23.3%
Cost Burdened Owner Occupants	408	22.6%
Overcrowded Households	1,171	4.7%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 5

POPULATION

	2000
Total Population	55,516
Change in Population 1990-2000	-0.3%
% Foreign Born	6.7%
Average Household Size	2.3

RACE & ETHNICITY

	2000	Change 1990-2000
White	16.9%	-9.9%
African American	75.5%	-2.0%
Hispanic	1.6%	34.1%
Asian – Pacific Islander	4.5%	45.9%
Other	1.5%	

INCOME

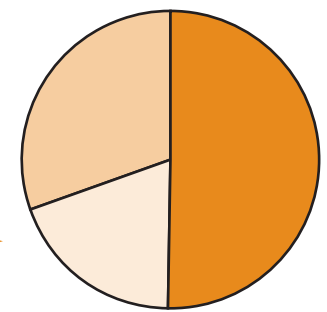
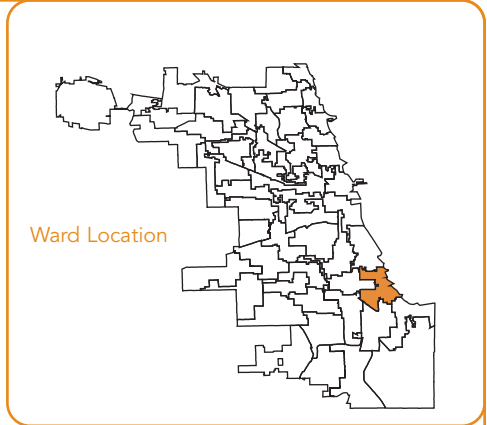
	2000	Change 1990-2000
Median Household Income	\$31,026	6.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	12,570	-15.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	17,551
Moderate Income Households (80-120%)	3,369
Upper Income Households (>120%)	2,920

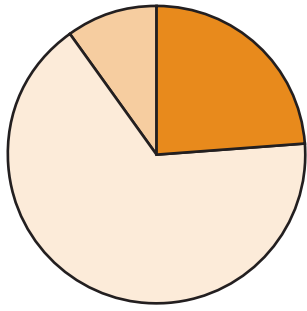
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	11,983
Moderate Income Households (80-120%)	4,599
Upper Income Households (>120%)	7,258



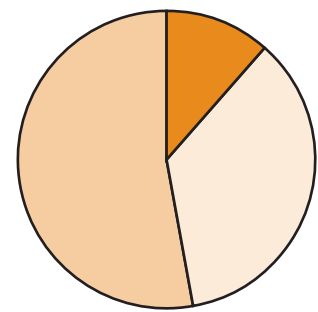
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	26,602	-2.3%
Owner Occupied	6,334	9.8%
Renter Occupied	17,632	-3.3%
Vacant	2,636	-18.3%



UNITS PER BUILDING

	2000
1 Unit	3,046
2-9 Units	9,486
10+ Units	14,052



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	8.3%	-2.5%
Median Gross Rent	\$581	-4.2%*
Median Home Value	\$179,911	15.4%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	5,972	35.6%
Extreme Cost Burdened Renters (paying >50%)	3,993	23.8%
Cost Burdened Owner Occupants	537	24.0%
Overcrowded Households	938	3.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

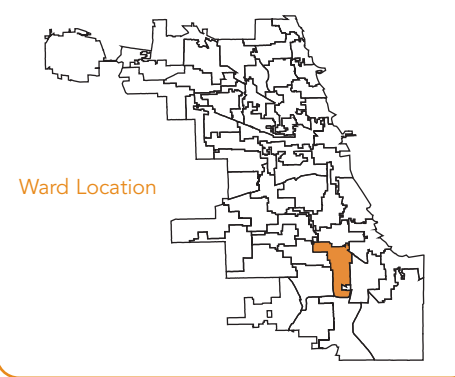
	2000	
Total Population	57,731	
Change in Population 1990-2000	-1.6%	
% Foreign Born	1.1%	
Average Household Size	2.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	0.5%	-20.5%
African American	97.4%	-2.8%
Hispanic	0.9%	81.1%
Asian – Pacific Islander	0.2%	106.4%
Other	1.0%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$34,932	16.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,499	-10.8%

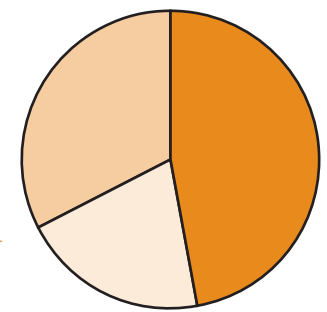


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	16,612
Moderate Income Households (80-120%)	3,815
Upper Income Households (>120%)	2,486

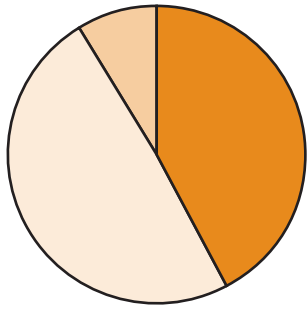
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	10,793
Moderate Income Households (80-120%)	4,659
Upper Income Households (>120%)	7,460



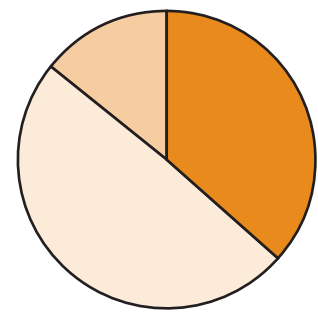
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	25,062	-1.1%
Owner Occupied	10,578	2.8%
Renter Occupied	12,295	-4.1%
Vacant	2,190	-2.1%



**UNITS PER BUILDING**

	2000
1 Unit	9,154
2-9 Units	12,334
10+ Units	3,563



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	9.9%	-0.1%
Median Gross Rent	\$534	-6.5%*
Median Home Value	\$88,732	17.5%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,252	36.4%
Extreme Cost Burdened Renters (paying >50%)	2,792	23.9%
Cost Burdened Owner Occupants	1,645	23.0%
Overcrowded Households	946	4.1%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 7

POPULATION

	2000
Total Population	55,906
Change in Population 1990-2000	-1.3%
% Foreign Born	6.1%
Average Household Size	2.7

RACE & ETHNICITY

	2000	Change 1990-2000
White	2.2%	-51.3%
African American	88.2%	0.8%
Hispanic	7.3%	-19.8%
Asian – Pacific Islander	0.4%	326.2%
Other	2.0%	

INCOME

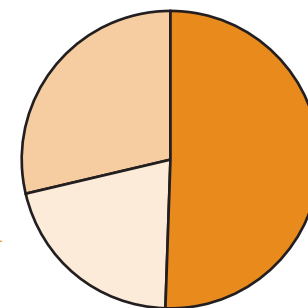
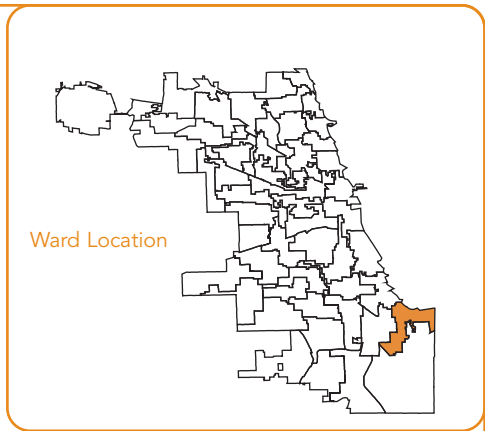
	2000	Change 1990-2000
Median Household Income	\$33,774	-7.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	14,453	22.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	15,533
Moderate Income Households (80-120%)	3,157
Upper Income Households (>120%)	1,804

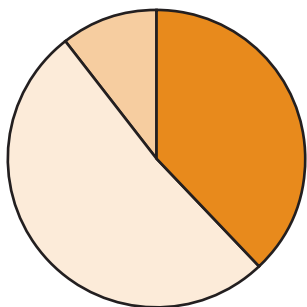
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	10,357
Moderate Income Households (80-120%)	4,259
Upper Income Households (>120%)	5,877



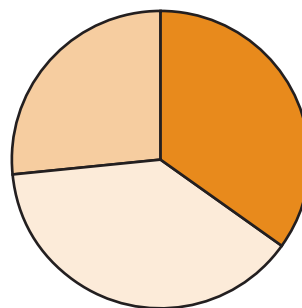
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	22,850	-0.6%
Owner Occupied	8,658	-2.5%
Renter Occupied	11,792	6.1%
Vacant	2,401	-19.8%



UNITS PER BUILDING

	2000
1 Unit	7,949
2-9 Units	8,802
10+ Units	6,068



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	10.3%	-3.6%
Median Gross Rent	\$620	12.3%*
Median Home Value	\$84,560	14.5%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,288	38.8%
Extreme Cost Burdened Renters (paying >50%)	3,099	28.0%
Cost Burdened Owner Occupants	1,536	25.6%
Overcrowded Households	1,406	6.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

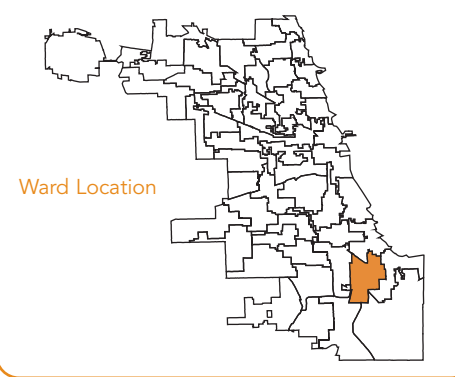
	2000
Total Population	56,701
Change in Population 1990-2000	1.0%
% Foreign Born	1.8%
Average Household Size	2.6

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	0.9%	-24.7%
African American	96.5%	-0.6%
Hispanic	1.1%	97.0%
Asian – Pacific Islander	0.3%	203.6%
Other	1.2%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$39,678	-3.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,092	13.5%

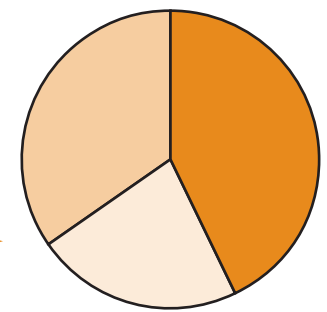


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	15,016
Moderate Income Households (80-120%)	3,756
Upper Income Households (>120%)	2,669

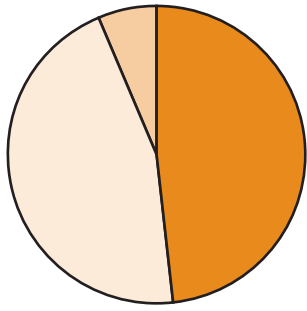
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	9,183
Moderate Income Households (80-120%)	4,822
Upper Income Households (>120%)	7,436



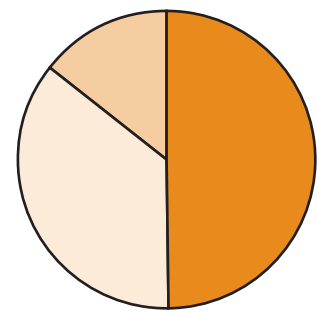
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	22,900	2.5%
Owner Occupied	11,043	1.7%
Renter Occupied	10,396	9.8%
Vacant	1,461	-27.8%



**UNITS PER BUILDING**

	2000
1 Unit	11,389
2-9 Units	8,195
10+ Units	3,289



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.5%	-3.6%
Median Gross Rent	\$600	1.0%*
Median Home Value	\$94,221	11.8%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,571	36.5%
Extreme Cost Burdened Renters (paying >50%)	2,461	25.1%
Cost Burdened Owner Occupants	2,048	22.6%
Overcrowded Households	1,234	5.8%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 9

POPULATION

	2000
Total Population	55,332
Change in Population 1990-2000	-5.4%
% Foreign Born	3.2%
Average Household Size	3.2

RACE & ETHNICITY

	2000	Change 1990-2000
White	2.0%	-42.7%
African American	91.7%	-5.4%
Hispanic	4.9%	-0.4%
Asian – Pacific Islander	0.1%	4.1%
Other	1.3%	

INCOME

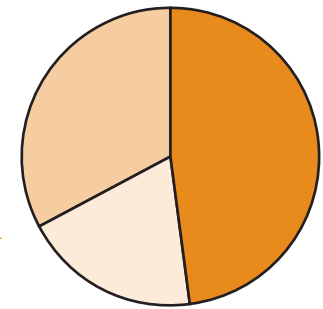
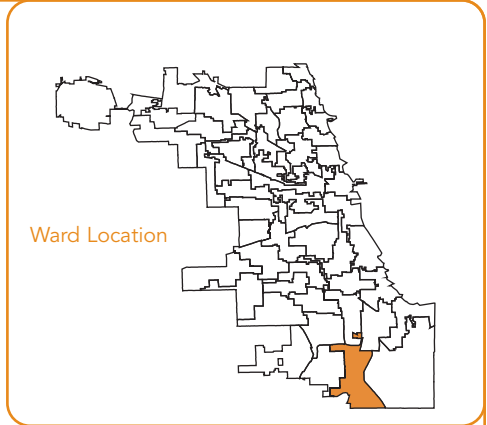
	2000	Change 1990-2000
Median Household Income	\$34,042	0.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	14,749	-5.8%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,503
Moderate Income Households (80-120%)	2,999
Upper Income Households (>120%)	1,923

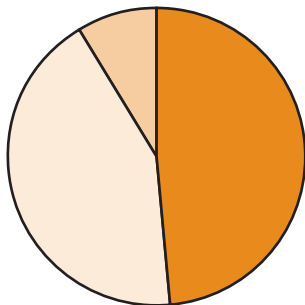
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	8,349
Moderate Income Households (80-120%)	3,363
Upper Income Households (>120%)	5,713



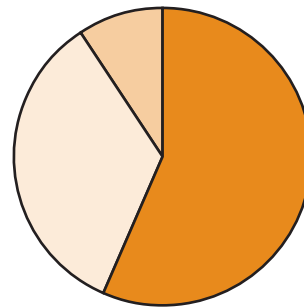
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,056	-0.6%
Owner Occupied	9,250	-3.4%
Renter Occupied	8,146	-0.3%
Vacant	1,660	17.0%



UNITS PER BUILDING

	2000
1 Unit	10,750
2-9 Units	6,501
10+ Units	1,768



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.7%	1.7%
Median Gross Rent	\$539	0.6%*
Median Home Value	\$72,587	6.9%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,688	36.3%
Extreme Cost Burdened Renters (paying >50%)	1,777	24.0%
Cost Burdened Owner Occupants	1,699	22.4%
Overcrowded Households	1,732	10.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

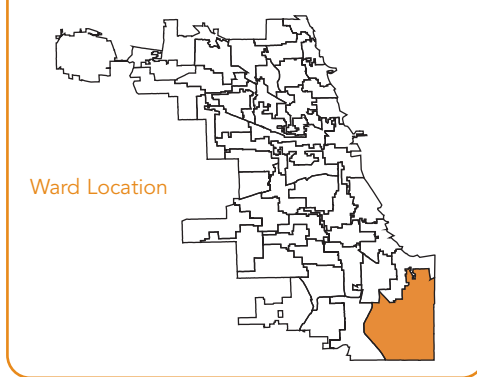
	2000	
Total Population	56,488	
Change in Population 1990-2000	3.4%	
% Foreign Born	23.2%	
Average Household Size	3.1	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	27.0%	-37.0%
African American	15.5%	26.3%
Hispanic	55.6%	35.5%
Asian – Pacific Islander	0.6%	296.8%
Other	1.2%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$34,777	1.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,653	3.6%

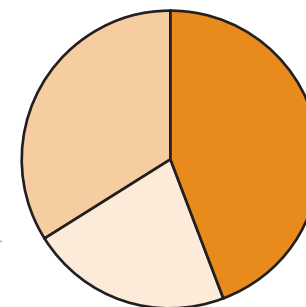


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	13,069
Moderate Income Households (80-120%)	3,397
Upper Income Households (>120%)	1,922

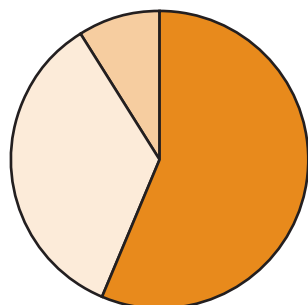
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,130
Moderate Income Households (80-120%)	4,020
Upper Income Households (>120%)	6,238



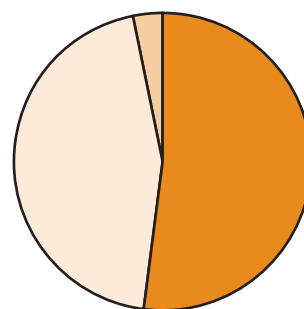
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	20,166	1.3%
Owner Occupied	11,358	-0.7%
Renter Occupied	7,008	3.1%
Vacant	1,800	7.2%



**UNITS PER BUILDING**

	2000
1 Unit	10,282
2-9 Units	8,845
10+ Units	634



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	9.5%	1.9%
Median Gross Rent	\$515	12.9%*
Median Home Value	\$81,613	24.5%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,219	34.9%
Extreme Cost Burdened Renters (paying >50%)	1,507	23.7%
Cost Burdened Owner Occupants	1,283	15.1%
Overcrowded Households	2,038	11.1%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 11

POPULATION

	2000
Total Population	59,637
Change in Population 1990-2000	15.1%
% Foreign Born	31.8%
Average Household Size	2.8

RACE & ETHNICITY

	2000	Change 1990-2000
White	41.6%	-18.3%
African American	2.1%	45.3%
Hispanic	33.7%	54.7%
Asian – Pacific Islander	20.5%	64.0%
Other	2.1%	

INCOME

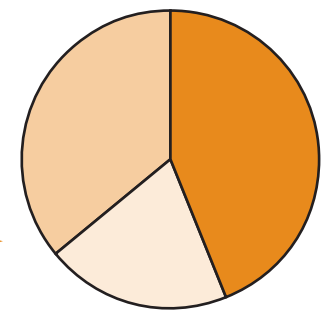
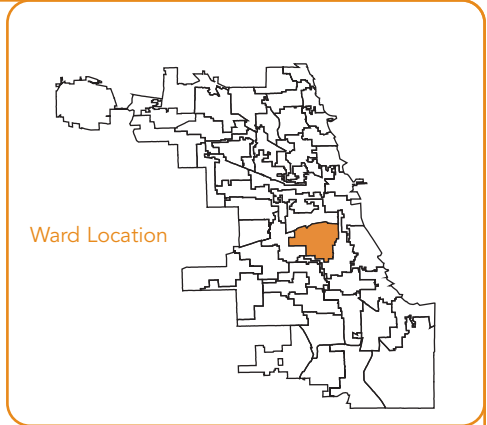
	2000	Change 1990-2000
Median Household Income	\$37,799	24.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,474	28.7%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,613
Moderate Income Households (80-120%)	3,895
Upper Income Households (>120%)	2,755

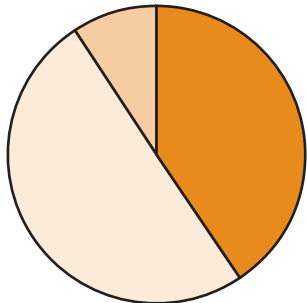
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,334
Moderate Income Households (80-120%)	4,282
Upper Income Households (>120%)	7,647



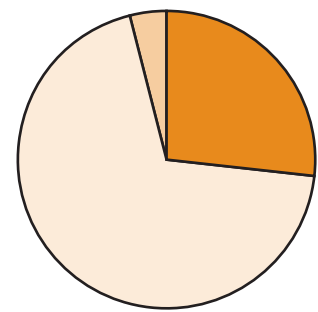
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	23,428	13.3%
Owner Occupied	9,494	16.1%
Renter Occupied	11,767	9.9%
Vacant	2,167	21.4%



UNITS PER BUILDING

	2000
1 Unit	6,262
2-9 Units	16,213
10+ Units	932



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	5.5%	-0.1%
Median Gross Rent	\$545	22.9%*
Median Home Value	\$124,905	59.8%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,170	28.9%
Extreme Cost Burdened Renters (paying >50%)	2,073	18.9%
Cost Burdened Owner Occupants	1,025	21.2%
Overcrowded Households	2,095	9.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

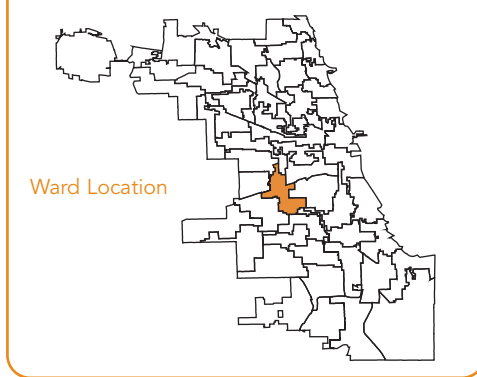
	2000
Total Population	58,541
Change in Population 1990-2000	49.8%
% Foreign Born	39.9%
Average Household Size	4.6

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	12.9%	-43.0%
African American	15.6%	1427.4%
Hispanic	68.7%	63.3%
Asian – Pacific Islander	2.1%	144.6%
Other	0.7%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$33,806	6.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,789	25.8%

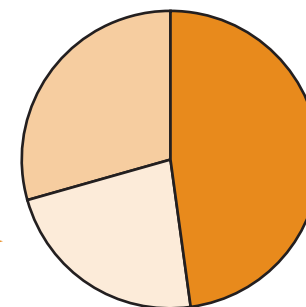


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	9,607
Moderate Income Households (80-120%)	1,989
Upper Income Households (>120%)	992

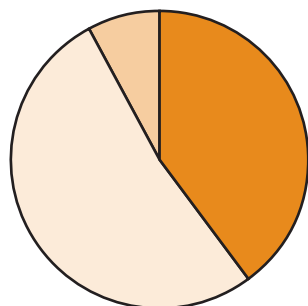
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,021
Moderate Income Households (80-120%)	2,868
Upper Income Households (>120%)	3,700



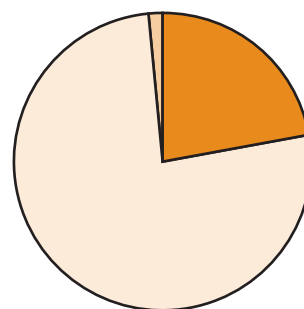
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	13,677	8.6%
Owner Occupied	5,444	7.0%
Renter Occupied	7,157	9.0%
Vacant	1,076	15.0%



**UNITS PER BUILDING**

	2000
1 Unit	3,021
2-9 Units	10,435
10+ Units	208



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.1%	-1.8%
Median Gross Rent	\$527	7.3%*
Median Home Value	\$96,388	49.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,222	33.0%
Extreme Cost Burdened Renters (paying >50%)	1,383	20.5%
Cost Burdened Owner Occupants	507	23.4%
Overcrowded Households	3,298	26.2%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 13

POPULATION

	2000
Total Population	57,129
Change in Population 1990-2000	17.0%
% Foreign Born	27.7%
Average Household Size	3.0

RACE & ETHNICITY

	2000	Change 1990-2000
White	52.7%	-31.9%
African American	1.9%	704.1%
Hispanic	41.5%	475.8%
Asian – Pacific Islander	1.4%	160.8%
Other	2.5%	

INCOME

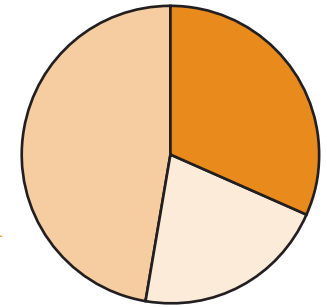
	2000	Change 1990-2000
Median Household Income	\$46,443	1.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,209	90.6%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,129
Moderate Income Households (80-120%)	4,672
Upper Income Households (>120%)	3,129

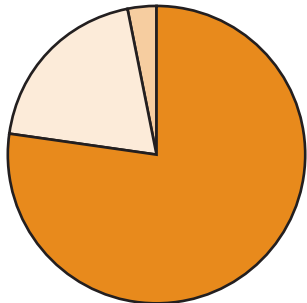
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	5,985
Moderate Income Households (80-120%)	3,987
Upper Income Households (>120%)	8,958



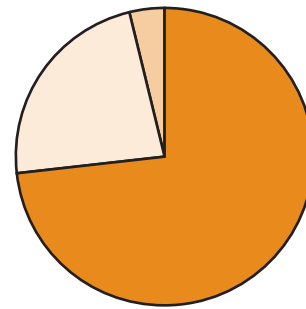
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,389	2.2%
Owner Occupied	14,979	0.8%
Renter Occupied	3,803	3.0%
Vacant	607	40.5%



UNITS PER BUILDING

	2000
1 Unit	14,164
2-9 Units	4,445
10+ Units	737



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	2.9%	-0.9%
Median Gross Rent	\$660	12.1%*
Median Home Value	\$122,718	17.5%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,145	32.6%
Extreme Cost Burdened Renters (paying >50%)	717	20.4%
Cost Burdened Owner Occupants	2,384	18.8%
Overcrowded Households	1,569	8.4%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

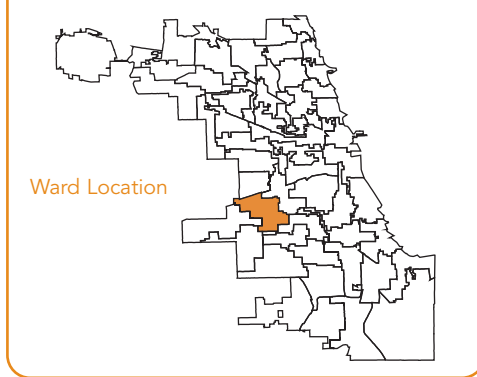
	2000
Total Population	57,903
Change in Population 1990-2000	47.3%
% Foreign Born	46.7%
Average Household Size	3.7

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	20.1%	-58.1%
African American	1.6%	910.4%
Hispanic	76.1%	295.2%
Asian – Pacific Islander	0.9%	69.5%
Other	1.3%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$38,189	0.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	9,137	148.8%

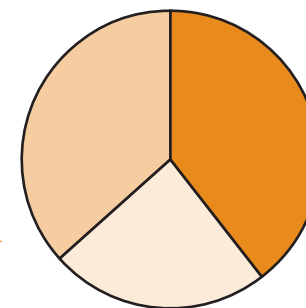


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	10,845
Moderate Income Households (80-120%)	3,109
Upper Income Households (>120%)	1,736

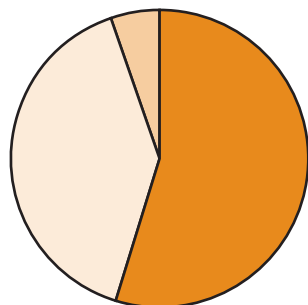
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,191
Moderate Income Households (80-120%)	3,754
Upper Income Households (>120%)	5,745



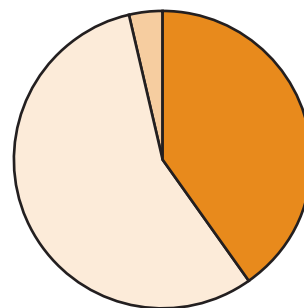
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	16,654	9.0%
Owner Occupied	9,121	3.0%
Renter Occupied	6,648	16.9%
Vacant	885	18.9%



**UNITS PER BUILDING**

	2000
1 Unit	6,678
2-9 Units	9,346
10+ Units	605



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.2%	-1.1%
Median Gross Rent	\$571	-0.8%*
Median Home Value	\$110,425	37.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	2,076	33.5%
Extreme Cost Burdened Renters (paying >50%)	1,219	19.6%
Cost Burdened Owner Occupants	1,247	22.9%
Overcrowded Households	3,580	22.7%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 15

POPULATION

	2000	
Total Population	56,088	
Change in Population 1990-2000	4.5%	
% Foreign Born	15.1%	
Average Household Size	3.7	

RACE & ETHNICITY

	2000	Change 1990-2000
White	6.8%	-72.3%
African American	65.3%	26.3%
Hispanic	25.7%	41.0%
Asian – Pacific Islander	0.6%	-11.5%
Other	1.6%	

INCOME

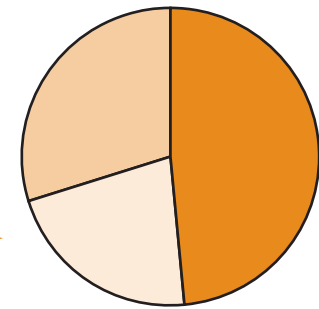
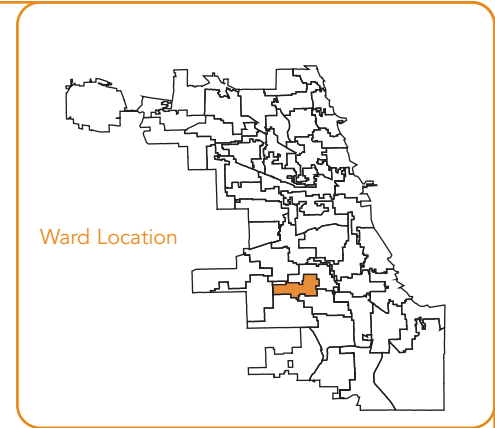
	2000	Change 1990-2000
Median Household Income	\$31,790	-0.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	13,845	-0.1%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,547
Moderate Income Households (80-120%)	2,626
Upper Income Households (>120%)	1,155

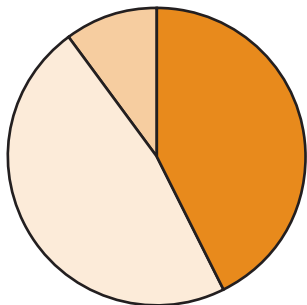
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,434
Moderate Income Households (80-120%)	3,322
Upper Income Households (>120%)	4,573



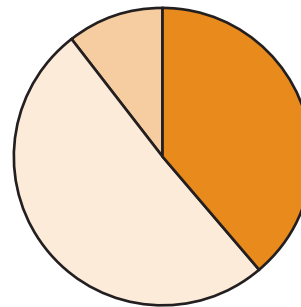
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	16,906	0.5%
Owner Occupied	7,202	-7.7%
Renter Occupied	7,994	2.1%
Vacant	1,710	43.4%



UNITS PER BUILDING

	2000
1 Unit	6,535
2-9 Units	8,562
10+ Units	1,768



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.9%	0.6%
Median Gross Rent	\$581	-2.1%*
Median Home Value	\$82,065	16.8%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,959	39.6%
Extreme Cost Burdened Renters (paying >50%)	2,103	28.1%
Cost Burdened Owner Occupants	1,423	29.7%
Overcrowded Households	2,178	14.3%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

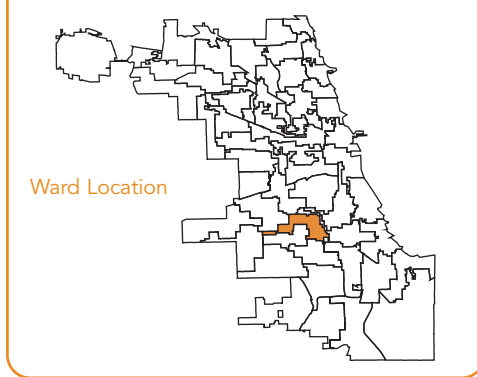
	2000	
Total Population	56,638	
Change in Population 1990-2000	-5.4%	
% Foreign Born	17.1%	
Average Household Size	3.7	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	3.9%	-70.9%
African American	65.1%	-9.2%
Hispanic	30.0%	49.6%
Asian – Pacific Islander	0.3%	-15.9%
Other	0.7%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$25,471	-2.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	19,981	-5.0%

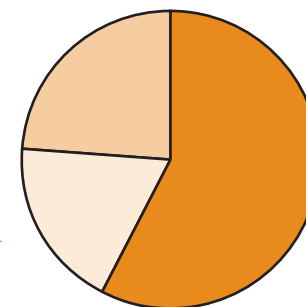


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,280
Moderate Income Households (80-120%)	1,900
Upper Income Households (>120%)	1,086

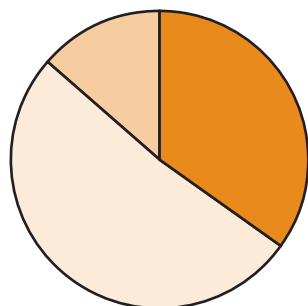
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,792
Moderate Income Households (80-120%)	2,836
Upper Income Households (>120%)	3,638



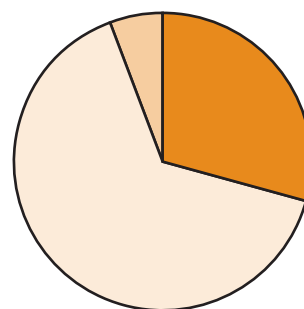
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	17,780	-8.3%
Owner Occupied	6,195	-12.2%
Renter Occupied	9,173	-8.5%
Vacant	2,413	4.8%



**UNITS PER BUILDING**

	2000
1 Unit	5,199
2-9 Units	11,544
10+ Units	1,022



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	8.5%	-0.4%
Median Gross Rent	\$535	-7.5%*
Median Home Value	\$70,123	18.1%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,785	44.4%
Extreme Cost Burdened Renters (paying >50%)	2,705	31.8%
Cost Burdened Owner Occupants	870	26.5%
Overcrowded Households	2,593	16.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 17

POPULATION

	2000
Total Population	56,365
Change in Population 1990-2000	-8.7%
% Foreign Born	1.0%
Average Household Size	3.3

RACE & ETHNICITY

	2000	Change 1990-2000
White	0.3%	-75.5%
African American	97.6%	-9.0%
Hispanic	0.6%	-19.9%
Asian – Pacific Islander	0.3%	602.2%
Other	1.2%	

INCOME

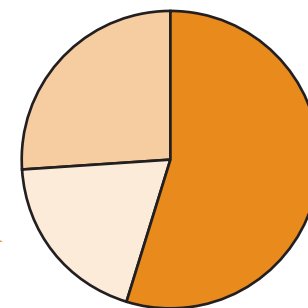
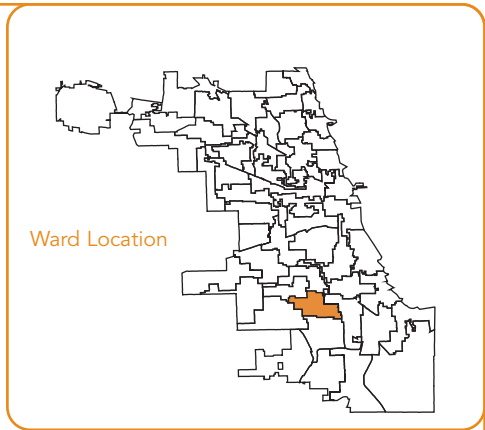
	2000	Change 1990-2000
Median Household Income	\$28,631	-2.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,629	-4.3%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	13,431
Moderate Income Households (80-120%)	2,367
Upper Income Households (>120%)	1,294

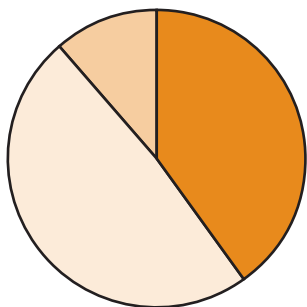
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,362
Moderate Income Households (80-120%)	3,277
Upper Income Households (>120%)	4,454



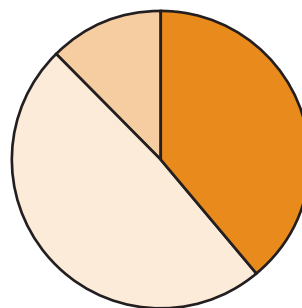
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,287	-5.1%
Owner Occupied	7,723	-10.9%
Renter Occupied	9,371	-4.4%
Vacant	2,193	17.9%



UNITS PER BUILDING

	2000
1 Unit	7,453
2-9 Units	9,336
10+ Units	2,380



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	11.1%	2.6%
Median Gross Rent	\$585	-2.6%*
Median Home Value	\$75,843	19.4%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,749	42.9%
Extreme Cost Burdened Renters (paying >50%)	2,571	29.4%
Cost Burdened Owner Occupants	1,631	31.3%
Overcrowded Households	1,707	10.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

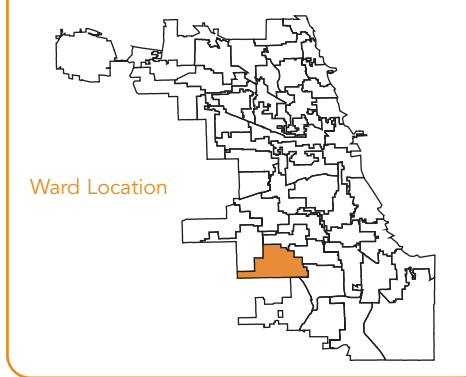
	2000	
Total Population	57,480	
Change in Population 1990-2000	6.2%	
% Foreign Born	8.8%	
Average Household Size	3.2	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	19.9%	-61.5%
African American	65.0%	88.5%
Hispanic	12.4%	84.7%
Asian – Pacific Islander	1.0%	-11.9%
Other	1.7%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$49,465	-0.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	6,231	44.5%

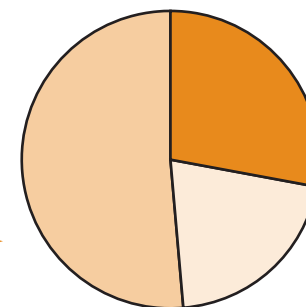


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	9,971
Moderate Income Households (80-120%)	4,798
Upper Income Households (>120%)	3,281

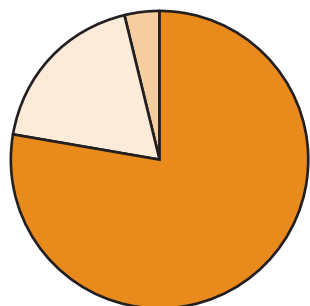
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	5,039
Moderate Income Households (80-120%)	3,736
Upper Income Households (>120%)	9,275



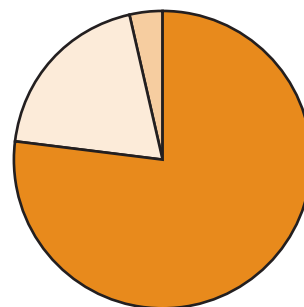
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	18,919	3.5%
Owner Occupied	14,703	1.1%
Renter Occupied	3,498	6.7%
Vacant	718	54.7%



**UNITS PER BUILDING**

	2000
1 Unit	14,534
2-9 Units	3,673
10+ Units	676



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	6.1%	0.6%
Median Gross Rent	\$643	-0.3%*
Median Home Value	\$108,747	11.1%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,082	33.8%
Extreme Cost Burdened Renters (paying >50%)	687	21.5%
Cost Burdened Owner Occupants	2,666	20.7%
Overcrowded Households	1,143	6.3%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 19

POPULATION

	2000
Total Population	55,796
Change in Population 1990-2000	-1.2%
% Foreign Born	3.0%
Average Household Size	2.8

RACE & ETHNICITY

	2000	Change 1990-2000
White	68.8%	-12.4%
African American	26.2%	28.6%
Hispanic	3.1%	84.7%
Asian – Pacific Islander	0.4%	42.9%
Other	1.4%	

INCOME

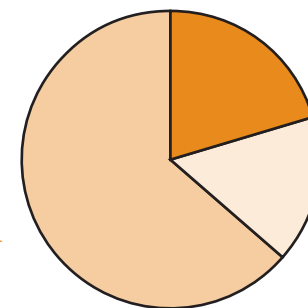
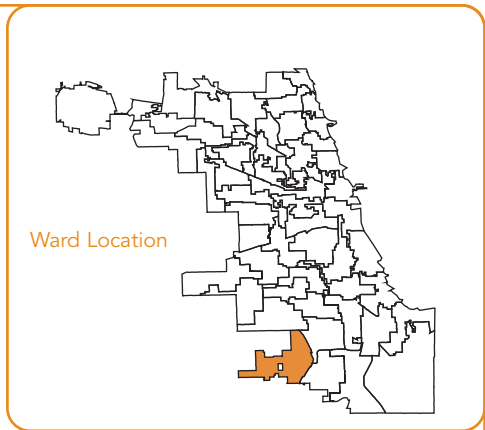
	2000	Change 1990-2000
Median Household Income	\$66,046	11.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,801	9.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	8,440
Moderate Income Households (80-120%)	5,547
Upper Income Households (>120%)	6,145

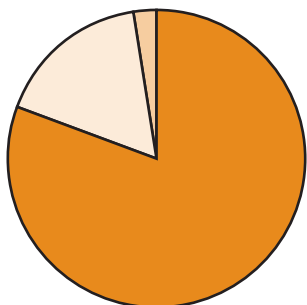
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	4,103
Moderate Income Households (80-120%)	3,224
Upper Income Households (>120%)	12,806



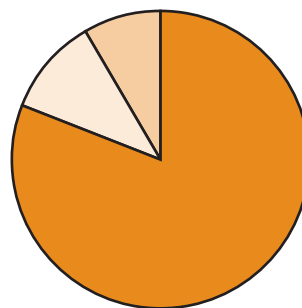
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	20,689	2.7%
Owner Occupied	16,688	4.7%
Renter Occupied	3,484	-6.6%
Vacant	517	6.3%



UNITS PER BUILDING

	2000
1 Unit	16,719
2-9 Units	2,193
10+ Units	1,741



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	5.2%	2.2%
Median Gross Rent	\$562	-8.8%*
Median Home Value	\$158,707	28.2%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	827	25.7%
Extreme Cost Burdened Renters (paying >50%)	480	14.9%
Cost Burdened Owner Occupants	2,266	14.6%
Overcrowded Households	402	2.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

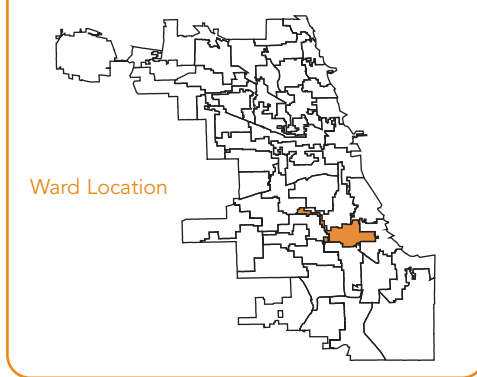
	2000	
Total Population	57,323	
Change in Population 1990-2000	-1.9%	
% Foreign Born	13.2%	
Average Household Size	3.0	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	3.2%	-43.4%
African American	75.0%	-8.2%
Hispanic	20.1%	44.1%
Asian – Pacific Islander	0.6%	53.6%
Other	1.0%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$19,765	6.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	23,893	5.5%

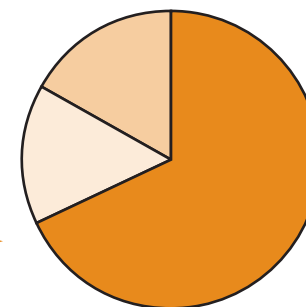


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	16,479
Moderate Income Households (80-120%)	1,687
Upper Income Households (>120%)	982

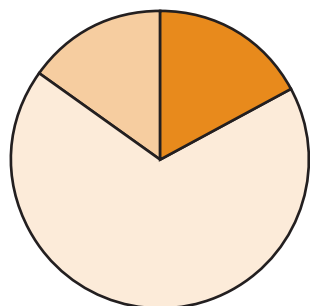
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	13,018
Moderate Income Households (80-120%)	2,906
Upper Income Households (>120%)	3,223



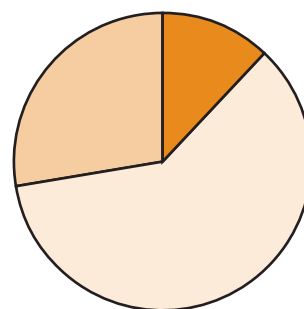
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	22,630	-10.8%
Owner Occupied	3,873	0.7%
Renter Occupied	15,333	-6.6%
Vacant	3,424	-33.1%



**UNITS PER BUILDING**

	2000
1 Unit	2,707
2-9 Units	13,629
10+ Units	6,241



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	11.9%	-3.4%
Median Gross Rent	\$474	-3.0%*
Median Home Value	\$83,701	83.9%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	5,773	41.4%
Extreme Cost Burdened Renters (paying >50%)	4,065	29.1%
Cost Burdened Owner Occupants	490	34.1%
Overcrowded Households	2,466	12.8%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 21

POPULATION

	2000
Total Population	57,589
Change in Population 1990-2000	-6.7%
% Foreign Born	1.4%
Average Household Size	3.0

RACE & ETHNICITY

	2000	Change 1990-2000
White	0.5%	-48.4%
African American	97.5%	-7.8%
Hispanic	0.9%	157.7%
Asian – Pacific Islander	0.4%	1,107.6%
Other	0.7%	

INCOME

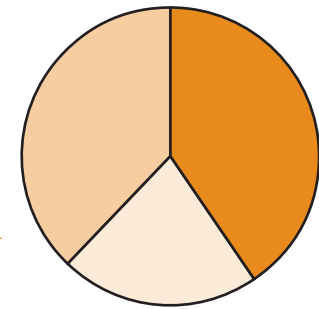
	2000	Change 1990-2000
Median Household Income	\$41,092	6.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	9,535	2.8%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,979
Moderate Income Households (80-120%)	3,766
Upper Income Households (>120%)	2,474

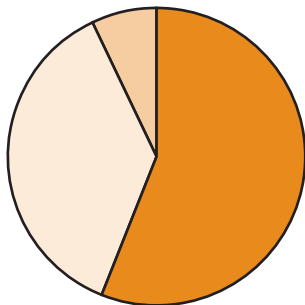
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,778
Moderate Income Households (80-120%)	4,163
Upper Income Households (>120%)	7,277



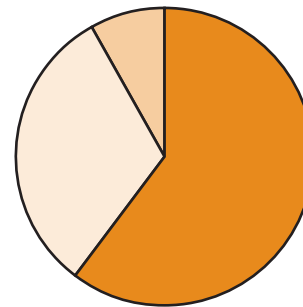
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	20,744	-0.3%
Owner Occupied	11,620	-3.3%
Renter Occupied	7,653	-1.3%
Vacant	1,471	41.8%



UNITS PER BUILDING

	2000
1 Unit	12,481
2-9 Units	6,544
10+ Units	1,688



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	8.9%	2.6%
Median Gross Rent	\$568	-1.3%*
Median Home Value	\$86,908	6.8%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,704	37.2%
Extreme Cost Burdened Renters (paying >50%)	1,741	24.0%
Cost Burdened Owner Occupants	2,492	25.8%
Overcrowded Households	1,027	5.3%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

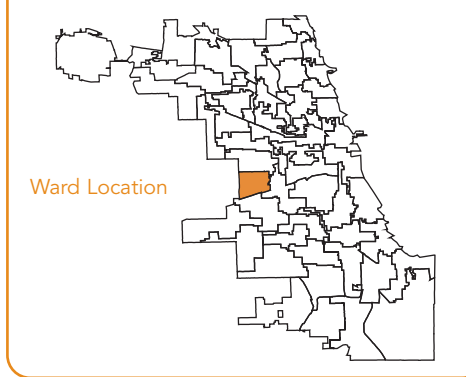
	2000	
Total Population	59,186	
Change in Population 1990-2000	7.9%	
% Foreign Born	53.2%	
Average Household Size	4.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	2.5%	-53.9%
African American	5.6%	3.5%
Hispanic	91.2%	12.0%
Asian – Pacific Islander	0.1%	-21.0%
Other	0.6%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$34,086	7.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	14,026	25.9%

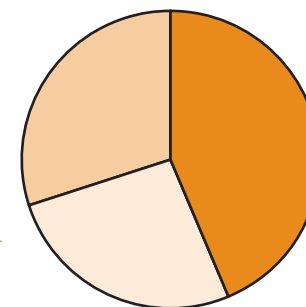


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	10,514
Moderate Income Households (80-120%)	2,259
Upper Income Households (>120%)	1,155

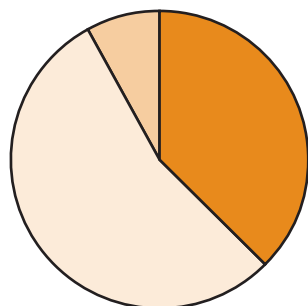
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,076
Moderate Income Households (80-120%)	3,677
Upper Income Households (>120%)	4,175



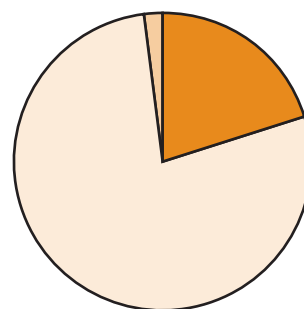
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	15,136	6.6%
Owner Occupied	5,665	1.7%
Renter Occupied	8,259	7.8%
Vacant	1,213	25.1%



**UNITS PER BUILDING**

	2000
1 Unit	3,035
2-9 Units	11,764
10+ Units	305



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.0%	-2.3%
Median Gross Rent	\$488	2.5%*
Median Home Value	\$104,454	64.2%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,973	25.4%
Extreme Cost Burdened Renters (paying >50%)	1,218	15.7%
Cost Burdened Owner Occupants	626	31.7%
Overcrowded Households	5,062	36.4%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 23

POPULATION

	2000
Total Population	58,141
Change in Population 1990-2000	10.8%
% Foreign Born	22.8%
Average Household Size	2.8

RACE & ETHNICITY

	2000	Change 1990-2000
White	68.4%	-9.4%
African American	7.8%	6.7%
Hispanic	21.8%	239.3%
Asian – Pacific Islander	1.0%	40.0%
Other	0.9%	

INCOME

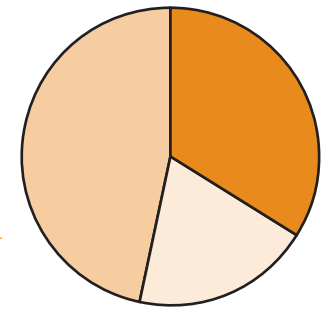
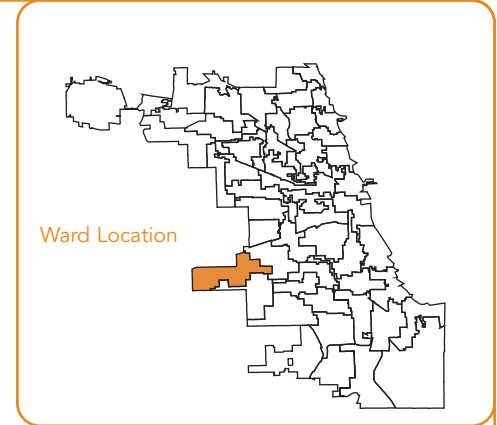
	2000	Change 1990-2000
Median Household Income	\$43,988	0.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,900	21.8%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,234
Moderate Income Households (80-120%)	4,712
Upper Income Households (>120%)	3,713

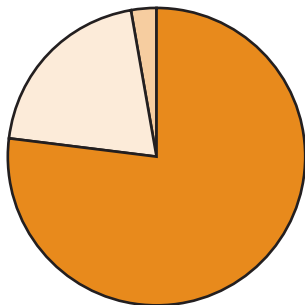
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,997
Moderate Income Households (80-120%)	4,020
Upper Income Households (>120%)	9,642



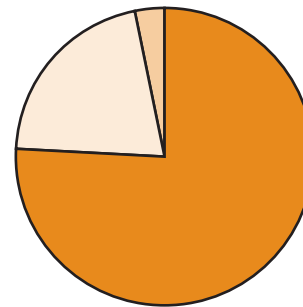
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	21,316	6.5%
Owner Occupied	16,406	4.0%
Renter Occupied	4,322	15.8%
Vacant	588	17.4%



UNITS PER BUILDING

	2000
1 Unit	16,133
2-9 Units	4,455
10+ Units	684



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	4.0%	0.1%
Median Gross Rent	\$567	5.2%*
Median Home Value	\$128,820	24.3%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,354	34.7%
Extreme Cost Burdened Renters (paying >50%)	823	21.1%
Cost Burdened Owner Occupants	2,272	16.0%
Overcrowded Households	1,249	6.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

	2000
Total Population	57,847
Change in Population 1990-2000	-7.0%
% Foreign Born	4.8%
Average Household Size	3.4

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	0.8%	-6.0%
African American	90.8%	-8.8%
Hispanic	7.2%	4.1%
Asian – Pacific Islander	0.9%	4,156.9%
Other	0.3%	

**INCOME**

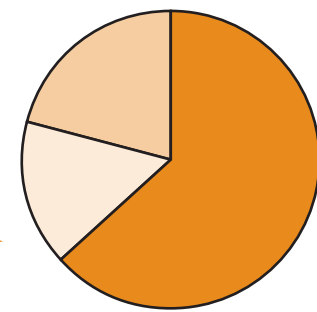
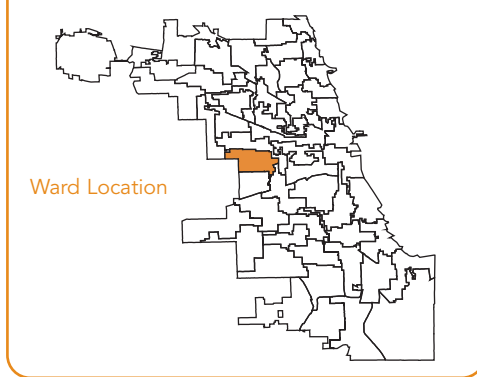
	2000	Change 1990-2000
Median Household Income	\$21,051	13.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	23,141	-14.7%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	14,044
Moderate Income Households (80-120%)	1,945
Upper Income Households (>120%)	1,047

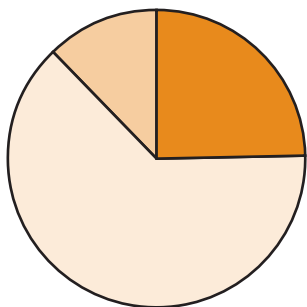
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	10,777
Moderate Income Households (80-120%)	2,699
Upper Income Households (>120%)	3,560



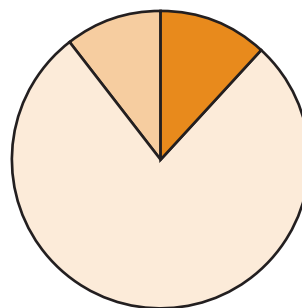
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	19,295	-5.9%
Owner Occupied	4,761	-0.3%
Renter Occupied	12,169	-10.8%
Vacant	2,365	13.1%



**UNITS PER BUILDING**

	2000
1 Unit	2,278
2-9 Units	14,971
10+ Units	2,020



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	8.2%	1.3%
Median Gross Rent	\$519	3.4%*
Median Home Value	\$82,496	107.3%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,534	42.5%
Extreme Cost Burdened Renters (paying >50%)	3,346	31.3%
Cost Burdened Owner Occupants	375	27.4%
Overcrowded Households	2,038	12.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 25

POPULATION

	2000
Total Population	58,437
Change in Population 1990-2000	-0.3%
% Foreign Born	47.2%
Average Household Size	3.2

RACE & ETHNICITY

	2000	Change 1990-2000
White	12.3%	-17.9%
African American	5.6%	0.6%
Hispanic	69.9%	-2.8%
Asian – Pacific Islander	10.8%	42.9%
Other	1.5%	

INCOME

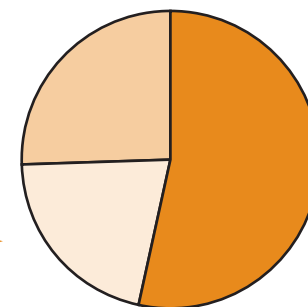
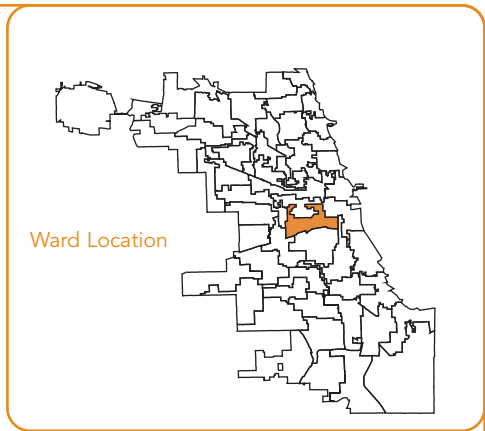
	2000	Change 1990-2000
Median Household Income	\$28,370	8.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	16,083	-2.8%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,470
Moderate Income Households (80-120%)	2,238
Upper Income Households (>120%)	1,766

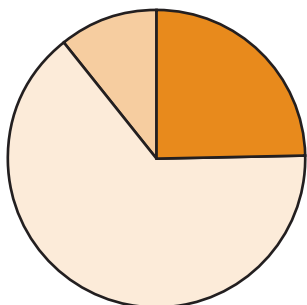
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,871
Moderate Income Households (80-120%)	3,888
Upper Income Households (>120%)	4,714



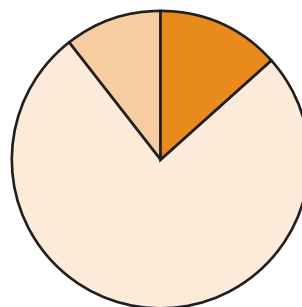
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	20,714	6.6%
Owner Occupied	5,110	15.1%
Renter Occupied	13,383	4.3%
Vacant	2,221	3.1%



UNITS PER BUILDING

	2000
1 Unit	2,767
2-9 Units	15,743
10+ Units	2,181



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	4.9%	-1.0%
Median Gross Rent	\$492	16.0%*
Median Home Value	\$116,824	82.9%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,203	33.4%
Extreme Cost Burdened Renters (paying >50%)	2,632	20.9%
Cost Burdened Owner Occupants	320	18.5%
Overcrowded Households	3,685	19.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

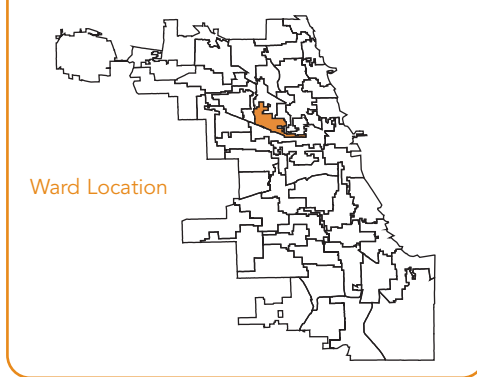
	2000	
Total Population	59,060	
Change in Population 1990-2000	1.5%	
% Foreign Born	25.0%	
Average Household Size	3.3	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	14.5%	-0.1%
African American	11.8%	-9.7%
Hispanic	71.6%	3.2%
Asian – Pacific Islander	0.6%	-43.3%
Other	1.5%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$32,307	30.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	17,203	-20.3%

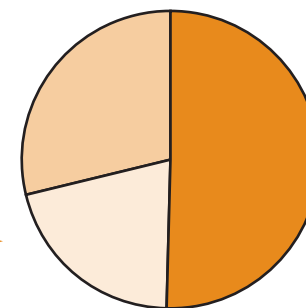


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	13,389
Moderate Income Households (80-120%)	2,696
Upper Income Households (>120%)	1,581

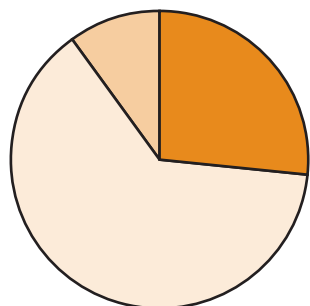
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,906
Moderate Income Households (80-120%)	3,672
Upper Income Households (>120%)	5,088



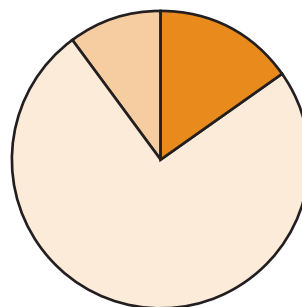
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	19,687	6.4%
Owner Occupied	5,239	9.7%
Renter Occupied	12,478	8.6%
Vacant	1,969	-12.0%



**UNITS PER BUILDING**

	2000
1 Unit	2,983
2-9 Units	14,646
10+ Units	1,984



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.1%	-2.1%
Median Gross Rent	\$601	13.4%*
Median Home Value	\$138,235	104.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,507	38.8%
Extreme Cost Burdened Renters (paying >50%)	3,043	26.2%
Cost Burdened Owner Occupants	540	28.6%
Overcrowded Households	2,328	13.1%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 27

POPULATION

	2000
Total Population	54,623
Change in Population 1990-2000	0.2%
% Foreign Born	9.8%
Average Household Size	2.9

RACE & ETHNICITY

	2000	Change 1990-2000
White	16.7%	69.7%
African American	64.1%	-8.4%
Hispanic	16.3%	-16.0%
Asian – Pacific Islander	1.1%	315.6%
Other	1.8%	

INCOME

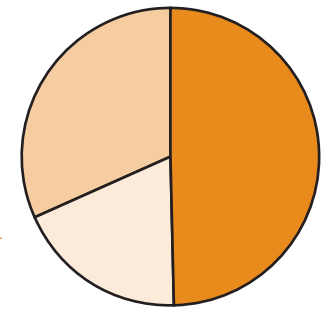
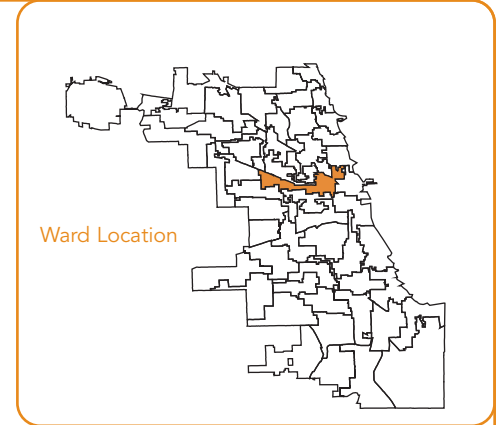
	2000	Change 1990-2000
Median Household Income	\$36,566	50.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	17,826	-24.7%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	13,654
Moderate Income Households (80-120%)	2,572
Upper Income Households (>120%)	2,649

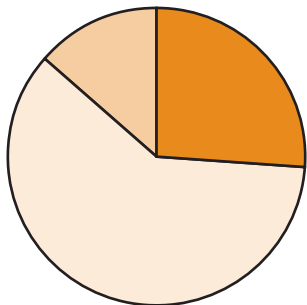
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	9,367
Moderate Income Households (80-120%)	3,527
Upper Income Households (>120%)	5,981



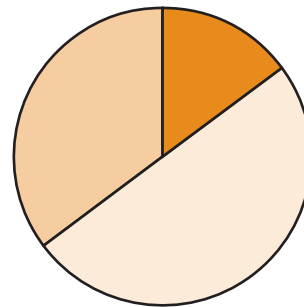
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	22,020	2.4%
Owner Occupied	5,751	59.5%
Renter Occupied	13,285	-0.3%
Vacant	2,984	-34.9%



UNITS PER BUILDING

	2000
1 Unit	3,257
2-9 Units	10,982
10+ Units	7,744



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.7%	-12.7%
Median Gross Rent	\$608	20.9%*
Median Home Value	\$136,653	236.0%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,383	35.5%
Extreme Cost Burdened Renters (paying >50%)	2,742	22.2%
Cost Burdened Owner Occupants	436	25.0%
Overcrowded Households	2,356	12.4%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

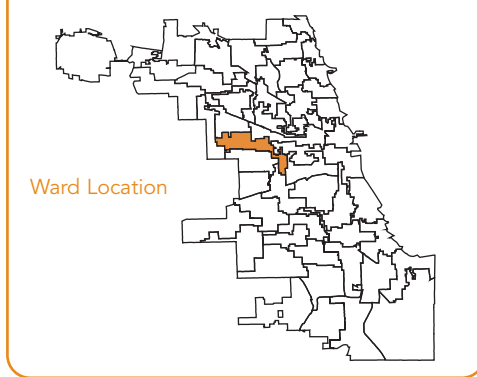
	2000	
Total Population	57,760	
Change in Population 1990-2000	-5.5%	
% Foreign Born	6.8%	
Average Household Size	3.4	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	1.3%	-24.4%
African American	85.6%	-7.9%
Hispanic	12.1%	10.4%
Asian – Pacific Islander	0.2%	44.9%
Other	0.8%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$26,805	38.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	20,273	-19.9%

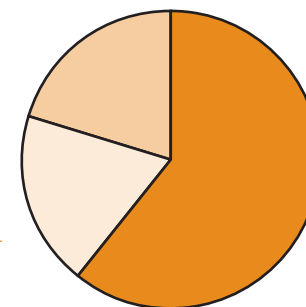


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	14,083
Moderate Income Households (80-120%)	1,837
Upper Income Households (>120%)	999

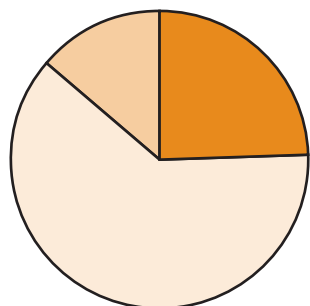
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	10,275
Moderate Income Households (80-120%)	3,214
Upper Income Households (>120%)	3,430



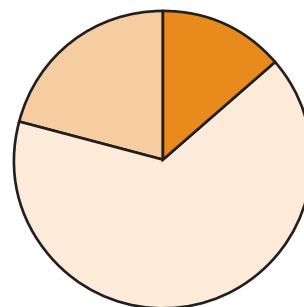
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	19,678	-3.1%
Owner Occupied	4,816	3.7%
Renter Occupied	12,157	-7.1%
Vacant	2,706	4.8%



**UNITS PER BUILDING**

	2000
1 Unit	2,675
2-9 Units	12,892
10+ Units	4,108



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	10.7%	0.4%
Median Gross Rent	\$493	3.8%*
Median Home Value	\$81,998	85.9%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,599	40.4%
Extreme Cost Burdened Renters (paying >50%)	3,168	27.8%
Cost Burdened Owner Occupants	614	37.2%
Overcrowded Households	2,114	12.5%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 29

POPULATION

	2000	
Total Population	57,772	
Change in Population 1990-2000	9.5%	
% Foreign Born	11.2%	
Average Household Size	3.3	

RACE & ETHNICITY

	2000	Change 1990-2000
White	8.1%	-48.3%
African American	71.5%	7.9%
Hispanic	18.3%	128.7%
Asian – Pacific Islander	1.1%	-19.4%
Other	1.0%	

INCOME

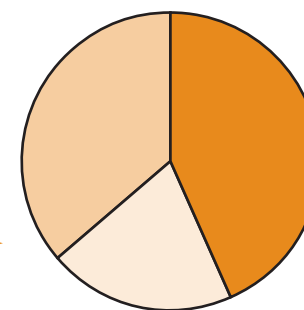
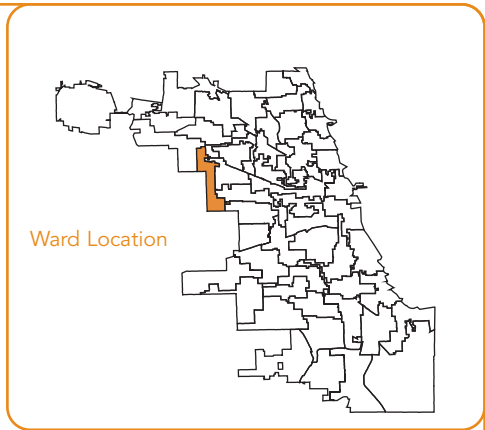
	2000	Change 1990-2000
Median Household Income	\$39,671	11.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,851	4.5%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,934
Moderate Income Households (80-120%)	3,265
Upper Income Households (>120%)	2,171

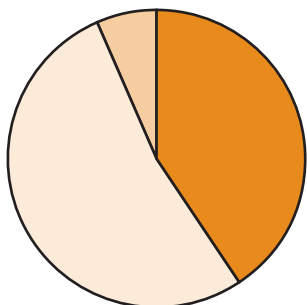
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,529
Moderate Income Households (80-120%)	3,538
Upper Income Households (>120%)	6,302



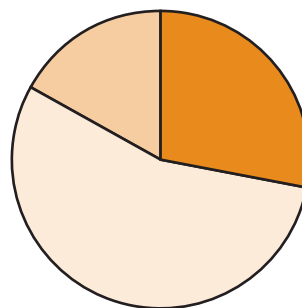
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	18,586	1.2%
Owner Occupied	7,547	7.3%
Renter Occupied	9,823	3.6%
Vacant	1,216	-34.0%



UNITS PER BUILDING

	2000
1 Unit	5,188
2-9 Units	10,205
10+ Units	3,132



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	6.0%	-2.4%
Median Gross Rent	\$584	-6.4%*
Median Home Value	\$111,523	27.4%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,035	33.3%
Extreme Cost Burdened Renters (paying >50%)	2,168	23.8%
Cost Burdened Owner Occupants	1,198	29.4%
Overcrowded Households	1,721	9.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

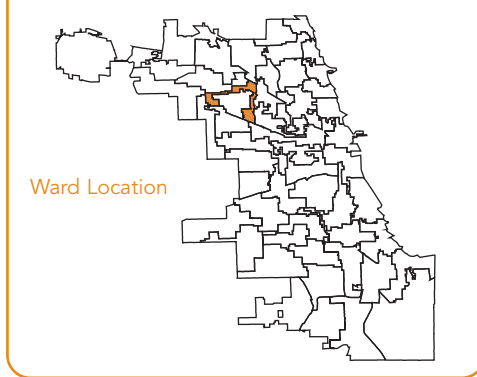
	2000	
Total Population	59,811	
Change in Population 1990-2000	22.6%	
% Foreign Born	41.2%	
Average Household Size	3.4	

**RACE & ETHNICITY**

	2000	Change 1990-200
White	27.5%	-33.0%
African American	3.4%	41.8%
Hispanic	64.6%	80.1%
Asian – Pacific Islander	1.9%	-1.5%
Other	2.6%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$36,898	1.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,587	34.7%

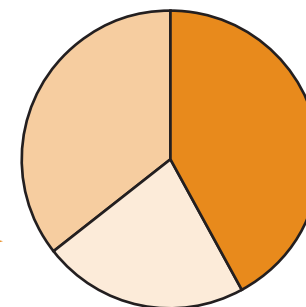


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,215
Moderate Income Households (80-120%)	3,159
Upper Income Households (>120%)	2,127

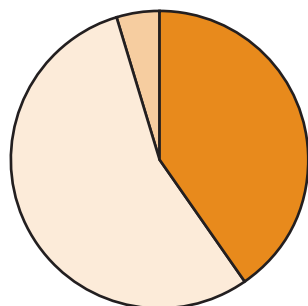
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,357
Moderate Income Households (80-120%)	3,914
Upper Income Households (>120%)	6,231



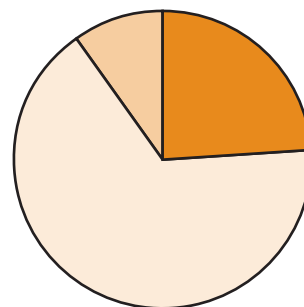
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	18,497	4.4%
Owner Occupied	7,453	4.3%
Renter Occupied	10,180	7.2%
Vacant	864	-19.3%



**UNITS PER BUILDING**

	2000
1 Unit	4,416
2-9 Units	12,200
10+ Units	1,817



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.7%	-1.6%
Median Gross Rent	\$594	-0.6%*
Median Home Value	\$149,000	33.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,023	31.1%
Extreme Cost Burdened Renters (paying >50%)	1,798	18.5%
Cost Burdened Owner Occupants	959	27.7%
Overcrowded Households	2,944	16.7%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 31

POPULATION

	2000
Total Population	59,758
Change in Population 1990-2000	29.8%
% Foreign Born	39.0%
Average Household Size	3.5

RACE & ETHNICITY

	2000	Change 1990-2000
White	23.6%	-44.5%
African American	1.7%	177.4%
Hispanic	71.0%	125.7%
Asian – Pacific Islander	1.8%	-22.6%
Other	2.0%	

INCOME

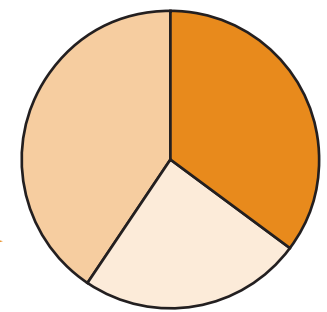
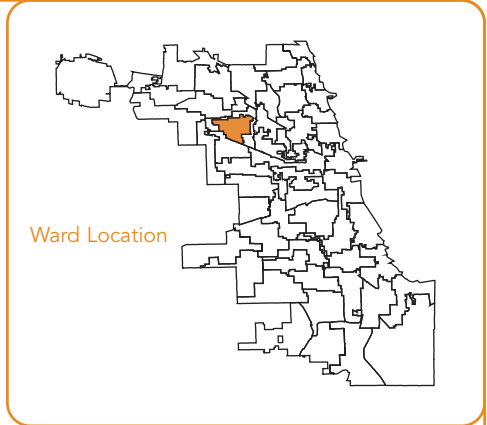
	2000	Change 1990-2000
Median Household Income	\$41,857	7.3%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,161	30.3%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,117
Moderate Income Households (80-120%)	3,707
Upper Income Households (>120%)	2,101

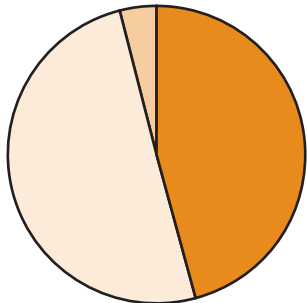
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	5,949
Moderate Income Households (80-120%)	4,108
Upper Income Households (>120%)	6,868



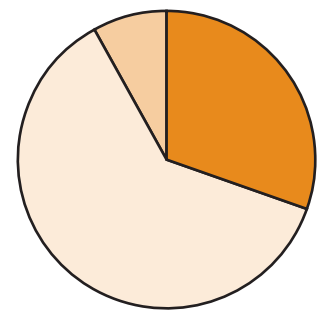
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	17,677	6.1%
Owner Occupied	8,089	3.6%
Renter Occupied	8,883	10.6%
Vacant	705	-14.2%



UNITS PER BUILDING

	2000
1 Unit	5,364
2-9 Units	10,869
10+ Units	1,424



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	2.9%	-2.2%
Median Gross Rent	\$613	3.6%*
Median Home Value	\$137,500	19.5%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,310	27.7%
Extreme Cost Burdened Renters (paying >50%)	1,479	17.7%
Cost Burdened Owner Occupants	1,105	25.7%
Overcrowded Households	2,870	16.9%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

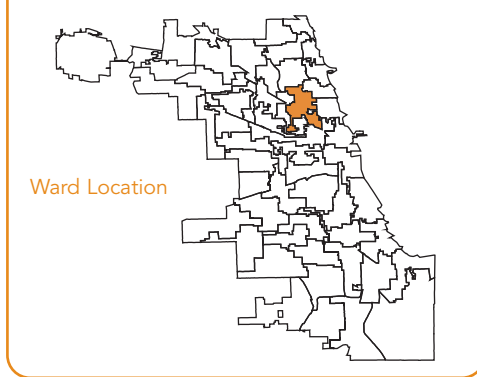
	2000	
Total Population	59,454	
Change in Population 1990-2000	4.2%	
% Foreign Born	14.5%	
Average Household Size	2.1	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	73.3%	25.7%
African American	3.8%	5.4%
Hispanic	17.6%	-43.5%
Asian – Pacific Islander	2.7%	24.5%
Other	2.5%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$64,322	65.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	5,599	-38.2%

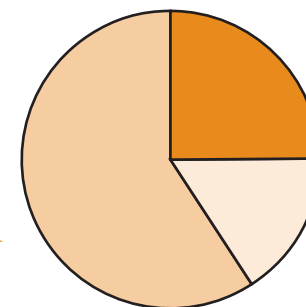


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,836
Moderate Income Households (80-120%)	5,604
Upper Income Households (>120%)	9,908

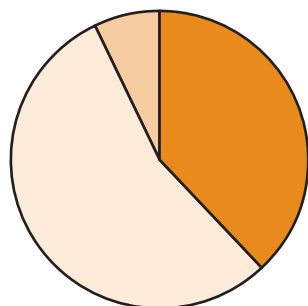
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,054
Moderate Income Households (80-120%)	4,511
Upper Income Households (>120%)	16,783



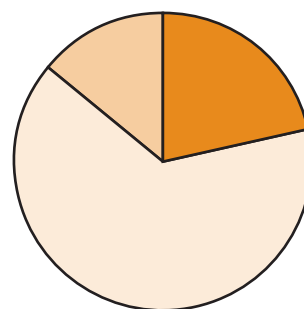
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	30,188	10.8%
Owner Occupied	11,455	40.9%
Renter Occupied	16,577	4.5%
Vacant	2,157	-34.0%



**UNITS PER BUILDING**

	2000
1 Unit	6,488
2-9 Units	19,457
10+ Units	4,244



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	5.0%	-4.0%
Median Gross Rent	\$809	28.5%*
Median Home Value	\$369,754	83.9%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,814	24.0%
Extreme Cost Burdened Renters (paying >50%)	2,014	12.7%
Cost Burdened Owner Occupants	862	17.4%
Overcrowded Households	727	2.6%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 33

POPULATION

	2000
Total Population	59,824
Change in Population 1990-2000	15.7%
% Foreign Born	45.9%
Average Household Size	3.2

RACE & ETHNICITY

	2000	Change 1990-2000
White	27.0%	-28.5%
African American	3.3%	56.1%
Hispanic	55.1%	67.3%
Asian – Pacific Islander	10.3%	-21.1%
Other	4.2%	

INCOME

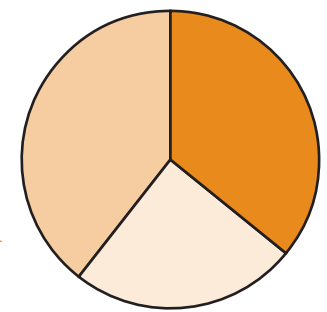
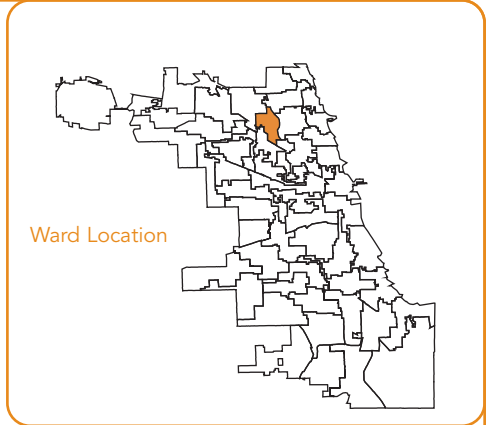
	2000	Change 1990-2000
Median Household Income	\$41,212	8.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,037	15.0%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,176
Moderate Income Households (80-120%)	3,811
Upper Income Households (>120%)	2,389

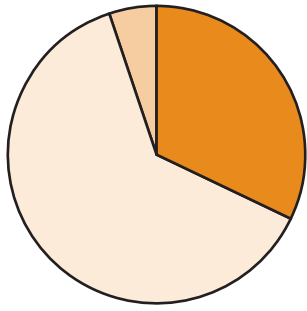
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,585
Moderate Income Households (80-120%)	4,545
Upper Income Households (>120%)	7,246



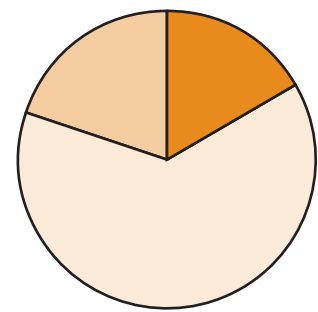
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	19,500	5.1%
Owner Occupied	6,257	9.7%
Renter Occupied	12,239	6.7%
Vacant	1,004	-27.6%



UNITS PER BUILDING

	2000
1 Unit	3,238
2-9 Units	12,389
10+ Units	3,874



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	2.9%	-4.2%
Median Gross Rent	\$645	4.5%*
Median Home Value	\$163,338	31.0%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,239	27.8%
Extreme Cost Burdened Renters (paying >50%)	1,820	15.6%
Cost Burdened Owner Occupants	508	20.0%
Overcrowded Households	3,356	18.1%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

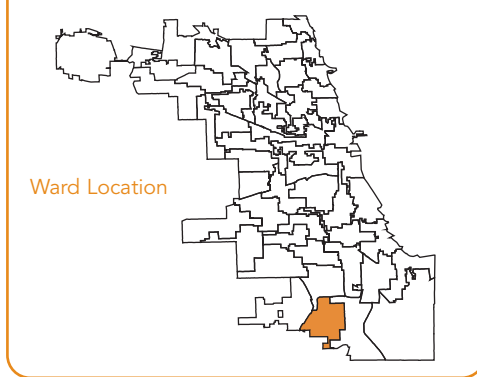
	2000	
Total Population	57,792	
Change in Population 1990-2000	-9.8%	
% Foreign Born	1.3%	
Average Household Size	3.4	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	0.8%	-18.2%
African American	96.4%	-11.8%
Hispanic	1.1%	161.3%
Asian – Pacific Islander	0.3%	149.1%
Other	1.4%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$38,925	-4.7%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,254	-7.3%

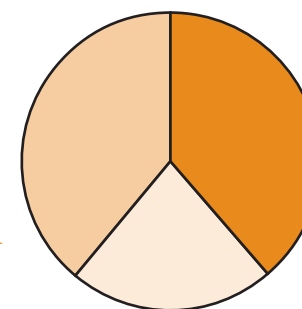


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,274
Moderate Income Households (80-120%)	3,371
Upper Income Households (>120%)	2,375

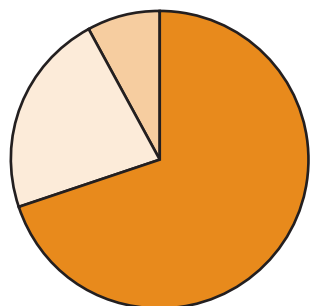
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,578
Moderate Income Households (80-120%)	3,811
Upper Income Households (>120%)	6,631



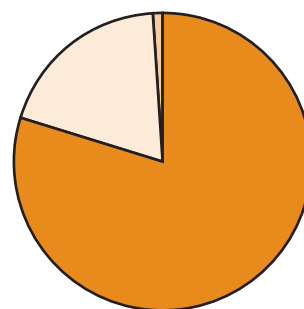
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	18,436	-1.6%
Owner Occupied	12,878	-4.1%
Renter Occupied	4,094	3.1%
Vacant	1,463	9.9%



**UNITS PER BUILDING**

	2000
1 Unit	14,625
2-9 Units	3,515
10+ Units	193



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	12.0%	3.1%
Median Gross Rent	\$601	-7.2%*
Median Home Value	\$82,708	9.2%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,630	42.5%
Extreme Cost Burdened Renters (paying >50%)	1,159	30.2%
Cost Burdened Owner Occupants	2,865	25.7%
Overcrowded Households	1,288	7.6%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 35

POPULATION

	2000	
Total Population	59,384	
Change in Population 1990-2000	7.3%	
% Foreign Born	33.9%	
Average Household Size	3.0	

RACE & ETHNICITY

	2000	Change 1990-2000
White	24.7%	-27.6%
African American	4.3%	-5.4%
Hispanic	65.8%	27.1%
Asian – Pacific Islander	1.9%	-24.4%
Other	3.5%	

INCOME

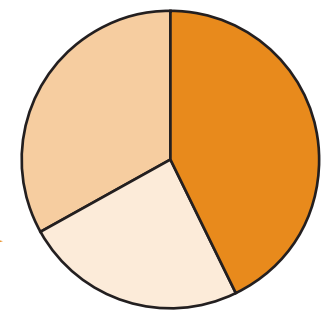
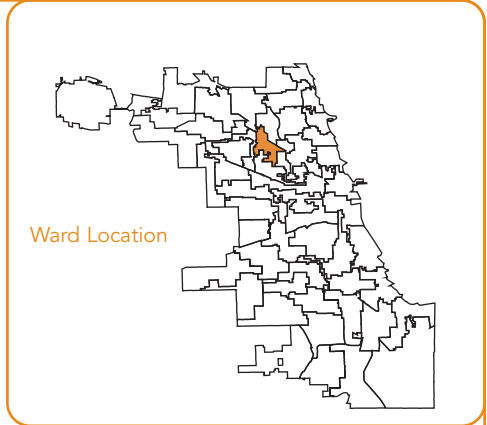
	2000	Change 1990-2000
Median Household Income	\$36,187	10.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	10,994	-13.2%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,413
Moderate Income Households (80-120%)	3,487
Upper Income Households (>120%)	2,099

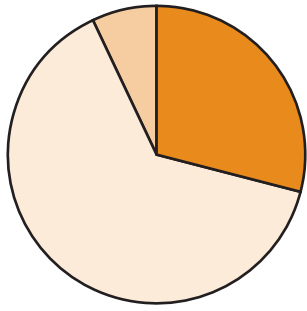
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	8,550
Moderate Income Households (80-120%)	4,834
Upper Income Households (>120%)	6,615



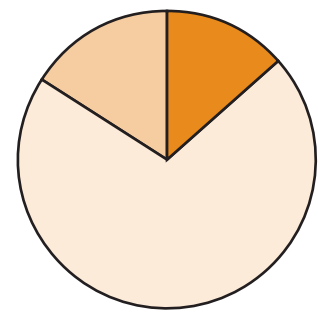
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	21,413	3.3%
Owner Occupied	6,215	8.6%
Renter Occupied	13,691	5.2%
Vacant	1,507	-24.3%



UNITS PER BUILDING

	2000
1 Unit	2,876
2-9 Units	15,107
10+ Units	3,411



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	5.1%	-2.1%
Median Gross Rent	\$631	8.0%*
Median Home Value	\$180,130	80.6%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,080	31.2%
Extreme Cost Burdened Renters (paying >50%)	2,172	16.6%
Cost Burdened Owner Occupants	492	24.0%
Overcrowded Households	2,717	13.7%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

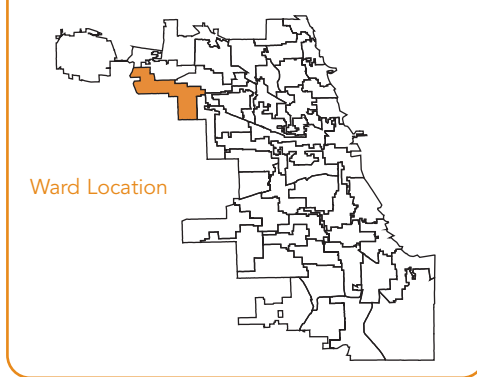
	2000	
Total Population	59,437	
Change in Population 1990-2000	12.3%	
% Foreign Born	31.3%	
Average Household Size	2.8	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	71.6%	-10.1%
African American	4.6%	607.4%
Hispanic	19.5%	206.6%
Asian – Pacific Islander	2.9%	24.5%
Other	1.5%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$49,661	4.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,173	39.3%

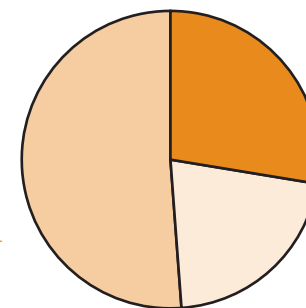


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,852
Moderate Income Households (80-120%)	5,197
Upper Income Households (>120%)	4,433

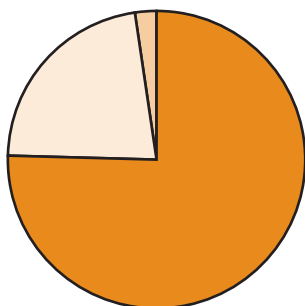
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	5,929
Moderate Income Households (80-120%)	4,558
Upper Income Households (>120%)	10,996



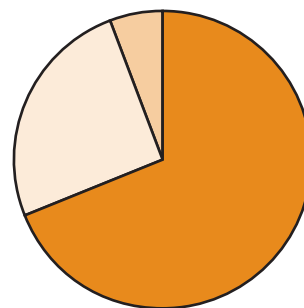
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	21,889	4.2%
Owner Occupied	16,510	4.1%
Renter Occupied	4,867	6.4%
Vacant	511	-9.9%



**UNITS PER BUILDING**

	2000
1 Unit	15,057
2-9 Units	5,545
10+ Units	1,257



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.3%	-0.9%
Median Gross Rent	\$689	1.1%*
Median Home Value	\$162,118	13.9%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,362	30.5%
Extreme Cost Burdened Renters (paying >50%)	807	18.1%
Cost Burdened Owner Occupants	2,942	21.6%
Overcrowded Households	891	4.2%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 37

POPULATION

	2000	
Total Population	58,809	
Change in Population 1990-2000	5.8%	
% Foreign Born	12.5%	
Average Household Size	3.6	

RACE & ETHNICITY

	2000	Change 1990-2000
White	4.1%	-58.9%
African American	71.3%	5.5%
Hispanic	22.6%	46.4%
Asian – Pacific Islander	0.7%	-40.7%
Other	1.2%	

INCOME

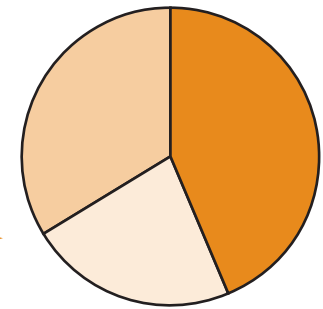
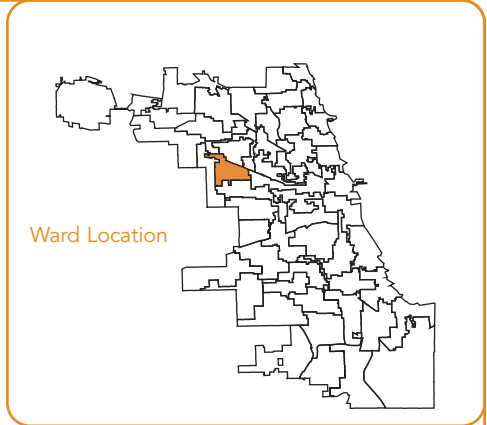
	2000	Change 1990-2000
Median Household Income	\$34,974	-1.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	13,010	12.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	11,833
Moderate Income Households (80-120%)	2,916
Upper Income Households (>120%)	1,650

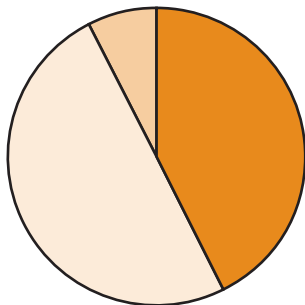
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,156
Moderate Income Households (80-120%)	3,714
Upper Income Households (>120%)	5,528



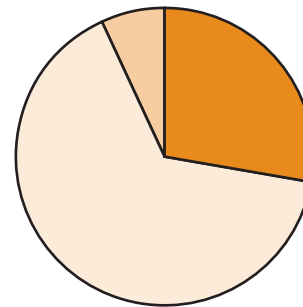
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	17,720	2.1%
Owner Occupied	7,545	3.1%
Renter Occupied	8,840	2.1%
Vacant	1,334	-2.8%



UNITS PER BUILDING

	2000
1 Unit	4,902
2-9 Units	11,550
10+ Units	1,223



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	6.2%	0.2%
Median Gross Rent	\$659	8.7%*
Median Home Value	\$100,319	31.3%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	3,256	39.0%
Extreme Cost Burdened Renters (paying >50%)	2,135	25.6%
Cost Burdened Owner Occupants	1,323	33.9%
Overcrowded Households	2,459	15.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

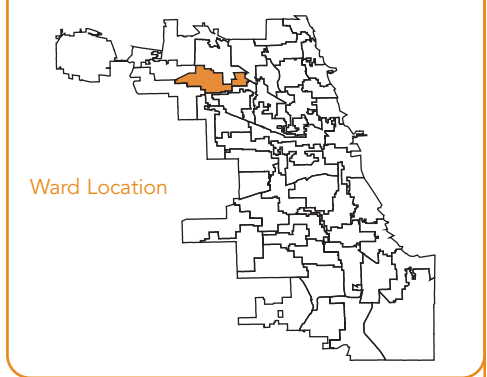
	2000
Total Population	59,612
Change in Population 1990-2000	17.7%
% Foreign Born	37.3%
Average Household Size	2.8

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	70.0%	-7.5%
African American	0.9%	68.5%
Hispanic	21.9%	260.7%
Asian – Pacific Islander	4.3%	66.3%
Other	2.9%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$49,373	7.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,479	63.4%

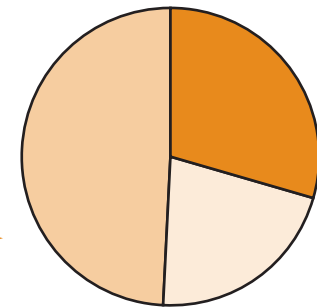


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	11,963
Moderate Income Households (80-120%)	5,172
Upper Income Households (>120%)	4,043

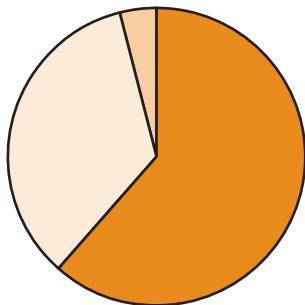
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	6,245
Moderate Income Households (80-120%)	4,510
Upper Income Households (>120%)	10,423



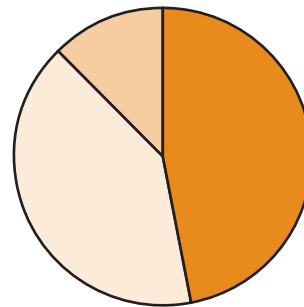
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	22,154	9.6%
Owner Occupied	13,615	10.0%
Renter Occupied	7,656	8.2%
Vacant	883	15.6%



**UNITS PER BUILDING**

	2000
1 Unit	10,401
2-9 Units	8,996
10+ Units	2,757



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	2.1%	-2.3%
Median Gross Rent	\$659	-3.2%*
Median Home Value	\$177,883	18.4%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	1,866	25.8%
Extreme Cost Burdened Renters (paying >50%)	1,121	15.5%
Cost Burdened Owner Occupants	1,962	21.3%
Overcrowded Households	1,255	5.9%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 39

POPULATION

	2000
Total Population	59,192
Change in Population 1990-2000	15.7%
% Foreign Born	41.8%
Average Household Size	2.9

RACE & ETHNICITY

	2000	Change 1990-2000
White	44.9%	-16.1%
African American	2.4%	93.3%
Hispanic	29.6%	104.4%
Asian – Pacific Islander	19.6%	15.1%
Other	3.6%	

INCOME

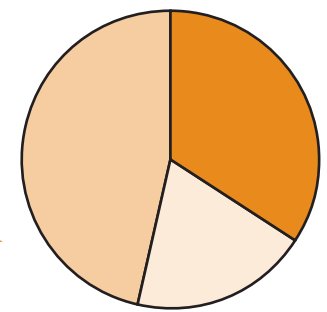
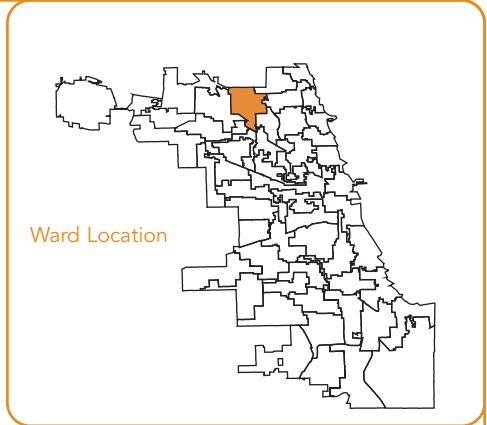
	2000	Change 1990-2000
Median Household Income	\$48,926	5.0%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	6,587	27.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,038
Moderate Income Households (80-120%)	4,421
Upper Income Households (>120%)	3,856

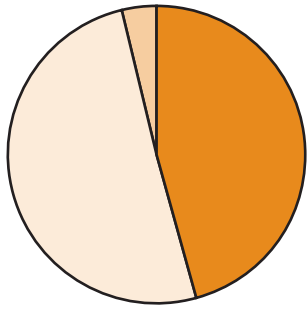
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,940
Moderate Income Households (80-120%)	3,938
Upper Income Households (>120%)	9,437



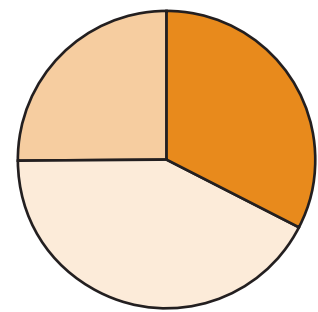
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	21,001	6.0%
Owner Occupied	9,595	8.0%
Renter Occupied	10,616	8.1%
Vacant	791	-29.4%



UNITS PER BUILDING

	2000
1 Unit	6,809
2-9 Units	8,869
10+ Units	5,258



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.4%	-3.7%
Median Gross Rent	\$646	0.4%*
Median Home Value	\$193,164	14.3%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,711	27.1%
Extreme Cost Burdened Renters (paying >50%)	1,562	15.6%
Cost Burdened Owner Occupants	1,265	20.8%
Overcrowded Households	2,298	11.4%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

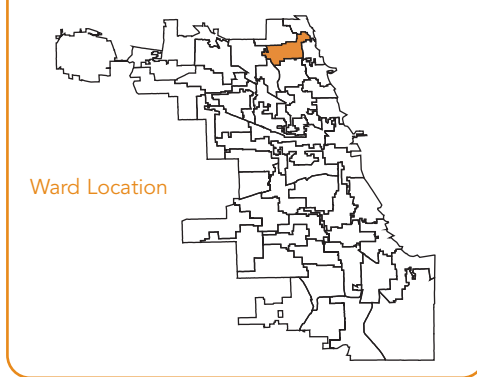
	2000	
Total Population	59,737	
Change in Population 1990-2000	8.2%	
% Foreign Born	43.0%	
Average Household Size	2.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	43.3%	-20.6%
African American	8.0%	35.1%
Hispanic	25.6%	65.2%
Asian – Pacific Islander	18.2%	13.1%
Other	4.9%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$43,693	7.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	7,750	-1.0%

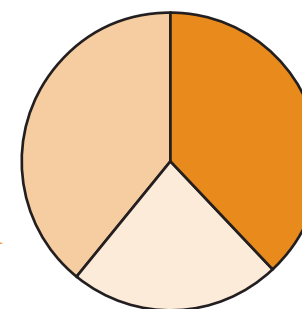


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	15,115
Moderate Income Households (80-120%)	4,533
Upper Income Households (>120%)	3,074

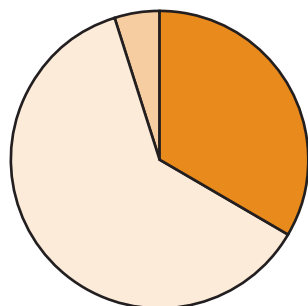
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,621
Moderate Income Households (80-120%)	5,211
Upper Income Households (>120%)	8,890



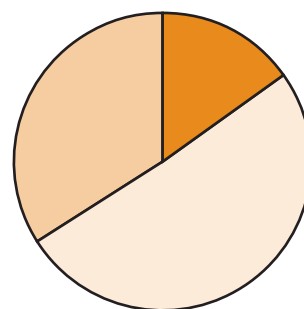
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	23,985	2.1%
Owner Occupied	8,012	7.6%
Renter Occupied	14,800	0.7%
Vacant	1,173	-12.6%



**UNITS PER BUILDING**

	2000
1 Unit	3,621
2-9 Units	12,196
10+ Units	8,155



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	4.6%	-1.6%
Median Gross Rent	\$669	-3.5%*
Median Home Value	\$192,570	29.6%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	4,205	29.6%
Extreme Cost Burdened Renters (paying >50%)	2,503	17.6%
Cost Burdened Owner Occupants	572	18.9%
Overcrowded Households	3,013	13.2%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 41

POPULATION

	2000	
Total Population	59,909	
Change in Population 1990-2000	1.9%	
% Foreign Born	20.7%	
Average Household Size	2.4	

RACE & ETHNICITY

	2000	Change 1990-2000
White	87.8%	-5.2%
African American	1.0%	276.3%
Hispanic	5.5%	89.5%
Asian – Pacific Islander	4.2%	93.9%
Other	1.4%	

INCOME

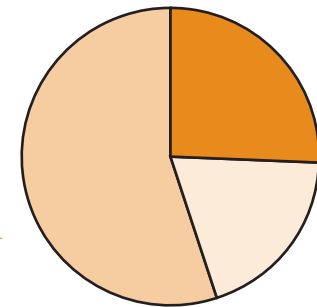
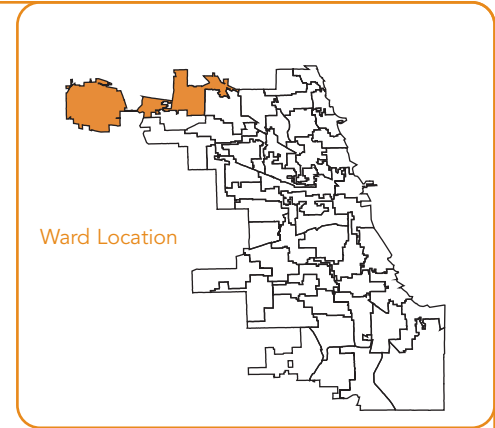
	2000	Change 1990-2000
Median Household Income	\$60,065	4.6%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	2,577	94.0%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	12,838
Moderate Income Households (80-120%)	6,205
Upper Income Households (>120%)	6,302

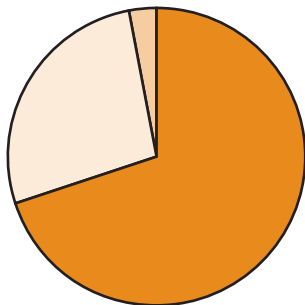
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	6,498
Moderate Income Households (80-120%)	4,894
Upper Income Households (>120%)	13,953



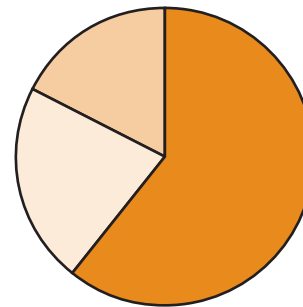
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	26,062	2.3%
Owner Occupied	18,220	2.1%
Renter Occupied	7,064	4.9%
Vacant	778	-13.1%



UNITS PER BUILDING

	2000
1 Unit	15,803
2-9 Units	5,681
10+ Units	4,552



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.4%	-4.3%
Median Gross Rent	\$700	11.6%*
Median Home Value	\$214,334	15.5%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	1,934	29.1%
Extreme Cost Burdened Renters (paying >50%)	1,013	15.2%
Cost Burdened Owner Occupants	2,339	16.0%
Overcrowded Households	509	2.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

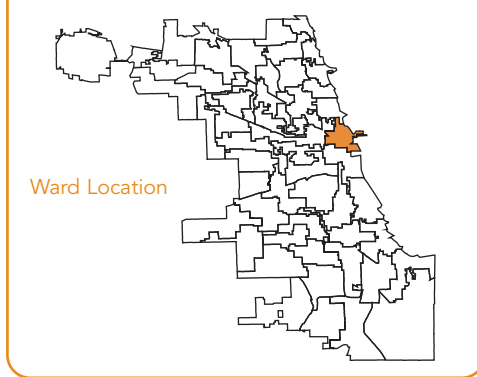
	2000	
Total Population	59,220	
Change in Population 1990-2000	24.8%	
% Foreign Born	16.5%	
Average Household Size	1.5	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	77.0%	12.6%
African American	7.7%	23.3%
Hispanic	4.5%	84.2%
Asian – Pacific Islander	8.6%	195.2%
Other	2.2%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$64,465	15.4%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,480	17.3%

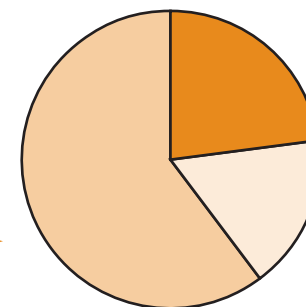


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	17,655
Moderate Income Households (80-120%)	7,750
Upper Income Households (>120%)	14,727

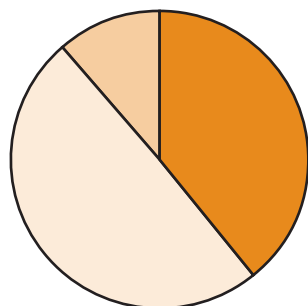
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	9,204
Moderate Income Households (80-120%)	6,738
Upper Income Households (>120%)	24,190



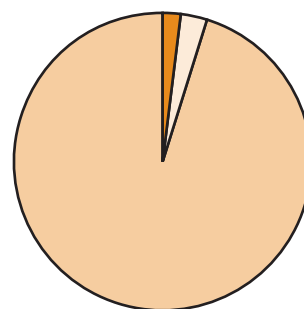
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	45,264	18.3%
Owner Occupied	17,718	67.8%
Renter Occupied	22,409	7.4%
Vacant	5,138	-25.0%



**UNITS PER BUILDING**

	2000
1 Unit	883
2-9 Units	1,298
10+ Units	43,061



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	7.2%	-10.2%
Median Gross Rent	\$963	19.0%*
Median Home Value	\$213,026	54.0%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	6,876	32.2%
Extreme Cost Burdened Renters (paying >50%)	4,034	18.9%
Cost Burdened Owner Occupants	107	16.9%
Overcrowded Households	678	1.7%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 43

POPULATION

	2000
Total Population	59,254
Change in Population 1990-2000	4.7%
% Foreign Bor	8.6%
Average Household Size	1.7

RACE & ETHNICITY

	2000	Change 1990-2000
White	85.8%	2.8%
African American	5.3%	-17.8%
Hispanic	3.5%	4.8%
Asian – Pacific Islander	3.9%	81.1%
Other	1.6%	

INCOME

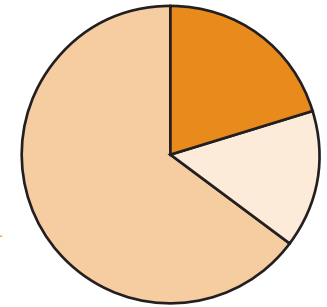
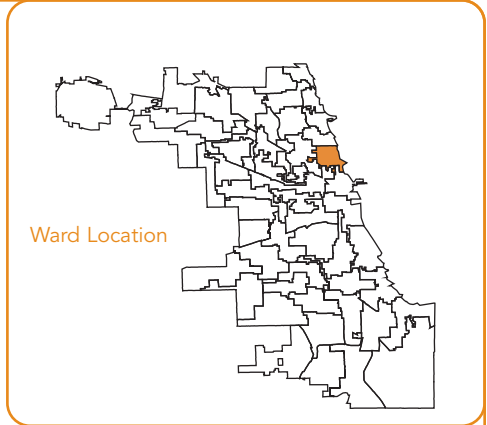
	2000	Change 1990-2000
Median Household Income	\$72,694	23.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,342	5.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	14,223
Moderate Income Households (80-120%)	7,095
Upper Income Households (>120%)	14,218

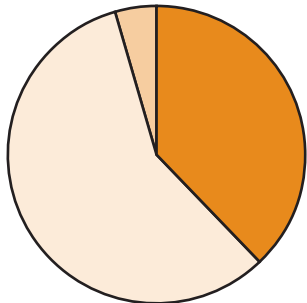
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,200
Moderate Income Households (80-120%)	5,305
Upper Income Households (>120%)	23,030



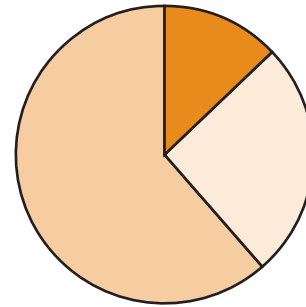
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	37,298	0.0%
Owner Occupied	14,100	27.0%
Renter Occupied	21,519	-5.8%
Vacant	1,679	-49.9%



UNITS PER BUILDING

	2000
1 Unit	4,799
2-9 Units	9,583
10+ Units	22,898



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	2.6%	-6.4%
Median Gross Rent	\$949	8.7%*
Median Home Value	\$582,500	26.4%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,984	23.8%
Extreme Cost Burdened Renters (paying >50%)	2,997	14.3%
Cost Burdened Owner Occupants	721	18.3%
Overcrowded Households	154	0.4%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

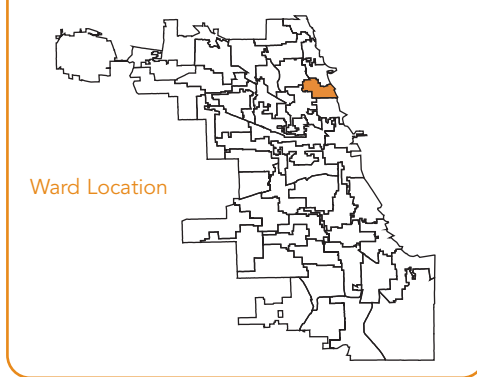
	2000	
Total Population	59,436	
Change in Population 1990-2000	5.7%	
% Foreign Born	12.7%	
Average Household Size	1.6	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	83.0%	9.1%
African American	3.4%	-31.1%
Hispanic	6.7%	-29.7%
Asian – Pacific Islander	5.4%	45.1%
Other	1.5%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$64,288	39.1%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	4,816	-10.3%

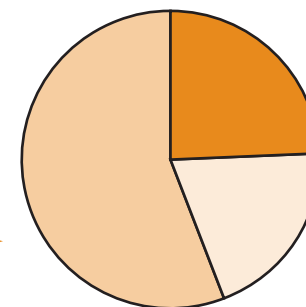


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	17,777
Moderate Income Households (80-120%)	7,652
Upper Income Households (>120%)	10,961

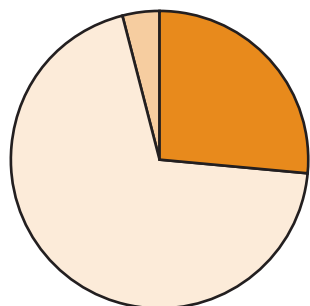
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	8,854
Moderate Income Households (80-120%)	7,206
Upper Income Households (>120%)	20,330



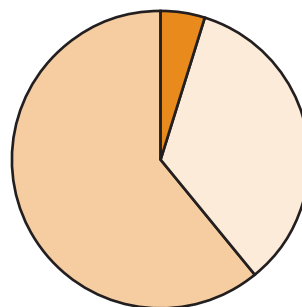
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	37,922	2.8%
Owner Occupied	10,036	29.7%
Renter Occupied	26,362	0.3%
Vacant	1,525	-47.2%



**UNITS PER BUILDING**

	2000
1 Unit	1,819
2-9 Units	12,989
10+ Units	23,085



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.0%	-4.6%
Median Gross Rent	\$970	23.4%*
Median Home Value	\$467,270	53.8%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	6,415	25.1%
Extreme Cost Burdened Renters (paying >50%)	3,776	14.8%
Cost Burdened Owner Occupants	204	14.1%
Overcrowded Households	557	1.5%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 45

POPULATION

	2000
Total Population	59,286
Change in Population 1990-2000	9.4%
% Foreign Born	27.2%
Average Household Size	2.5

RACE & ETHNICITY

	2000	Change 1990-2000
White	77.2%	-6.4%
African American	0.6%	388.3%
Hispanic	14.3%	190.9%
Asian – Pacific Islander	5.3%	51.4%
Other	2.7%	

INCOME

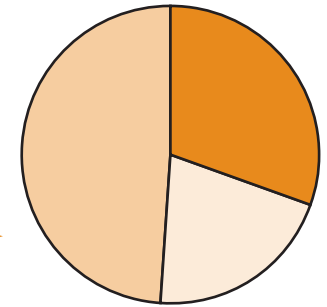
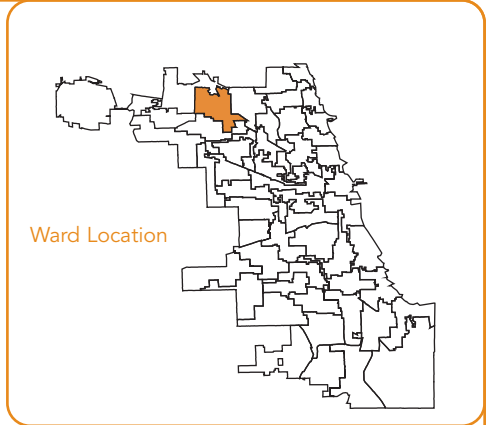
	2000	Change 1990-2000
Median Household Income	\$48,947	1.9%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	3,599	44.3%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	13,518
Moderate Income Households (80-120%)	5,484
Upper Income Households (>120%)	4,906

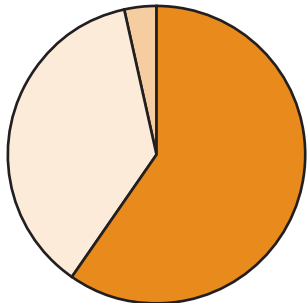
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	7,287
Moderate Income Households (80-120%)	4,922
Upper Income Households (>120%)	11,697



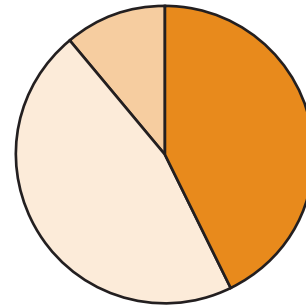
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	24,708	4.2%
Owner Occupied	14,735	3.7%
Renter Occupied	9,110	5.6%
Vacant	862	-2.5%



UNITS PER BUILDING

	2000
1 Unit	10,542
2-9 Units	11,411
10+ Units	2,730



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.6%	-1.3%
Median Gross Rent	\$694	0.5%*
Median Home Value	\$182,355	20.2%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	2,305	26.6%
Extreme Cost Burdened Renters (paying >50%)	1,244	14.3%
Cost Burdened Owner Occupants	1,757	18.7%
Overcrowded Households	869	3.6%

→ Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

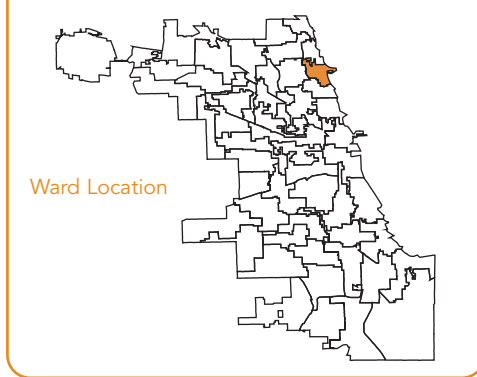
	2000	
Total Population	59,569	
Change in Population 1990-2000	1.6%	
% Foreign Born	28.7%	
Average Household Size	1.9	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	49.4%	5.4%
African American	19.7%	-11.6%
Hispanic	16.6%	-6.5%
Asian – Pacific Islander	10.5%	-3.9%
Other	3.7%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$34,402	42.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	12,686	-18.6%

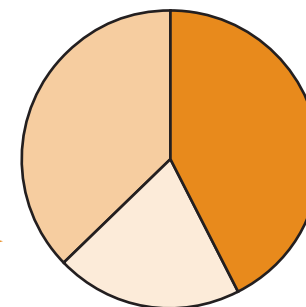


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	21,475
Moderate Income Households (80-120%)	5,423
Upper Income Households (>120%)	4,894

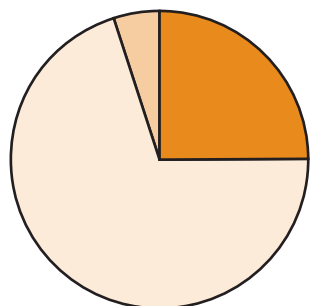
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	13,508
Moderate Income Households (80-120%)	6,440
Upper Income Households (>120%)	11,844



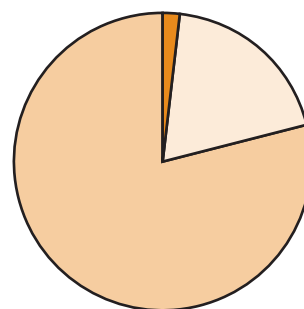
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	33,431	0.4%
Owner Occupied	8,329	43.9%
Renter Occupied	23,433	-0.3%
Vacant	1,669	-58.2%



**UNITS PER BUILDING**

	2000
1 Unit	616
2-9 Units	6,402
10+ Units	26,382



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	3.6%	-7.4%
Median Gross Rent	\$629	16.8%*
Median Home Value	\$271,000	57.0%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	7,176	32.1%
Extreme Cost Burdened Renters (paying >50%)	4,176	18.7%
Cost Burdened Owner Occupants	121	27.9%
Overcrowded Households	2,709	8.5%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 47

POPULATION

	2000
Total Population	59,494
Change in Population 1990-2000	-6.3%
% Foreign Born	23.4%
Average Household Size	2.1

RACE & ETHNICITY

	2000	Change 1990-2000
White	63.3%	-0.9%
African American	3.4%	-10.7%
Hispanic	24.6%	-17.8%
Asian – Pacific Islander	5.8%	-29.2%
Other	2.9%	

INCOME

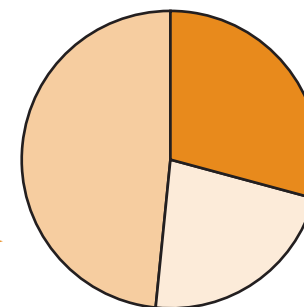
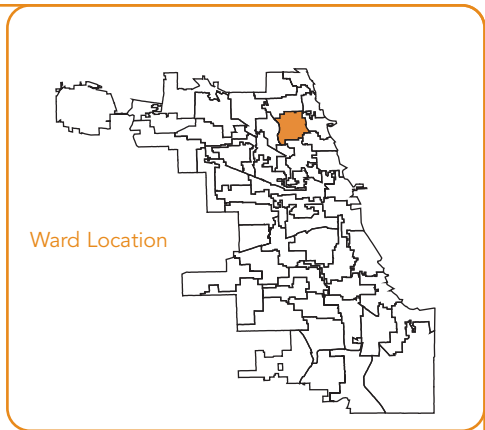
	2000	Change 1990-2000
Median Household Income	\$48,693	25.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	5,877	-27.4%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	16,195
Moderate Income Households (80-120%)	5,988
Upper Income Households (>120%)	6,057

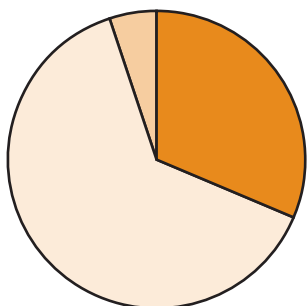
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	8,245
Moderate Income Households (80-120%)	6,323
Upper Income Households (>120%)	13,672



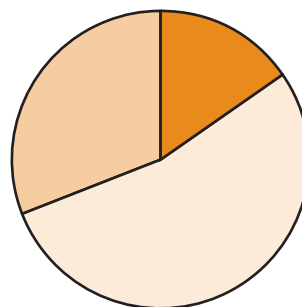
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	29,863	3.2%
Owner Occupied	9,363	22.4%
Renter Occupied	18,972	-1.3%
Vacant	1,529	-26.0%



UNITS PER BUILDING

	2000
1 Unit	4,572
2-9 Units	16,051
10+ Units	9,241



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	4.1%	-2.8%
Median Gross Rent	\$730	13.7%*
Median Home Value	\$298,070	81.5%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	4,387	23.8%
Extreme Cost Burdened Renters (paying >50%)	2,424	13.1%
Cost Burdened Owner Occupants	583	16.2%
Overcrowded Households	1,566	5.5%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

**POPULATION**

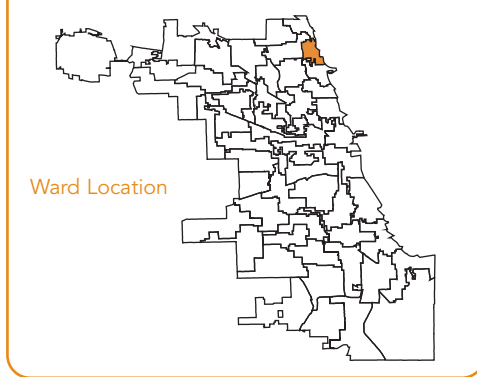
	2000	
Total Population	59,297	
Change in Population 1990-2000	0.9%	
% Foreign Born	36.6%	
Average Household Size	1.9	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	47.4%	-2.3%
African American	20.4%	-12.8%
Hispanic	15.5%	10.8%
Asian – Pacific Islander	12.3%	-0.5%
Other	4.3%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$37,274	9.8%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,795	4.3%

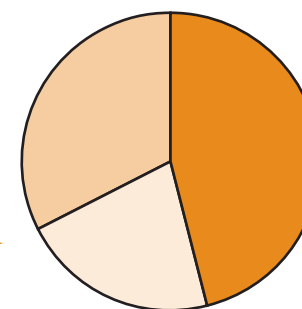


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	22,130
Moderate Income Households (80-120%)	4,958
Upper Income Households (>120%)	3,724

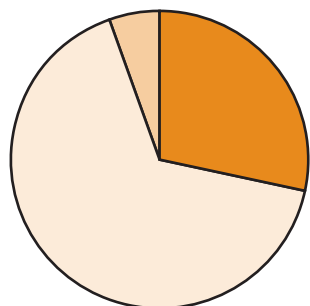
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	14,183
Moderate Income Households (80-120%)	6,613
Upper Income Households (>120%)	10,017



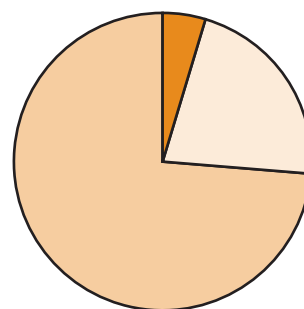
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	32,511	-2.7%
Owner Occupied	9,221	24.0%
Renter Occupied	21,508	-4.3%
Vacant	1,781	-49.0%



**UNITS PER BUILDING**

	2000
1 Unit	1,512
2-9 Units	7,028
10+ Units	23,935



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	5.2%	-6.1%
Median Gross Rent	\$627	2.6%*
Median Home Value	\$251,547	27.3%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	6,868	33.7%
Extreme Cost Burdened Renters (paying >50%)	4,497	22.0%
Cost Burdened Owner Occupants	258	22.4%
Overcrowded Households	3,062	10.0%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions

WARD 49

POPULATION

	2000
Total Population	59,509
Change in Population 1990-2000	6.0%
% Foreign Born	33.1%
Average Household Size	2.5

RACE & ETHNICITY

	2000	Change 1990-2000
White	32.8%	-26.6%
African American	29.0%	20.7%
Hispanic	26.4%	52.1%
Asian – Pacific Islander	6.9%	-11.9%
Other	5.0%	

INCOME

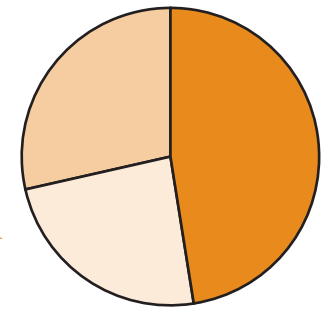
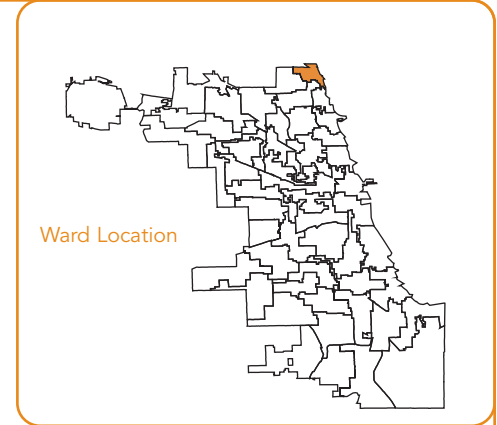
	2000	Change 1990-2000
Median Household Income	\$32,909	-2.2%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	11,758	17.8%

INCOME DISTRIBUTION as a % of Area Median Income

Low Income Households (<80%)	18,125
Moderate Income Households (80-120%)	3,402
Upper Income Households (>120%)	2,318

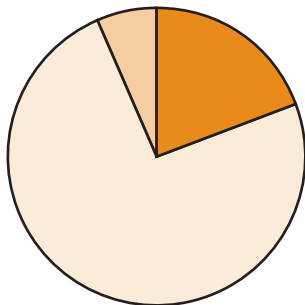
INCOME DISTRIBUTION as a % of Chicago Median Income

Low Income Households (<80%)	11,324
Moderate Income Households (80-120%)	5,714
Upper Income Households (>120%)	6,806



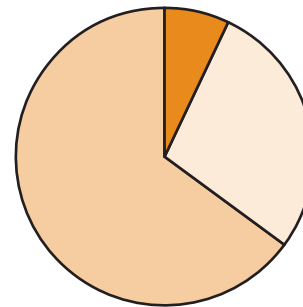
HOUSING UNITS

	2000	Change 1990-2000
Total Housing Units	25,501	-1.6%
Owner Occupied	4,907	18.9%
Renter Occupied	18,932	-3.0%
Vacant	1,663	-26.7%



UNITS PER BUILDING

	2000
1 Unit	1,794
2-9 Units	7,151
10+ Units	16,546



HOUSING MARKET

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	6.3%	-2.2%
Median Gross Rent	\$618	-3.8%*
Median Home Value	\$160,027	9.8%*

AFFORDABILITY AND HOUSING STRESS

	2000	% of Sample**
Cost Burdened Renters	5,865	32.1%
Extreme Cost Burdened Renters (paying >50%)	3,571	19.5%
Cost Burdened Owner Occupants	275	19.3%
Overcrowded Households	3,762	15.8%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

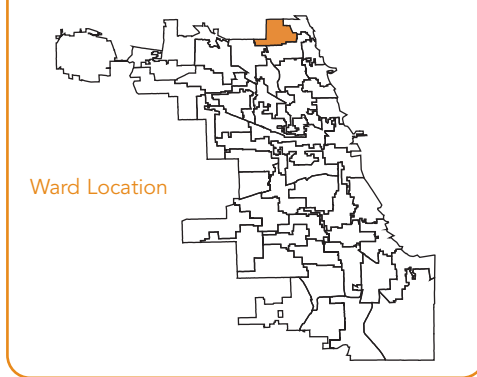
	2000
Total Population	59,391
Change in Population 1990-2000	11.4%
% Foreign Born	45.4%
Average Household Size	2.9

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	52.4%	-21.4%
African American	5.4%	150.1%
Hispanic	14.5%	134.3%
Asian – Pacific Islander	21.8%	50.2%
Other	6.0%	

**INCOME**

	2000	Change 1990-2000
Median Household Income	\$49,459	-3.5%*
Chicago Median	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	8,448	24.2%

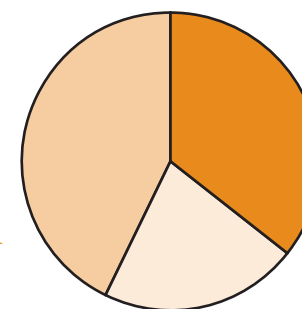


**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	12,705
Moderate Income Households (80-120%)	4,094
Upper Income Households (>120%)	3,487

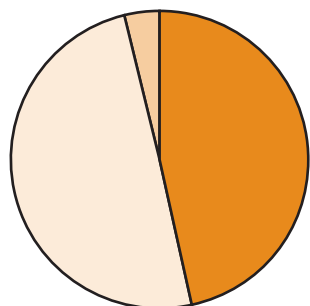
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	7,222
Moderate Income Households (80-120%)	4,380
Upper Income Households (>120%)	8,684



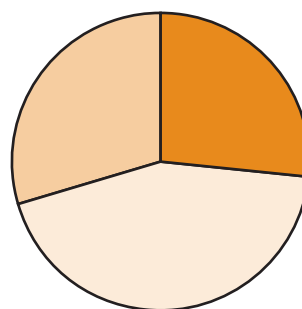
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	21,023	1.6%
Owner Occupied	9,780	-0.6%
Renter Occupied	10,440	3.9%
Vacant	803	-1.6%



**UNITS PER BUILDING**

	2000
1 Unit	5,595
2-9 Units	9,198
10+ Units	6,222



**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	NA	
Rental Vacancy Rate	4.2%	-1.3%
Median Gross Rent	\$694	0.1%*
Median Home Value	\$189,678	14.9%*

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	3,382	34.2%
Extreme Cost Burdened Renters (paying >50%)	2,181	22.0%
Cost Burdened Owner Occupants	878	17.3%
Overcrowded Households	2,532	12.5%

Households paying >35% of income for housing

\*inflation adjusted

\*\* see appendix for sample definitions



**POPULATION**

	2000	
Total Population	2,896,016	
Change in Population 1990-2000	4.0%	
% Foreign Born	21.7%	
Average Household Size	2.67	

**RACE & ETHNICITY**

	2000	Change 1990-2000
White	907,166	-14.1%
African American	1,053,739	-1.9%
Hispanic	753,644	38.1%
Asian – Pacific Islander	125,409	27.0%
Other	56,058	

**INCOME**

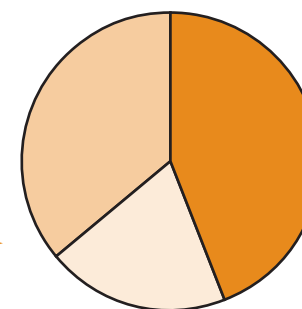
	2000	Change 1990-2000
Median Household Income	\$38,625	9.6%*
Area Median	\$67,900	16.8%*
Persons in Poverty	556,791	-6.0%

**INCOME DISTRIBUTION as a % of Area Median Income**

Low Income Households (<80%)	703,853	8.6%
Moderate Income Households (80-120%)	196,228	1.2%
High Income Households (>120%)	182,018	-7.6%

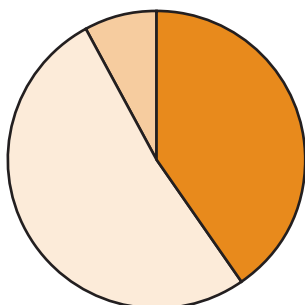
**INCOME DISTRIBUTION as a % of Chicago Median Income**

Low Income Households (<80%)	433,703	3.1%
Moderate Income Households (80-120%)	193,357	6.9%
High Income Households (>120%)	455,039	3.9%



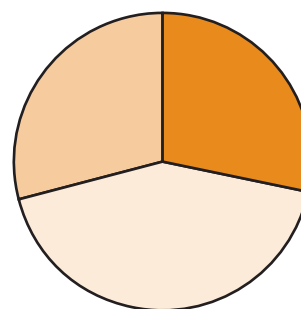
**HOUSING UNITS**

	2000	Change 1990-2000
Total Housing Units	1,152,868	1.8%
Owner Occupied	464,865	9.3%
Renter Occupied	597,063	-0.5%
Vacant	90,940	-15.7%



**UNITS PER BUILDING**

	2000
1 Unit	325,241
2-9 units	490,947
10+ units	334,736



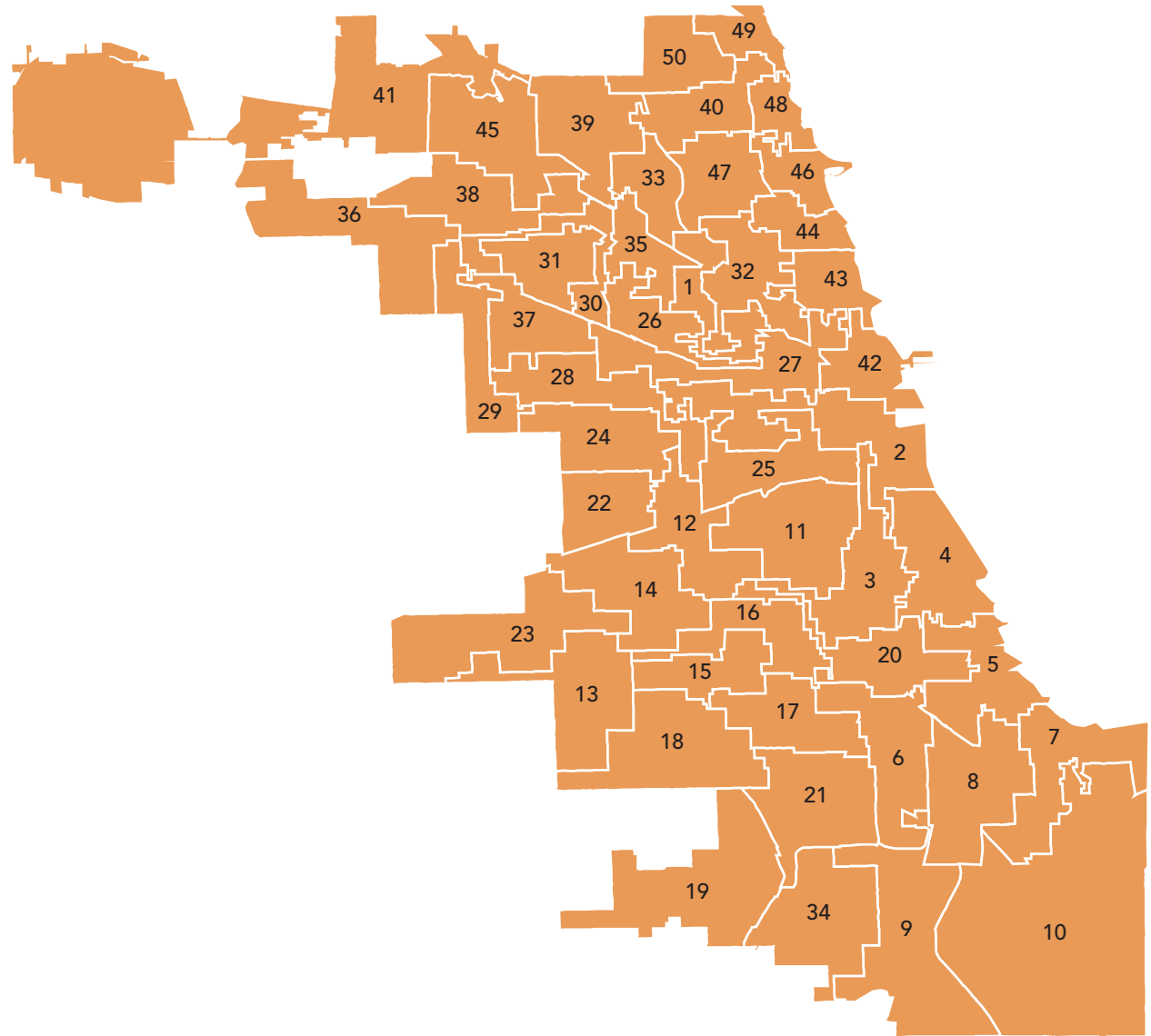
**HOUSING MARKET**

	2000	Change 1990-2000
% Housing Units Built Since 1990	4.5%	
Rental Vacancy Rate	5.7%	-3.9%
Median Gross Rent	\$616	3.3%*
Median Home Value	\$132,400	27.3%*
City Owned Vacant Properties		8,568
Project Based Section 8 Units		31,475

**AFFORDABILITY AND HOUSING STRESS**

	2000	% of Sample**
Cost Burdened Renters	183,735	30.8%
Extreme Cost Burdened Renters (paying >50%)	116,679	19.6%
Cost Burdened Owner Occupants	56,032	21.2%
Overcrowded Households	107,530	10.1%
Lead Exposed Children		14.4% of children tested

\* inflation adjusted  
 \*\* See Appendix for sample definitions



Chicago and Illinois shared a decade of growth in the 1990s. Yet in many communities, rising incomes exerted a pull on housing costs, and rising housing costs bring a host of associated issues, from displacement of low income households, to overcrowding, to excessive housing cost burdens for renters and, increasingly, for homeowners. Large portions of Chicago and Illinois appear virtually untouched by the boom economy. These areas continued to lose population and housing stock through the 1990s, and yet are still unaffordable to many of the families who remain.

Affordable housing benefits all residents and institutions and is necessary for the success of any city, region or state. Yet growth alone does not ensure a stable and adequate affordable housing supply. Strong neighborhoods require supportive public policies to prevent displacement, promote preservation and encourage production of new affordable housing throughout whole cities and regions, in both rural and metropolitan areas of the state. If opportunity is to be available to the striving and not just the established, affordable housing, intentionally preserved and broadly distributed, must be a part of our plans.

In 2001, the Chicago Rehab Network (CRN) inaugurated Valuing Affordability, a multi-year campaign to create a social, political and economic climate that values affordable housing. The campaign identified public awareness, political

leadership and sound policy and resource proposals as the three keys to bringing affordable housing to the public agenda. In the months since that campaign was conceived, CRN has mobilized a combination of public awareness and political leadership to advance significant policy gains in four strategic areas – preserving neighborhoods, living rents, housing set-asides, and public education. These gains are summarized below. For additional information on specific policies or on how you can join our efforts to summon the leadership and public awareness to advance more sound policy, please visit our website at [www.chicagorehab.org](http://www.chicagorehab.org).

**Preserving Neighborhoods:** CRN advocates for long-term property tax reforms that prevent displacement of homeowners and renters, and other key activities that preserve the stock of expiring federally assisted housing. Successful proposals to preserve neighborhoods include innovative tax policy reforms to eliminate threats to the rental housing stock: reduction in Class 3, expansion of Class 9, and creation of Class S. The new Class S tax incentive alone has worked to preserve hundreds of Section 8 units at risk of market conversion since its introduction in 2002. Additionally, tax reforms have been passed in Cook County that benefit moderate income homeowners. The leadership of the Cook County Commissioner and the Assessor's office joined by community leaders demonstrates effective policies can be established for affordable housing.

CRN is currently working towards a property tax exemption for nonprofit owned multi-family rental housing. All nonprofit owned affordable housing would be exempt from property taxes so long as it continues to be affordable and the income from the property is used to benefit the property for operating expenses or rental subsidy.

Affordable housing is a valuable community asset that is usually created through substantial public investment of both time and money. In particular, there are tens of thousands of units subsidized through project-based Section 8, Low Income Housing Tax Credits (LIHTC) and other financing and subsidy programs. CRN maintains a tracking system of at-risk properties in Illinois that is available to community development stakeholders and decision makers. Information will be shared and partnerships created to minimize the number of affordable rental units lost due to an owner's decision to opt out of the program, and to encourage sale of buildings to developers with a preservation mission.

In addition, CRN advocates amendment of the Illinois Federally Subsidized Housing Preservation Act to give tenant associations or their representatives the right to purchase their housing when an owner opts-out of their extended use contracts. And we continue to advocate for a preservation policy that would improve the enhanced voucher for displaced tenants, and federal exit tax relief.

In the case of troubled projects, CRN also provides direct technical assistance. Most recently we have been working with the tenants of Evergreen Terrace in Joliet. The owner of this Section 8 property intended to renew the contract and maintain affordability but has been obstructed by the area's political leadership, which would like to see new market rate development at that site.

**Living Rents:** CRN has long advocated for long term subsidy strategies that enable the creation of housing units for those who need it most. Our *Present Realities, Future Prospects* documented the underwriting weaknesses in the Low Income Housing Tax Credit portfolio and the inability of this program to serve people under 30 percent of the area median income. We closely monitor and periodically evaluate the use of existing city and state public resources to identify policy and resource barriers.

This year's resolution by the city of Chicago to endorse the National Housing Trust Fund Act is one potential solution that would bring significant dollars to serve lower income households in Chicago. Additionally, our *Affordable Chicago* report recommends new resources, such as a dedicated revenue stream based on the transfer tax, that could provide deeper rental subsidies for affordable housing development. Another recommendation, a housing set aside, would provide new affordable for sale housing for those earning over 60 percent of the median income,

thus freeing up public dollars to be targeted to those at the lower end of the income spectrum.

**Housing Set Asides:** Currently 91 municipalities across the country successfully employ housing set aside policies to ensure that affordable housing is not left out when the housing market booms. In late 2002, Alderman Toni Preckwinkle introduced an ordinance requiring that any housing development over 10 units in Chicago set aside 25 percent of those homes as affordable. Had such a policy been in place during the 1990s, it could have created 8,000 new affordable housing units, or roughly the same number of new units created by the Chicago Department of Housing in 10 years with \$2.5 billion in public subsidies.

A set-aside policy could tap the market to ensure a broad distribution of affordable housing in Chicago, and the proper cost offsets can ensure that developers are not overburdened. As public policy, inclusionary zoning is congruent with the current mixed income housing policy. Both require additional public investments and private sector involvement for a greater public good.

**Public Awareness:** Public awareness is an important support for sound policy, and CRN is often approached to provide materials and analysis to guide the work of advocates and public leaders alike.

In 2001, CRN's public education efforts took a new direction when we founded Housing Illinois, a coalition of 3 dozen developers, advocates,

government, faith and civic organizations with the express purpose of raising public awareness of the need for affordable housing. After building the coalition, we initiated a market research firm to study public perceptions of affordable housing in the six county metropolitan region. The results surprised us. Six in ten residents in the region think there is too little housing affordable for people of moderate or low incomes in their communities and, and two in three say they support building affordable housing in the area where they live.

Housing Illinois aims to build on these results to create a communications campaign. The campaign will develop a range of creative communications materials – such as ads, fact sheets, posters, brochures, stories – to target a very general audience as well as some specific segments. Housing Illinois will offer training to build the capacity of organizations to use communication tools to bolster support and overcome opposition to affordable housing.

The *Affordable Housing Fact Book* is itself an important tool for public awareness. Its purpose is to arm advocates, legislators and leaders from all areas with the facts they need to understand the housing needs of their communities. We are confident sound facts will inform the sound policies that will vouchsafe the affordability of our cities, regions, and the state of Illinois in the future.

Except where otherwise noted, data has been gathered from the US Census and other sources by the Nathalie Voorhees Center at University of Illinois at Chicago.

Vacant housing units include both vacant for rent and vacant for sale units. Rental Vacancy rate is the number of units vacant for rent as a portion of total rental units (both renter occupied and vacant for rent).

New construction permits and demolition permits were collected by the Voorhees Center from the Chicago Department of Buildings. Permits may affect more than one housing unit, and some construction or demolition activity may occur without permits. Thus changes in construction and demolition permits do not add up to match the change in total housing units as reported by the US Census.

Median income figures reflect incomes reported for the year previous to each decennial census (1989 for 1990, and 1999 for 2000)

Income Distribution Analysis:

For Chicago community areas and wards, income distribution is calculated relative to both the city of Chicago Median Income (\$38,625 for 2000, and \$26,301 for 1990) and the Area Median Income. The Area Median Income is calculated by the US Department of Housing and Urban Development each year by household size, and represents the six county metropolitan region. Fact sheets refer to area median income for a family of four (\$67,900 for 2000, and \$43,400 for 1990).

For municipalities and counties, income distribution is calculated relative to the state median income (\$46,590 for 2000, \$32,252 for 1990).

Low-income households are counted as those earning less than 80% of median income.

Moderate-income households are counted as those earning between 80 – 100% of median income.

High-income households are counted as those earning more than 120% of median income.

Poverty rate is calculated as the number of persons in poverty as a portion of the number of persons for whom poverty status has been determined by the US Census (not as a portion of the total population).

Cost burdened renters are calculated as the number of households paying more than 35% of their income for housing. Extreme cost burdened renters are calculated as the number of households paying more than 50% of their income for housing.

The percent of cost burdened renters is calculated as the number of households paying more than 35% of their income for housing, divided by the number of specified renter households for whom the US Census has calculated housing costs as a portion of income (not by the total number of renter occupied units).

Similarly, cost burdened owners are calculated as the number of households paying more than 35% of their income for housing costs – including mortgage, property tax, and insurance. The percent of cost burdened owners is the number of cost burdened

owners, divided by the number of specified owner households, for whom the US Census has calculated housing costs as a portion of income (not the total number of owner occupied units).

Overcrowded households are counted as those with more than one person per room (not per bedroom). Percent overcrowded households is calculated as the number of overcrowded households, divided by the number of households for which the US Census has reported persons per room.

Mortgage foreclosure data is taken from the National Training and Information Center's November 2002 Analysis presented at Chicago's Foreclosure Crisis Meeting on December 4, 2002.

Public Housing data is taken from *Not Even a Place in Line: Public Housing & Housing Choice Voucher Capacity and Waiting Lists in Illinois*, compiled by the Mid-America Institute on Poverty of Heartland Alliance for Human Needs & Human Rights, in October 2003.

Housing court case data was gathered from the Voorhees Center from the city of Chicago Department of Buildings.

Lead exposure data was gathered by the Voorhees Center from the Chicago Department of Public Health.

