

# Racial Equity Report on Housing and Opportunity

Project name: 5502 Flatlands Avenue Rezoning

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*Note: Racial Equity Reports are prepared prior to the certification of the subject application by the City Planning Commission (CPC). A description of the final adopted application is available in the associated CPC report.*

## PROJECT TYPE

*Projects that meet one or more of the following criteria are subject to the racial equity report requirement. Please select all relevant actions or project types and describe the project details associated with the relevant project type:*

- ☐ Text amendment to the zoning resolution affecting 5 or more community districts
- ☐ Historic district designation affecting 4 or more city blocks
- ☐ Seeking a change to the use regulations or permitted floor area for any use in a manufacturing district where a building in the project contains at least 100,000 square feet of floor area

*Applications submitted pursuant to subdivision a of section 197-c of the charter that seek approval for:*

- ☐ Acquisition or disposition of land to facilitate a non-residential project containing at least 50,000 square feet of floor area
- ☐ Acquisition or disposition of land to facilitate a residential project, other than a residential project consisting of a building to be preserved, provided that such equity report shall only be required related to a building in such project containing at least 50,000 square feet of floor area
- ☒ An increase in permitted residential floor area of at least 50,000 square feet
- ☐ An increase in permitted non-residential floor area of at least 200,000 square feet
- ☐ A decrease in permitted floor area or number of housing units on at least four contiguous city blocks

*If the application meets the above criteria but the proposed development does not, please explain the difference between the proposed development and the application.*

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Although the proposed rezoning would increase the permitted residential floor area in the Project Area by at least 50,000 square feet, the Proposed Development would only include 38,423 square feet of residential floor area.

## 1. EXECUTIVE SUMMARY

*The executive summary should provide readers with a short, plain-language summary of the subsequent sections of the racial equity report, including major project elements and key neighborhood and demographic conditions.*

This report accompanies a land use application by 5502 Flat LLC (the “Applicant”) seeking: (1) a zoning map amendment, rezoning their development site from an R3-2 district to an R6A/C2-4 district, and (2) a zoning text amendment to Appendix F to make the affected area part of a Mandatory Inclusionary Housing area.

The object of the application is to facilitate a new mixed-use building containing residential and commercial uses (the “Proposed Development”) on the Development Site, which is Brooklyn Tax Block 7781, Lot 15. The Development Site encompasses nearly the entire southeastern blockfront of Flatlands Avenue between East 55<sup>th</sup> and East 56<sup>th</sup> Streets. It has approximately 367 feet of frontage along two wide streets per zoning: approximately 232 feet along Flatlands Avenue (100 feet wide), and approximately 135 feet along East 56<sup>th</sup> Street (80 feet wide). The Proposed Development is slated to rise seven-stories and 70 feet and contain approximately 49,637 square feet of floor area (3.9 FAR). The first floor would contain 7,399 square feet of commercial use, while the second through sixth floors would contain approximately 42,238 square feet of residential use. It will contain 36 dwelling units, 11 of which will be permanently income-restricted in compliance with “Option 1” of the Mandatory Inclusionary Housing Program. 16 accessory off-street parking spaces would be provided in the cellar.

The area to be rezoned (the “Project Area”) includes the Development Site as well as a portion of Lot 1 and all of Lots 12 & 19 to create a comprehensive zoning proposal. This would allow the newly created R6A/C2-4 district to extend to a uniform depth of 125 feet from Avenue J between East 55<sup>th</sup> and East 56<sup>th</sup> Streets. The Development Site contains approximately 12,721 square feet of lot area and is currently vacant. Lot 1 contains 15,000 square feet and is improved upon with a one-story building used as an automotive service business with 2,400 square feet of floor area (0.16 FAR). Only a small northerly portion of this lot would be included in the Project Area. Lot 12 contains 5,000 square feet and is improved upon with a two-story community facility with 7,006 square feet of floor area (1.4 FAR). Lot 19 contains 2,500 square feet and is improved upon with a one-story automotive service use with 1,800 square feet of floor area (0.72 FAR).

The Project Area falls within PUMA 4009, which is roughly coextensive with the boundaries of Brooklyn Community District 18 and includes the neighborhoods of Canarsie, Flatlands, Bergen Beach, and Mill Basin. As of 2020, this area’s population was 204,005. Of this population, 5.1% identified as Asian non-Hispanic, 59.3% identified as Black non-Hispanic, 8.7% identified as Hispanic, and 21.1% identified as White non-Hispanic. The remaining 5.8% identified as non-Hispanic or some other race or combination of races. The Asian, Hispanic, and White populations make up a significantly smaller share of the local population than they do at the borough and citywide levels. Meanwhile, the Black population makes up more than double the percentage of the local population than it does in the rest of Brooklyn and New York City.

2017-2021 American Community Survey data shows the median household income in the area was \$81,653, which is significantly higher than Brooklyn and New York City as a whole. Asian and White households have significantly higher median incomes (\$93,737 and \$95,573, respectively) than the overall figure for the area, while Black households have roughly the same median income (\$79,258) when compared to the same. Hispanic households have a significantly lower median income (\$63,128) than the area as a whole. The area's median age was 40.1 years old. 40.4% of the area's population was foreign-born, and 10% of the area's population indicated they spoke English less than "very well".

Brooklyn CD18 saw a 5.3% increase in population between 2010 and 2020, and only a 0.5% increase in housing production. This demonstrates that the area's housing production is woefully lagging behind both the local population growth, but housing production in the rest of the borough (11%) and city (9%). The median gross rent in the area is \$1,596/month, which is roughly the same as Brooklyn's and New York City's medians. According to ACS PUMA data between 2017 and 2021, about 28.1% of the area's rental units were affordable to households in the extremely low- to low-income bands (0-50% AMI), another 53% were affordable to households in the low-income band (51-80% AMI), and another 17.8% were affordable to households in the moderate-income band (81-120% AMI). 29.7% of the population in this area has access to a subway or SBS station within ¼ of a mile, and only 1.4% has access to an ADA-accessible subway station within ¼ of a mile. This reflects that the area as a whole is slightly less transit-accessible for able-bodied residents than the rest of Brooklyn and New York City, and substantially less transit-accessible for disabled residents when compared to the same. While the Project Area is more than a mile from the nearest subway stop, it is directly served by the B82 Select Bus Service.

The Project Area is located within Neighborhood Tabulation Area BK58 (Flatlands), which is considered in the "Lower" category on the Displacement Risk Map. The population vulnerability subindex lists the area as "lower" risk, while the housing conditions subindex lists the area as "intermediate" risk and the market pressure subindex lists it as "lowest" risk.

The proposed project would help New York City meet several of its goals to affirmatively further fair housing and promote equitable access to opportunity by creating nine new units of income-restricted housing at an average of 60% AMI in a new building designed to be ADA-accessible, while setting aside a certain percentage of income-restricted units for existing community district residents and those with disabilities.

The purpose of this report is to provide additional context not found in the land use application to facilitate public conversation about neighborhood change. To that end, it includes the following sections:

## Section 1: Executive Summary (*this section*)

Section 2: Description of project components – Details of the proposed residential units in the proposed development: rent-regulated / market-rate, unit quantities, unit types, income restrictions, projected rents. And details of non-residential uses: proposed jobs and likely demographic characteristics of the prospective workforce.

Section 3: Community profile summary - Graphs and charts describing neighborhood demographics, socioeconomic and housing conditions, with accompanying narrative explanation.

Section 4: Narrative statement - A statement describing how the project components and neighborhood characteristics relate to the City's commitment to affirmatively furthering fair housing and promoting equitable access to opportunity.

Section 5: Community profile – The complete data of all indicators in the Equitable Development Data Explorer for the local, community, the borough, and the city (for reference purposes).

Appendix – Other documents or information referenced by this report that are not included elsewhere in the applicant's land use application (supporting data for market-rate rents).

## **2. PROJECT SPECIFIC INFORMATION**

*For guidance, please refer to the [racial equity report submission guide](#).*

## 2.1. Description of residential space and affordability

### 2.1.1 Reporting residential floor area

**Total residential zoning square feet:** 41,791 sf

### 2.1.2 Profile of anticipated residential affordability

Report the number of anticipated housing units. If income-restricted, report unit count by Area Media Income (AMI) tier. If not, report as "not income-restricted."

Income Restriction	Unit Count		Anticipated Affordability***				
			AMI	Rent (2024)*		Eligible Income (2024)**	
	#	%		1-bedroom	2-bedroom	1-person	4-person
Very Low Income	5	14%	40%	\$1,170	\$1,400	\$43,500	\$62,100
Low Income	2	6%	60%	\$1,750	\$2,100	\$65,200	\$93,200
Low Income	4	11%	80%	\$2,330	\$2,800	\$87,000	\$124,200
Not Income Restricted	25	69%	n/a	\$2,000	\$3,650	\$79,900	\$146,000
<b>Total New Units</b>	<b>36</b>	<b>100%</b>					

*\*Rents are based on unit size. Rents shown are illustrative (based on 2024 AMI), rounded to the nearest \$10) and will change. Final rents will be determined based on the HUD Income Limits in place at time of project construction.*

*\*\*Qualifying incomes are based on household size. Incomes shown are illustrative (based on 2024 AMI, rounded to the nearest \$100) and will change. Final qualifying incomes will be determined by the HUD Income Limits in place at time of project marketing.*

*\*\*\*Affordability numbers are preliminary*

*Provide additional comments below, such as anticipated unit sizes. If applicable, report the proposed Mandatory Inclusionary Housing option. If applicable, describe any affordable housing financing programs.*

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The Proposed Development will contain a total of 36 residential units. Of these 36 units, 11 will be income-restricted pursuant to Mandatory Inclusionary Housing Program (“MIH”) Option 1, and 25 will be market-rate (not income-restricted).

Pursuant to MIH Option 1, the nine income-restricted units comprise at least 25% of the Proposed Development’s residential floor area, at a weighted Area Median Income (“AMI”) average of 60%. Additionally, 10% of the total units will be available at 40% AMI, there are no more than three income bands, and there is no income band greater than 80% AMI. The table above provides example rents and eligible incomes, by AMI income band. It should be noted the numbers above by unit represent a percentage of the total unit count, not residential floor area.

The Proposed Development would contain 5 studios, (2 income-restricted) 11 one-bedroom apartments (4 income-restricted)) and 20 two-bedroom apartments (6 income-restricted). 1 of the income-restricted studios will be offered at 40% AMI, with another at 80% AMI. 2 of the one-bedrooms will be offered at 40% AMI, with another each at 60% and 80% AMI. 3 of the two-bedrooms will be offered at 40% AMI, with 1 at 60% AMI and 2 at 80% AMI.

The Proposed Development will not be seeking any affordable housing financing programs.

Based on current rental data, as applied to the unit types and unit sizes in the Proposed Development, the estimated monthly rents of the market-rate units are as follows:

	Third Quartile Area Market-Rate Rents	Associated Household Incomes (30% Rent Burden)
One-Bedroom Apartments	\$2,000/month	\$79,900/year
Two-Bedroom Apartments	\$3,650/month	\$146,000/year

To determine the basic third quartile area market-rate rents (monthly), data from the website StreetEasy for the surrounding area was reviewed (see Appendix).

## 2.3 Estimating construction jobs

*Report anticipated construction jobs in both person-years and average yearly workers for each development site.*

Development Site	Person-years	Average yearly workers
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5502 Flatlands Avenue	92.1	61.4
<b>Total</b>	<b>92.1</b>	<b>61.4</b>

### 3. Community Profile Summary

*The community profile summary is intended to provide a user-friendly snapshot of household, housing, and neighborhood indicators in the project area. This summary includes graphs and charts of selected indicators found in*

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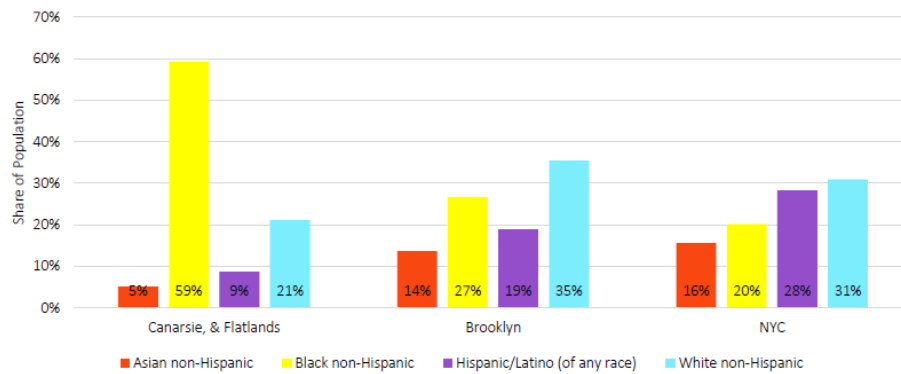
the full community profile (Section 5). The summary is available for download through the [Equitable Development Data Explorer](#).

## Demographic Conditions

**Figure 1: Race & Ethnicity, 2020**

Shows the share of area population by mutually exclusive race and Hispanic ethnicity. Compares the local area to the borough and city.

*"In 2020, [percent] of the population in [area] identified as [race/ethnicity]."*

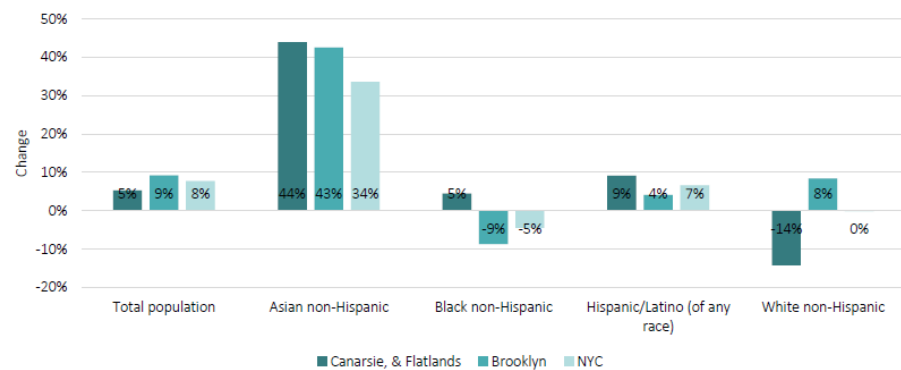


Source: Census 2020; Community Profile Table 1.01

**Figure 2: Percent Change in Race & Ethnicity, 2010 to 2020**

Shows the percent change of the area population by mutually exclusive race and Hispanic ethnicity. Compares the local area to the borough and city.

*"From 2010 to 2020, the [race/ethnicity] population in [area] increased/decreased by [percent]."*



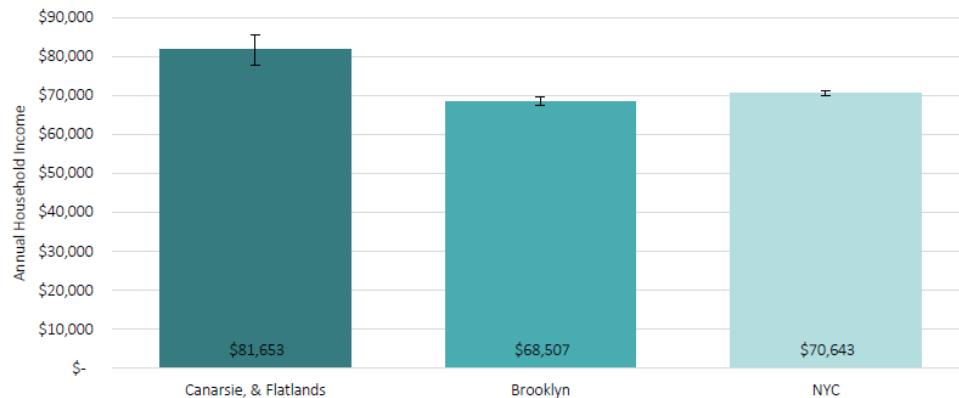
Source: Census 2010, 2020; Community Profile Table 1.01

## Household Economic Security – Income

Figure 3: Median Household Income, 2017-2021 (Five-Year Estimate)

Shows the estimated median household income (in 2021 dollars) for the local area, borough, and city. Median means half of all households in the area make more than this amount and half make less. Compares the local area to the borough and city.

*"For 2017-2021, the estimated median household income in [area] was [\$]."*

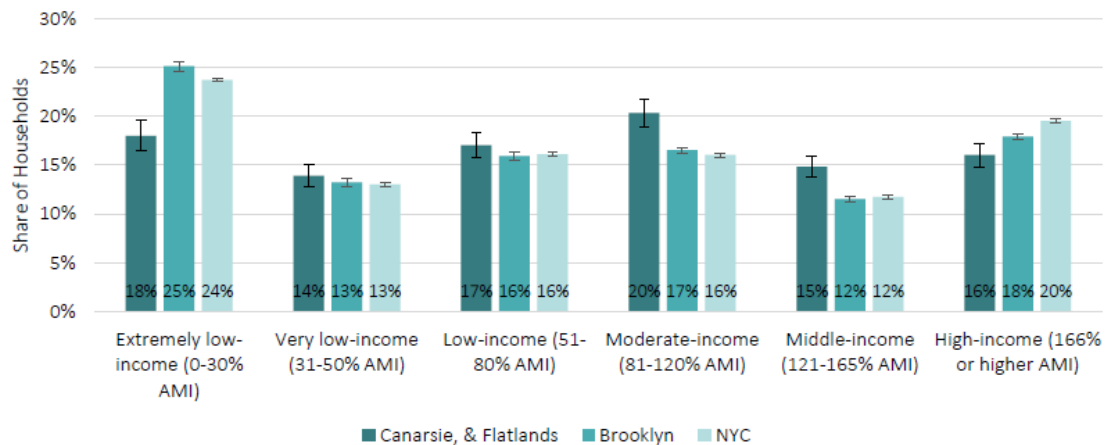


Source: American Community Survey 2017-2021; Community Profile Table 2.02

Figure 4: Share of Households in Each HUD AMI Band, 2017-2021 (Five-Year Estimate)

Shows the share of households within each 2019 U.S. Housing and Urban Development (HUD) Area Median Income (AMI) band. Compares the local area to the borough and city. U.S. Housing and Urban Development (HUD) Area Median Income (AMI) is based on rental prices.

*"For 2017-2021, an estimated [percent] of households in [area] were in [HUD AMI band]."*

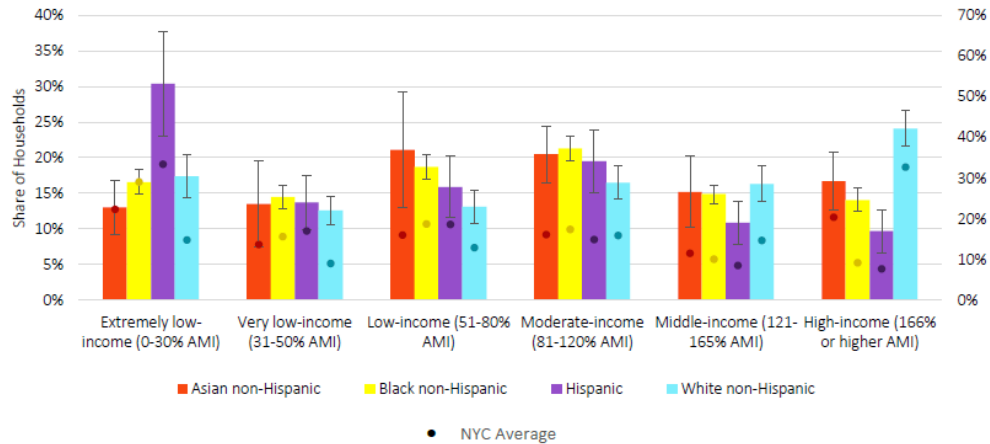


Source: American Community Survey 2017-2021; Community Profile Table 2.03

**Figure 5: Share of Households in Each HUD AMI Band by Race & Ethnicity, 2017-2021 (Five-Year Estimate)**

Shows the share of PUMA households within each 2019 U.S. Housing and Urban Development (HUD) Area Median Income (AMI) band, by mutually exclusive race & Hispanic ethnicity of householder. HUD AMI bands are used to determine eligibility for income-restricted housing.

*"In the local area, an estimated [percent] of [race/ethnicity] households were in [HUD AMI band] in 2017-2021."*



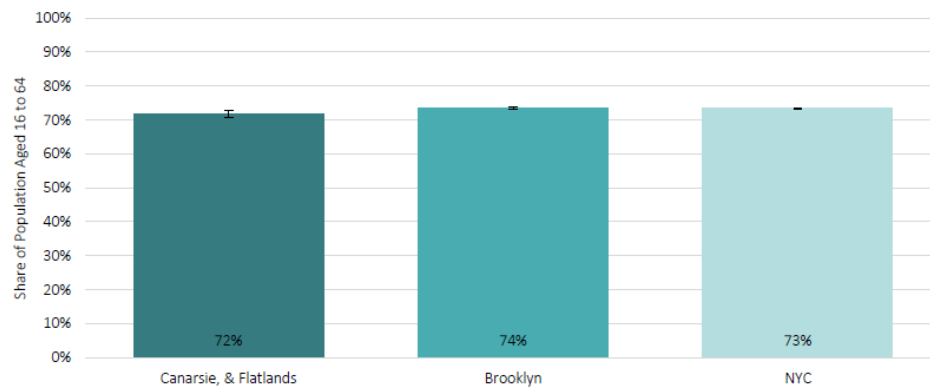
Source: American Community Survey 2017-2021; Community Profile Table 2.03

## Household Economic Security – Jobs

**Figure 6: Labor Force Participation, 2017-2021 (Five-Year Estimate)**

Shows the share of the total population aged 16-64 who is employed or seeking work. Compares the local area to the borough and city.

*"In 2017-2021, an estimated [percent] in [area] were employed or seeking work."*

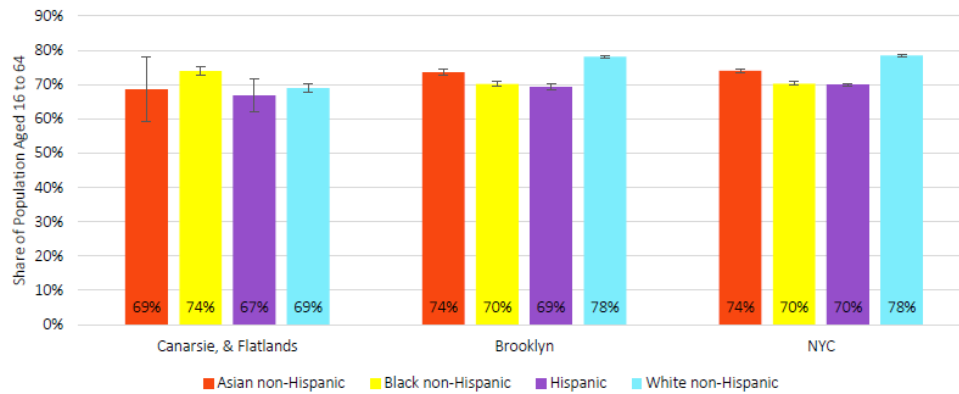


Source: American Community Survey 2017-2021; Community Profile Table 2.04

**Figure 7: Labor Force Participation by Race & Ethnicity, 2017-2021 (Five-Year Estimate)**

Shows the share of the total population aged 16-64 who is employed or seeking work, by mutually exclusive race & Hispanic ethnicity. Compares the local area to the borough and city.

*"In 2017-2021, an estimated [percent] of [race/ethnicity] group in [area] were employed or seeking work."*

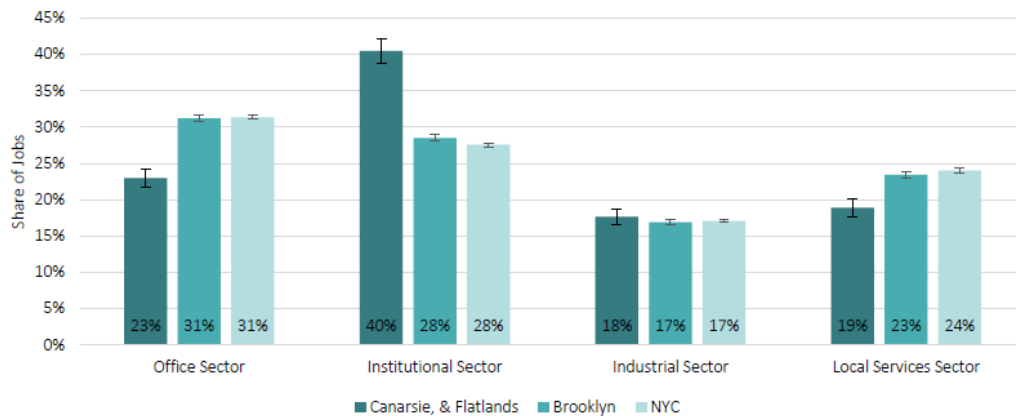


Source: American Community Survey 2017-2021; Community Profile Table 2.04

**Figure 8: Share of Employed Residents by Business Sector<sup>1</sup>, 2017-2021 (Five-Year Estimate)**

Shows the share of workers who live in an area by the business sector in which they work. Compares the local area to the borough and city.

*"In 2017-2021, an estimated [percent] of employed people in [area] worked in [business sector]."*



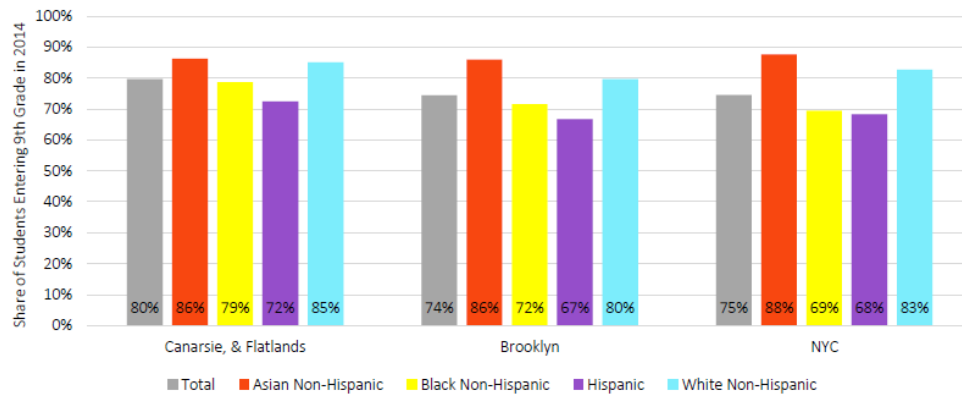
Source: American Community Survey 2017-2021; Community Profile Table 2.06

## Education & Access to Transit

**Figure 9: High School Graduation Rate, 2018**

Shows the rate of students who entered 9<sup>th</sup> grade in 2014 and graduated by 2018. Shows the share of total students and share of students by mutually exclusive race and ethnicity groups. Compares the local area to the borough and city.

*"The 2018 graduation rate for [race/ethnicity] group in [area] was [percent]."*

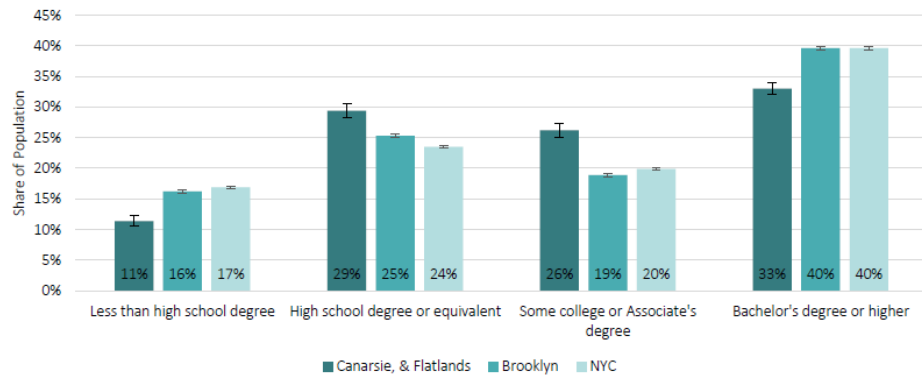


Source: NYC Department of Education 2018; Community Profile Table 5.13

**Figure 10: Educational Attainment, 2017-2021 (Five-Year Estimate)**

Shows the share of the population 25 years and over, by highest level of educational attainment. Compares the local area to the borough and city.

*"In 2017-2021, an estimated [percent] of the population 25 years and over in [area] had [educational attainment]."*

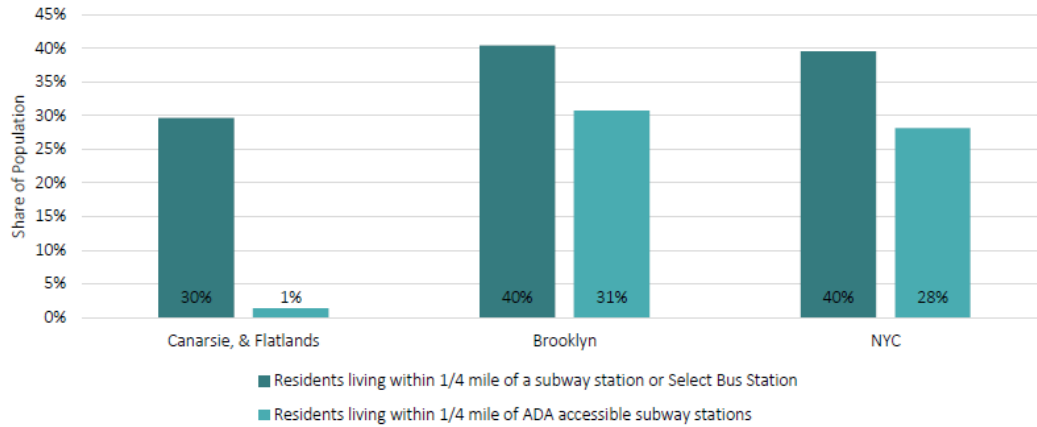


Source: American Community Survey 2017-2021; Community Profile Table 2.01

**Figure 11: Access to Transit, 2021**

Shows the share of population that lives within ¼ mile of a subway station or select bus service stop; and share of population that lives ¼ mile of an ADA accessible subway station. Compares the local area to the borough and city.

*"In 2021, about [percent] of residents in [area] lived near an ADA accessible subway station."*



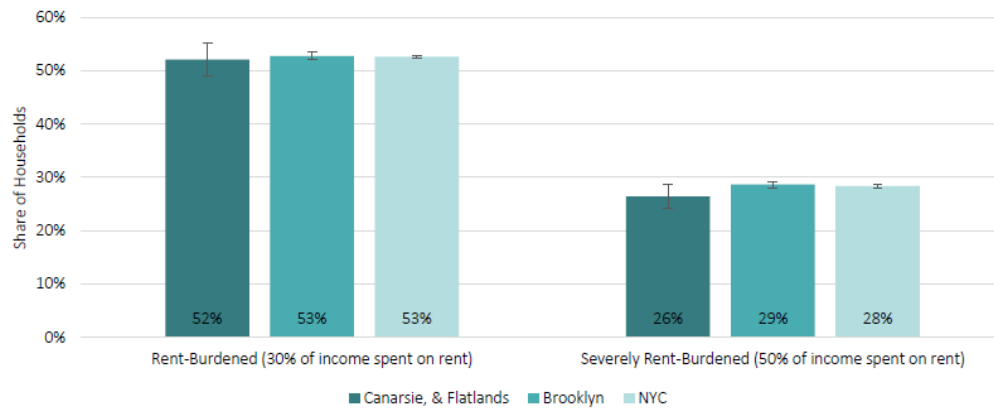
Source: Department of City Planning 2021; Community Profile Table 5.09

## Housing Security, Affordability, and Quality

**Figure 12: Rent-Burdened & Severely Rent-Burdened Households, 2017-2021 (Five-Year Estimate)**

Shows the percent of households who spent 30% or more of their income on rent (rent-burdened) and the percent who spent 50% or more of their income on rent (severely rent-burdened). Compares the local area to the borough and city.

*"In 2017-2021, an estimated [percent] of households in [area] were severely rent-burdened."*

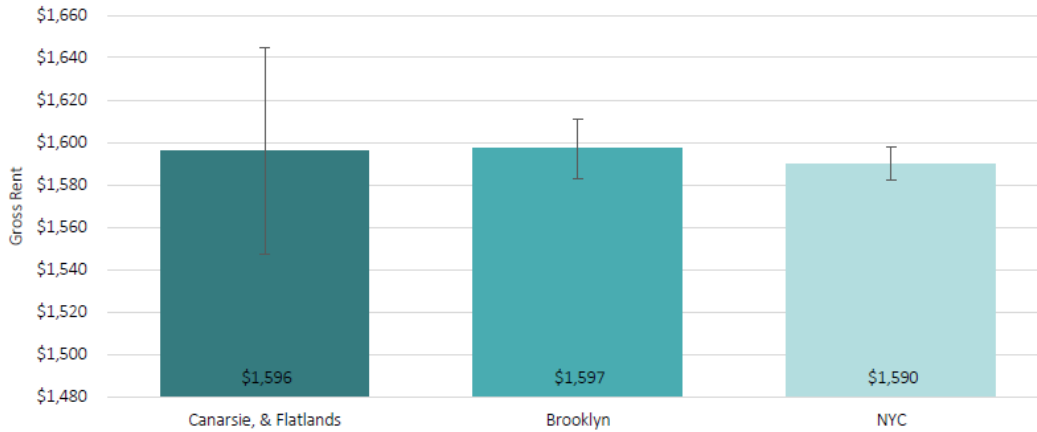


Source: American Community Survey 2017-2021; Community Profile Table 3.04

**Figure 13: Median Gross Rent, 2017-2021 (Five-Year Estimate)**

Shows the median rent for occupied units paying rent. Median means half of all units have rental costs higher than this amount and half have rents lower than this amount. Compares the local area to the borough and city.

*"In 2017-2021, the estimated median price of rental units in [area] was [\$]."*



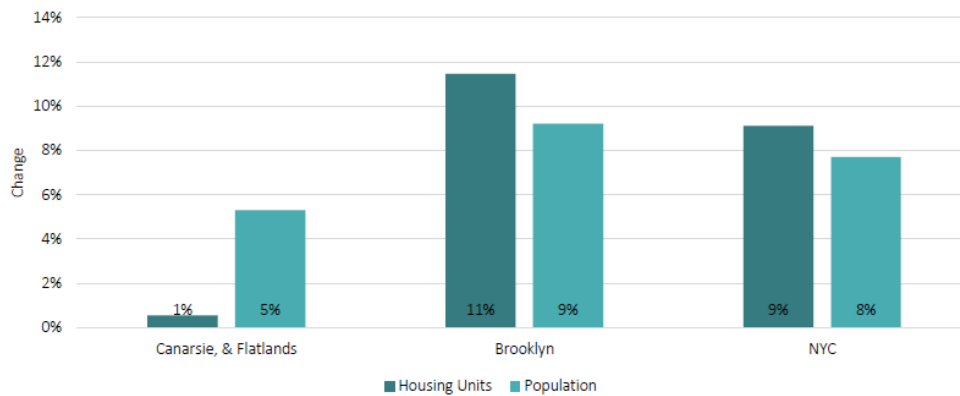
Source: American Community Survey 2017-2021; Community Profile Table 3.03

## Housing Production

**Figure 14: Percent Change in Housing Supply and Population, 2010 to 2023**

Shows the percent change in the number of housing units and population. Compares the local area to the borough and city.

*"From 2010 to 2023, housing units in [area] increased/decreased by [percent] and population increased/decreased by [percent]."*

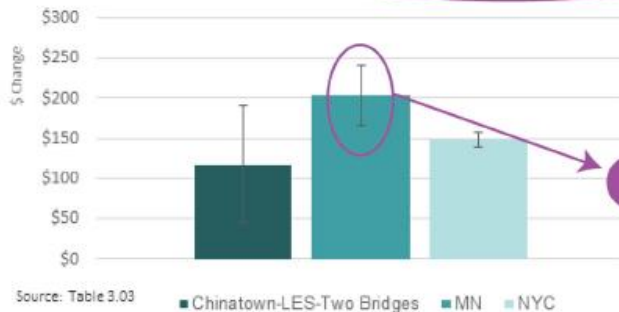


Source: NYC Department of City Planning Housing Database 2023 Q4 and Census 2010, 2020; Community Profile Tables 4.01 and 1.01

## Understanding error bars

### Understanding error bars

Figure 14: Change in Median Gross Rent, Five-Year Estimate (2008-2012 to 2015-2019)



1

**Five-year estimates** refer to data from the American Community Survey (ACS). The ACS is a monthly survey sent to a sample of households throughout the country. To have a large enough sample to create estimates of characteristics for small areas, the ACS "rolls-up" the sample for five-year periods.

Because the ACS data are from a sample, the estimates come with some uncertainty, which is shown in the chart as **error bars**.

2

These "I" figures are called **error bars**. Error bars account for uncertainty in **sample data** by representing the range in which the data could fall.

In this example, the **error bars** tell us that the change in rent in Manhattan is somewhere between about \$160 and \$245.

Data drawn from a larger sample are more accurate and have a smaller **error bar**, which is why the size of the **error bar** gets smaller as the geography increases in size.



#### Correct interpretation of this chart:

"Rents in Chinatown increased between about \$50 and \$190."

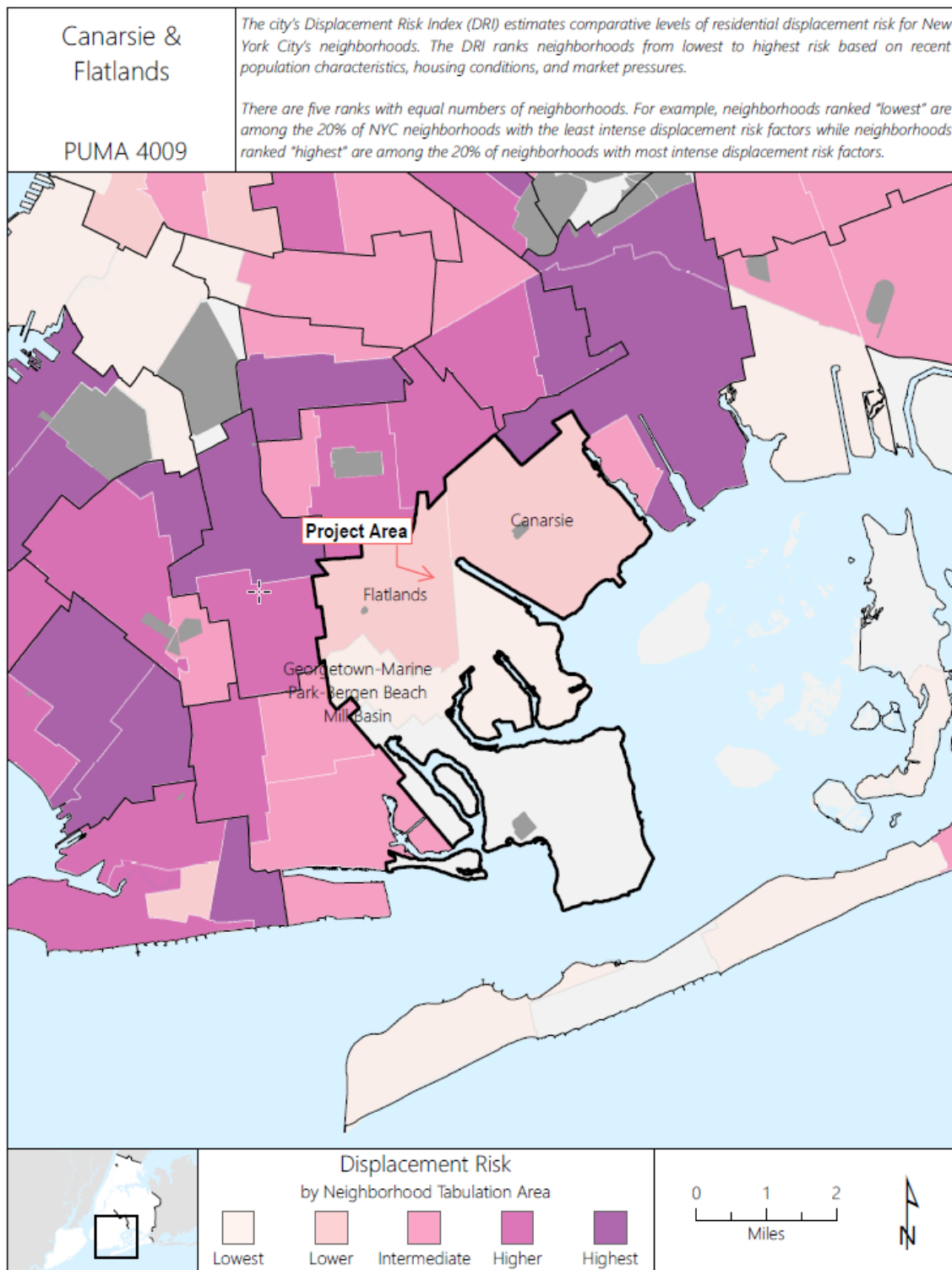
Based on the **error bar** for Chinatown, this is correct.



#### Incorrect interpretation of this chart:

"Changes in rents in Manhattan were larger than those in Chinatown."

Because the **error bars** for Chinatown and Manhattan overlap, we cannot say for certain whether changes were higher or lower. In other words, the range of rent changes in Manhattan (\$160-\$245) overlap with the range in Chinatown (\$45-\$195).



Urban

## **4. Affirmatively furthering fair housing and promoting equitable access to opportunity**

*Provide a narrative statement describing how the project relates to New York City's goals and strategies to affirmatively further fair housing and promote equitable access to opportunity. These goals and strategies are described in the city's fair housing plan, [Where We Live NYC](#).*

The proposed development furthers several of the fair housing and equitable access to opportunity goals outlined in the City's fair housing plan known as "Where We Live NYC" as follows:

### **Goal #2: Facilitate equitable housing development in New York City and the region**

The Proposed Development furthers this goal in several major ways: by providing new housing units in a neighborhood that has experienced little housing production, by providing a significant amount of new income-restricted housing units, and by providing new housing unit types that are not broadly available in the neighborhood.

Brooklyn Community District 18 saw a population growth of 5.3% between 2010-2020, but only a net 0.5% increase in housing units from 2010-2023. This conveys that housing production in the area not only severely lagged behind population growth, it lagged behind housing production in the rest of Brooklyn and New York City to an exceptional degree, as the borough and city as a whole experienced increases of housing production by 11% and 9%, respectively. In fact, the numbers demonstrate there was hardly any housing production in the neighborhood at all. Therefore, the proposed development's 36 new units of housing would provide a significant boost to the area. In fact, there was only a net addition of 384 dwelling units in the neighborhood since 2010, meaning the Proposed Development's 36 units alone would mark an 9% increase in new units since that time. Furthermore, only 29 units added in the neighborhood since 2014 were made income-restricted to those in the very low- and low-income bands, meaning the Proposed Development's nine income-restricted units would mark a 31% increase in those types of new income-restricted units available to the public.

The Proposed Development is also proposed to contain 5 studios, 11 one-bedrooms and 20 two-bedroom rental apartments, housing types that are uncommon in the neighborhood. When reviewing market-rate apartments in Flatlands over the last year on Street Easy, only 15 one-bedrooms and 20 two-bedrooms were rented. Given the dearth of these two types of (generally popular) units on the rental market, there appears to be a major shortage of rental units available in the neighborhood in general. The Proposed Development's units would therefore seem to provide a significant boost to the area's entire rental market.

### **Goal #3: Preserve affordable housing and prevent displacement of long-standing residents**

At the outset, the Development Site does not currently contain any residential use. Therefore, none is threatened by the Proposed Development itself. That said, the Proposed Development affirmatively furthers the goal of creating affordable housing by producing nine new permanently affordable (income-restricted) housing units. As discussed in the previous section, these will all be offered in the very low and low-income brackets at 40%, 60% and 80% AMIs, providing those households an opportunity to live in modern, accessible, and affordable units.

Moreover, the new permanently affordable units will be subject to HPD Marketing Guidelines, which provide a preference for applications from within the Community District. This serves to specifically prevent the displacement of existing residents. While the Neighborhood Tabulation Area in which the Development Site is located (NTA BK58 – Flatlands) is considered to be in the “lower” displacement risk category, it borders three other neighborhoods in the “higher” category (Midwood, East Flatbush-Farragut, and Rugby-Remsen Village) and another in the “highest” category (Flatbush). Adding 36 total units and nine income-restricted units in this section of Brooklyn would, therefore, alleviate some of the pressure facing this area as well as other surrounding neighborhoods. The population vulnerability subindex lists the area as “lower” risk, while the housing conditions subindex lists the area as “intermediate” risk, as 95% of the housing in the area is not income-restricted. The market pressure subindex lists the area as “lowest” risk.

#### **Goal #5: Create more independent and integrated living options for people with disabilities**

Because this is a new development, it must be built pursuant to ADA guidelines, and set aside a portion of the income-restricted units for people with disabilities. This not only means the building will be designed to be accessible (including ADA-compliant elevators and ramps), but it will provide new affordable housing opportunities for people with disabilities as well.

## 5. Community Profile

*The community profile provides data tables for all indicators from [the Equitable Development Data Explorer](#) (EDDE) for the relevant Community District2. Includes approximately 50 indicators across five categories:*

- *demographic;*
- *household economic security;*
- *housing affordability, quality, and security;*
- *housing production; and*
- *quality of life and access to opportunity.*

*Where possible, these indicators are broken down by mutually exclusive race/ethnicity and show change over time.*

*All community profiles can be downloaded from the [Equitable Development Data Explorer](#).*

Demographic Conditions  
PUMA 4009

Table 1.01.T: Mutually Exclusive Race/Hispanic Origin

	Census SF1, 2000		Census SF1, 2010		Census PL 94-171, 2020		Change, 2010 to 2020		
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Pctg. Pt.
Total population	194,740	100.0%	193,723	100.0%	204,005	100.0%	10,282	5.3%	
Asian non-Hispanic	7,134	3.7%	7,296	3.8%	10,502	5.1%	3,206	43.9%	1.3
Black non-Hispanic	99,231	51.0%	115,715	59.7%	120,905	59.3%	5,190	4.5%	-0.4
Hispanic/Latino (of any race)	15,736	8.1%	16,277	8.4%	17,763	8.7%	1,486	9.1%	0.3
White non-Hispanic	67,053	34.4%	50,145	25.9%	43,035	21.1%	-7,110	-14.2%	-4.8
Non-Hispanic of some other race or combination of races	5,586	2.9%	4,290	2.2%	11,800	5.8%	7,510	175.1%	3.6

Table 1.02.T: Age - Total Population

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Total population	190,396	3,091	1.0	100.0%		205,601	3,588	1.1	100.0%		208,514	4,170	1.2	100.0%		2,913	5,501	1.4%	2.7%		
Under 16 years	44,462	1,721	2.4	23.4%	0.8%	43,423	1,484	2.1	21.1%	0.6%	42,604	2,075	3.0	20.4%	0.9%	-819	2,551	-1.9%	5.8%	-0.7	1.1
16 to 64 years	124,773	1,933	0.9	65.5%	1.5%	139,375	2,812	1.2	67.8%	0.7%	130,264	2,915	1.4	62.5%	0.6%	-9,111	4,050	-6.5%	2.8%	-5.3	0.9
65 years and over	21,161	1,278	3.7	11.1%	0.6%	22,803	867	2.3	11.1%	0.4%	35,646	1,492	2.5	17.1%	0.6%	12,843	1,726	56.3%	8.8%	6.0	0.7
Median age (years)	35.4	0.7	1.2			36.6	0.7	1.2			40.1	0.7	1.0			4.0	1.0				

Table 1.02.A: Age - Asian Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic population	6,239	1,225	11.9	100.0%		6,289	941	9.1	100.0%		11,378	1,037	5.5	100.0%		5,089	1,400	80.9%	31.7%		
Under 16 years	1,337	340	15.4	21.4%	3.5%	1,201	298	15.1	19.1%	3.8%	2,180	438	12.2	19.2%	3.4%	979	530	81.5%	58.0%	0.1	5.1
16 to 64 years	4,386	610	8.5	70.3%	16.9%	4,270	668	9.5	67.9%	3.1%	6,771	663	5.9	59.5%	2.1%	2,501	941	58.6%	29.3%	-8.4	3.7
65 years and over	516	211	24.9	8.3%	3.0%	818	219	16.3	13.0%	2.9%	2,427	549	13.8	21.3%	4.4%	1,609	591	196.7%	104.0%	8.3	5.3
Median age (years)	37.5	3.7	6.0			38.3	4.8	7.6			42.5	3.1	4.4			4.0	6.0				

Table 1.02.B: Age - Black Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic population	96,129	3,441	2.2	100.0%		125,956	2,773	1.3	100.0%		125,279	3,460	1.7	100.0%		-677	4,434	-0.5%	3.5%		
Under 16 years	26,090	1,399	3.3	27.1%	1.1%	26,236	1,186	2.7	20.8%	0.8%	23,787	1,631	4.2	19.0%	1.2%	-2,449	2,017	-9.3%	7.4%	-1.8	1.4
16 to 64 years	65,123	1,930	1.8	67.7%	3.1%	89,038	1,917	1.3	70.7%	2.2%	82,637	2,487	1.8	66.0%	0.8%	-6,401	3,140	-7.2%	3.4%	-4.7	2.3
65 years and over	4,916	645	8.0	5.1%	0.6%	10,682	649	3.7	8.5%	0.5%	18,855	894	2.9	15.1%	0.6%	8,173	1,105	76.5%	13.6%	6.6	0.8
Median age (years)	30.9	1.0	2.0			35.1	0.9	1.5			39.2	0.9	1.4			4.0	1.0				

Table 1.02.H: Age - Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic population	15,169	1,864	7.5	100.0%		17,232	1,465	5.2	100.0%		17,698	1,522	5.2	100.0%		466	2,113	2.7%	12.4%		
Under 16 years	4,426	613	8.4	29.2%	1.9%	4,117	586	8.6	23.9%	2.7%	4,229	712	10.2	23.9%	3.5%	112	922	2.7%	22.6%	0.0	4.4
16 to 64 years	9,962	906	5.5	65.7%	10.0%	11,827	1,159	6.0	68.6%	3.4%	10,879	911	5.1	61.5%	7.4%	-948	1,474	-8.0%	11.9%	-7.1	8.1
65 years and over	781	260	20.2	5.1%	1.6%	1,288	237	11.2	7.5%	1.2%	2,590	519	12.2	14.6%	2.6%	1,302	571	101.1%	54.7%	7.1	2.9
Median age (years)	30.3	2.3	4.6			33.3	2.5	4.6			37.6	2.2	3.6			4.0	3.0				

Table 1.02.W: Age - White Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic population	67,380	3,291	3.0	100.0%		52,502	1,731	2.0	100.0%		44,149	1,905	2.6	100.0%		-8,353	2,574	-15.9%	4.6%		
Under 16 years	11,049	951	5.2	16.4%	1.2%	10,837	886	5.0	20.6%	1.5%	10,094	989	6.0	22.9%	2.0%	-743	1,328	-6.9%	11.9%	2.3	2.5
16 to 64 years	41,700	1,682	2.5	61.9%	3.9%	31,896	1,298	2.5	60.8%	1.5%	23,514	1,152	3.0	53.3%	1.2%	-8,382	1,735	-26.3%	4.7%	-7.5	1.9
65 years and over	14,631	1,083	4.5	21.7%	1.2%	9,769	516	3.2	18.6%	0.8%	10,541	758	4.4	23.9%	1.4%	772	917	7.9%	9.6%	5.3	1.6
Median age (years)	44.7	1.2	1.6			42.2	1.5	2.2			44.1	1.5	2.1			2.0	2.0				

Table 1.03.T: Foreign-born Population - Total Population

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Total population	190,396	3,091	1.0	100.0%		205,601	3,588	1.1	100.0%		208,514	4,170	1.2	100.0%		2,913	5,501	1.4%	2.7%		
Foreign-born	68,599	2,253	2.0	36.0%	1.0%	85,156	2,661	1.9	41.4%	1.1%	84,177	3,137	2.3	40.4%	1.3%	-979	4,114	-1.1%	4.8%	-1.0	1.7

Table 1.03.A: Foreign-born Population - Asian Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic population	6,239	1,225	11.9	100.0%		6,289	941	9.1	100.0%		11,378	1,037	5.5	100.0%		5,089	1,400	80.9%	31.7%		
Foreign-born	4,572	718	9.6	73.3%	18.4%	4,419	638	8.8	70.3%	14.6%	7,859	912	7.1	69.1%	5.0%	3,440	1,113	77.8%	32.9%	-1.2	15.4

Table 1.03.B: Foreign-born Population - Black Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic population	96,129	3,441	2.2	100.0%		125,956	2,773	1.3	100.0%		125,279	3,460	1.7	100.0%		-677	4,434	-0.5%	3.5%		
Foreign-born	46,439	2,015	2.6	48.3%	1.2%	63,468	2,349	2.3	50.4%	1.5%	58,986	2,709	2.8	47.1%	1.7%	-4,482	3,586	-7.1%	5.5%	-3.3	2.3

Table 1.03.H: Foreign-born Population - Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic population	15,169	1,864	7.5	100.0%		17,232	1,465	5.2	100.0%		17,698	1,522	5.2	100.0%		466	2,113	2.7%	12.4%		
Foreign-born	4,037	676	10.2	26.6%	3.0%	5,124	726	8.6	29.7%	3.4%	4,929	658	8.1	27.9%	2.8%	-195	980	-3.8%	18.7%	-1.8	4.4

Table 1.03.W: Foreign-born Population - White Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic population	67,380	3,291	3.0	100.0%		52,502	1,731	2.0	100.0%		44,149	1,905	2.6	100.0%		-8,353	2,574	-15.9%	4.6%		
Foreign-born	10,764	1,084	6.1	16.0%	1.4%	10,680	1,148	6.5	20.3%	2.1%	7,793	884	6.9	17.7%	1.9%	-2,887	1,449	-27.0%	11.4%	-2.6	2.8

Table 1.04.T: Limited English Speaking Population - Total Population

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Population 5 years and over	177,778	1,012	0.3	100.0%		192,672	3,261	1.0	100.0%		208,514	4,941	5.7	100.0%		15,842	5,920	8.2%	3.2%		
Speak English less than "very well"	19,868	1,530	4.7	11.2%	0.9%	28,491	2,220	4.7	14.8%	1.1%	20,867	1,874	5.5	10.0%	0.9%	-7,624	2,905	-26.8%	8.7%	-4.8	1.4

Table 1.04.A: Limited English Speaking Population - Asian Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic population 5 years and over	5,942	707	7.2	100.0%		5,934	868	8.9	100.0%		10,440	975	5.7	100.0%		4,506	1,305	75.9%	30.5%		
Speak English less than "very well"	2,648	586	13.5	44.6%	8.3%	2,764	579	12.7	46.6%	7.0%	4,691	675	8.7	44.9%	4.9%	1,927	889	69.7%	43.1%	-1.7	8.5

Table 1.04.B: Limited English Speaking Population - Black Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic population 5 years and over	88,823	2,029	1.4	100.0%		118,621	2,589	1.3	100.0%		117,870	3,270	1.7	100.0%		-751	4,171	-0.6%	3.5%		
Speak English less than "very well"	7,436	970	7.9	8.4%	1.1%	14,329	1,594	6.8	12.1%	1.3%	8,757	1,301	9.0	7.4%	1.1%	-5,572	2,058	-38.9%	11.3%	-4.7	1.7

Table 1.04.H: Limited English Speaking Population - Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic population 5 years and over	14,011	1,062	4.6	100.0%		15,753	1,340	5.2	100.0%		16,571	1,380	5.1	100.0%		818	1,924	5.2%	12.5%		
Speak English less than "very well"	3,285	652	12.1	23.4%	4.3%	4,873	898	11.2	30.9%	5.1%	3,346	629	11.4	20.2%	3.4%	-1,527	1,096	-31.3%	18.1%	-10.7	6.1

Table 1.04.W: Limited English Speaking Population - White Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic population 5 years and over	64,155	1,923	1.8	100.0%		49,035	1,551	1.9	100.0%		40,973	1,705	2.5	100.0%		-8,062	2,305	-16.4%	4.4%		
Speak English less than "very well"	5,685	852	9.1	8.9%	1.3%	6,111	903	9.0	12.5%	1.8%	3,436	647	11.4	8.4%	1.5%	-2,675	1,111	-43.8%	13.5%	-4.1	2.3

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Table 2.01.T: Educational Attainment (Highest Grade Completed) - Total Population

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Population 25 years and over	122,522	1,948	1.0	100.0%		133,985	2,162	1.0	100.0%		143,950	2,786	1.2	100.0%		9,965	3,526	7.4%	2.7%		
Less than high school degree	26,416	1,406	3.2	21.6%	1.1%	17,393	1,374	4.8	13.0%	1.0%	16,385	1,383	5.1	11.4%	0.9%	-1,008	1,950	-5.8%	10.9%	-1.6	1.3
High school degree or equivalent	34,929	1,574	2.7	28.5%	1.2%	41,256	1,648	2.4	30.8%	1.1%	42,355	1,821	2.6	29.4%	1.1%	1,099	2,456	2.7%	6.0%	-1.4	1.6
Some college or Associate's degree	33,413	1,547	2.8	27.3%	1.2%	39,096	1,496	2.3	29.2%	1.0%	37,752	1,716	2.8	26.2%	1.1%	-1,344	2,277	-3.4%	5.7%	-3.0	1.5
Bachelor's degree or higher	27,764	1,435	3.1	22.7%	1.1%	36,240	1,753	2.9	27.0%	1.2%	47,458	1,687	2.2	33.0%	1.0%	11,218	2,433	31.0%	7.9%	6.0	1.6

Table 2.01.A: Educational Attainment (Highest Grade Completed) - Asian Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic population 25 years and over	4,381	610	8.5	100.0%		4,339	614	8.6	100.0%		8,193	786	5.8	100.0%		3,854	997	88.8%	32.3%		
Less than high school degree	1,414	349	15.0	32.3%	6.6%	1,325	319	14.6	30.5%	5.9%	1,702	425	15.2	20.8%	4.8%	377	531	28.5%	44.6%	-9.7	7.6
High school degree or equivalent	597	227	23.2	13.6%	4.8%	861	264	18.6	19.8%	5.4%	2,103	477	13.8	25.7%	5.3%	1,242	545	144.3%	93.2%	5.9	7.6
Some college or Associate's degree	794	262	20.1	18.1%	5.4%	673	200	18.1	15.5%	4.1%	1,277	296	14.1	15.6%	3.3%	604	357	89.7%	71.5%	0.1	5.3
Bachelor's degree or higher	1,576	369	14.2	36.0%	6.8%	1,480	387	15.9	34.1%	7.5%	3,111	504	9.8	38.0%	5.0%	1,631	635	110.2%	64.7%	3.9	9.0

Table 2.01.B: Educational Attainment (Highest Grade Completed) - Black Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic population 25 years and over	56,439	1,858	2.0	100.0%		80,770	1,728	1.3	100.0%		87,576	2,324	1.6	100.0%		6,806	2,896	8.4%	3.7%		
Less than high school degree	11,993	988	5.0	21.2%	1.6%	9,996	1,026	6.2	12.4%	1.2%	9,138	891	5.9	10.4%	1.0%	-858	1,359	-8.6%	12.9%	-2.0	1.6
High school degree or equivalent	14,646	1,084	4.5	26.0%	1.7%	25,157	1,402	3.4	31.1%	1.6%	26,513	1,497	3.4	30.3%	1.5%	1,356	2,051	5.4%	8.4%	-0.8	2.2
Some college or Associate's degree	17,688	1,181	4.1	31.3%	1.8%	24,923	1,293	3.2	30.9%	1.5%	24,965	1,264	3.1	28.5%	1.2%	42	1,808	0.2%	7.3%	-2.4	1.9
Bachelor's degree or higher	12,112	993	5.0	21.5%	1.6%	20,694	1,293	3.8	25.6%	1.5%	26,960	1,404	3.2	30.8%	1.4%	6,266	1,909	30.3%	10.6%	5.2	2.1

Table 2.01.H: Educational Attainment (Highest Grade Completed) - Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic population 25 years and over	8,842	856	5.9	100.0%		10,597	850	4.9	100.0%		11,211	994	5.4	100.0%		614	1,308	5.8%	12.6%		
Less than high school degree	3,651	558	9.3	41.3%	4.9%	2,470	429	10.6	23.3%	3.6%	2,378	534	13.7	21.2%	4.4%	-92	685	-3.7%	27.3%	-2.1	5.7
High school degree or equivalent	2,107	426	12.3	23.8%	4.2%	3,175	506	9.7	30.0%	4.1%	3,418	532	9.5	30.5%	3.9%	243	734	7.7%	24.0%	0.5	5.7
Some college or Associate's degree	2,047	419	12.5	23.2%	4.2%	3,242	534	10.0	30.6%	4.4%	3,174	479	9.2	28.3%	3.5%	-68	717	-2.1%	21.9%	-2.3	5.6
Bachelor's degree or higher	1,037	299	17.5	11.7%	3.2%	1,710	323	11.5	16.1%	2.8%	2,241	434	11.8	20.0%	3.4%	531	541	31.1%	35.5%	3.9	4.4

Table 2.01.W: Educational Attainment (Highest Grade Completed) - White Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic population 25 years and over	49,528	1,784	2.2	100.0%		36,211	1,061	1.8	100.0%		30,609	1,217	2.4	100.0%		-5,602	1,615	-15.5%	4.2%		
Less than high school degree	8,467	838	6.0	17.1%	1.6%	3,334	533	9.7	9.2%	1.4%	2,508	468	11.3	8.2%	1.5%	-826	709	-24.8%	18.5%	-1.0	2.1
High school degree or equivalent	16,776	1,153	4.2	33.9%	2.0%	11,570	900	4.7	32.0%	2.3%	8,667	739	5.2	28.3%	2.1%	-2,903	1,165	-25.1%	8.6%	-3.7	3.1

Some college or Associate's degree	12,000	988	5.0	24.2%	1.8%	9,511	774	5.0	26.3%	2.0%	6,509	728	6.8	21.3%	2.2%	-3,002	1,063	-31.6%	9.5%	-5.0	3.0
Bachelor's degree or higher	12,285	999	4.9	24.8%	1.8%	11,796	990	5.1	32.6%	2.6%	12,925	781	3.7	42.2%	1.9%	1,129	1,261	9.6%	11.3%	9.6	3.2

Table 2.02.T: Median Household Income (2021 Dollars) - Total Population

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Total households	67,411	583	0.5	69,499	1,194	1.0	2,088	1,329	3.1%	2.0%
Median household income (dollars)	\$74,843	\$3,580	2.9	\$81,653	\$3,896	2.9	\$6,810	\$5,291	9.1%	7.4%

Table 2.02.A: Median Household Income (2021 Dollars) - Asian Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Total households with an Asian non-Hispanic householder	1,824	269	9.0	3,199	431	8.2	1,375	508	75.4%	35.0%
Median household income (dollars)	\$66,042	\$25,750	23.7	\$93,737	\$14,491	9.4	\$27,695	\$29,548	41.9%	59.5%

Table 2.02.B: Median Household Income (2021 Dollars) - Black Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Total households with a Black non-Hispanic householder	40,052	845	1.3	42,053	1,065	1.5	2,001	1,360	5.0%	3.5%
Median household income (dollars)	\$75,310	\$4,175	3.4	\$79,258	\$4,830	3.7	\$3,948	\$6,385	5.2%	8.7%

Table 2.02.H: Median Household Income (2021 Dollars) - Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Total households with a Hispanic householder	5,564	590	6.4	5,128	598	7.1	-436	840	-7.8%	14.5%
Median household income (dollars)	\$62,030	\$10,231	10.0	\$63,128	\$13,729	13.2	\$1,098	\$17,122	1.8%	27.8%

Table 2.02.W: Median Household Income (2021 Dollars) - White Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Total households with a White non-Hispanic householder	19,144	752	2.4	15,877	717	2.7	-3,267	1,039	-17.1%	5.0%
Median household income (dollars)	\$80,172	\$8,672	6.6	\$95,573	\$10,656	6.8	\$15,401	\$13,739	19.2%	18.5%

Table 2.03.T: Households by AMI Band - Total Population

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households	69,499	1,194	1.0	100.0%	
Extremely low-income (0-30% AMI)	12,503	1,120	5.4	18.0%	1.6%
Very low-income (31-50% AMI)	9,672	843	5.3	13.9%	1.2%
Low-income (51-80% AMI)	11,845	925	4.7	17.0%	1.3%
Moderate-income (81-120% AMI)	14,084	977	4.2	20.3%	1.4%
Middle-income (121-165% AMI)	10,266	771	4.6	14.8%	1.1%
High-income (166% or higher AMI)	11,129	833	4.6	16.0%	1.2%

Table 2.03.A: Households by AMI Band - Asian Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with an Asian non-Hispanic householder	3,199	431	8.2	100.0%	
Extremely low-income (0-30% AMI)	417	133	19.3	13.0%	3.8%
Very low-income (31-50% AMI)	432	201	28.2	13.5%	6.0%
Low-income (51-80% AMI)	675	273	24.6	21.1%	8.1%
Moderate-income (81-120% AMI)	656	155	14.3	20.5%	4.0%
Middle-income (121-165% AMI)	485	171	21.5	15.2%	5.0%
High-income (166% or higher AMI)	534	151	17.2	16.7%	4.1%

Table 2.03.B: Households by AMI Band - Black Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with a Black non-Hispanic householder	42,053	1,065	1.5	100.0%	
Extremely low-income (0-30% AMI)	6,983	721	6.3	16.6%	1.7%
Very low-income (31-50% AMI)	6,093	722	7.2	14.5%	1.7%
Low-income (51-80% AMI)	7,848	731	5.7	18.7%	1.7%
Moderate-income (81-120% AMI)	8,955	792	5.4	21.3%	1.8%
Middle-income (121-165% AMI)	6,257	561	5.4	14.9%	1.3%
High-income (166% or higher AMI)	5,917	672	6.9	14.1%	1.6%

Table 2.03.H: Households by AMI Band - Hispanic

ACS PUMS, 2017-2021				
Number			Percent	
Estimate	MOE	CV	Estimate	MOE

Total households with a Hispanic householder	5,128	598	7.1	100.0%	
Extremely low-income (0-30% AMI)	1,559	422	16.4	30.4%	7.4%
Very low-income (31-50% AMI)	700	211	18.4	13.7%	3.8%
Low-income (51-80% AMI)	813	241	18.0	15.9%	4.3%
Moderate-income (81-120% AMI)	1,001	254	15.4	19.5%	4.4%
Middle-income (121-165% AMI)	557	169	18.4	10.9%	3.0%
High-income (166% or higher AMI)	498	165	20.2	9.7%	3.0%

Table 2.03.W: Households by AMI Band - White Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with a White non-Hispanic householder	15,877	717	2.7	100.0%	
Extremely low-income (0-30% AMI)	2,757	485	10.7	17.4%	3.0%
Very low-income (31-50% AMI)	1,995	336	10.2	12.6%	2.0%
Low-income (51-80% AMI)	2,084	380	11.1	13.1%	2.3%
Moderate-income (81-120% AMI)	2,625	389	9.0	16.5%	2.3%
Middle-income (121-165% AMI)	2,595	413	9.7	16.3%	2.5%
High-income (166% or higher AMI)	3,821	433	6.9	24.1%	2.5%

Table 2.04.T: Labor Force - Total Population

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Population 16 to 64 years	139,375	2,812	1.2	100.0%		130,264	2,915	1.4	100.0%		-9,111	4,050	-6.5%	2.8%		
In labor force	101,253	2,246	1.3	72.6%	0.7%	93,669	2,469	1.6	71.9%	1.0%	-7,584	3,338	-7.5%	3.2%	-0.7	1.2

Table 2.04.A: Labor Force - Asian Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic population 16 to 64 years	4,270	668	9.5	100.0%		6,771	663	5.9	100.0%		2,501	941	58.6%	29.3%		
In labor force	2,789	443	9.7	65.3%	1.9%	4,647	451	5.9	68.6%	9.5%	1,858	632	66.6%	31.0%	3.3	9.7

Table 2.04.B: Labor Force - Black Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic population 16 to 64 years	89,038	1,917	1.3	100.0%		82,637	2,487	1.8	100.0%		-6,401	3,140	-7.2%	3.4%		
In labor force	67,367	1,682	1.5	75.7%	1.0%	61,102	2,112	2.1	73.9%	1.3%	-6,265	2,700	-9.3%	3.9%	-1.8	1.6

Table 2.04.H: Labor Force - Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic population 16 to 64 years	11,827	1,159	6.0	100.0%		10,879	911	5.1	100.0%		-948	1,474	-8.0%	11.9%		
In labor force	8,039	969	7.3	68.0%	4.8%	7,268	800	6.7	66.8%	4.8%	-771	1,257	-9.6%	14.8%	-1.2	6.8

Table 2.04.W: Labor Force - White Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic population 16 to 64 years	31,896	1,298	2.5	100.0%		23,514	1,152	3.0	100.0%		-8,382	1,735	-26.3%	4.7%		
In labor force	21,489	1,126	3.2	67.4%	2.2%	16,196	842	3.2	68.9%	1.2%	-5,293	1,406	-24.6%	5.6%	1.5	2.5

Table 2.05.T: Occupation - Total Population

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed population 16 to 64 years	91,619	2,276	1.5	100.0%		87,933	2,268	1.6	100.0%		-3,686	3,213	-4.0%	3.4%		
Management, business, science, and arts	31,999	1,288	2.4	34.9%	1.1%	35,328	1,487	2.6	40.2%	1.3%	3,329	1,967	10.4%	6.4%	5.3	1.7
Service	23,326	1,382	3.6	25.5%	1.4%	21,431	1,347	3.8	24.4%	1.4%	-1,895	1,930	-8.1%	7.9%	-1.1	2.0
Sales and office	21,504	1,314	3.7	23.5%	1.3%	17,401	1,112	3.9	19.8%	1.2%	-4,103	1,721	-19.1%	7.2%	-3.7	1.8
Natural resources, construction, and maintenance	6,261	714	6.9	6.8%	0.8%	6,113	756	7.5	7.0%	0.8%	-148	1,040	-2.4%	16.4%	0.2	1.1
Production, transportation, and material moving	8,529	788	5.6	9.3%	0.8%	7,660	776	6.2	8.7%	0.9%	-869	1,106	-10.2%	12.3%	-0.6	1.2

Median Wages by Occupation

Management, business, science, and arts	\$66,528	\$2,969	2.7			\$71,995	\$3,038	2.6			\$5,467	\$4,248	8.2%	6.6%		
Service	\$32,449	\$2,234	4.2			\$31,704	\$1,826	3.5			-\$745	\$2,885	-2.3%	8.8%		
Sales and office	\$37,470	\$2,595	4.2			\$39,687	\$3,136	4.8			\$2,217	\$4,071	5.9%	11.1%		
Natural resources, construction, and maintenance	\$49,970	\$6,738	8.2			\$58,312	\$8,677	9.0			\$8,342	\$10,986	16.7%	23.4%		
Production, transportation, and material moving	\$41,514	\$5,904	8.6			\$40,494	\$5,406	8.1			-\$1,020	\$8,005	-2.5%	19.0%		

Table 2.05.A: Occupation - Asian Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Asian non-Hispanic population 16 to 64 years	2,486	465	11.4	100.0%		4,402	429	5.9	100.0%		1,916	633	77.1%	37.3%		
Management, business, science, and arts	926	239	15.7	37.2%	6.6%	1,775	318	10.9	40.3%	6.1%	849	398	91.7%	60.2%	3.1	9.0
Service	389	175	27.3	15.6%	6.4%	1,199	306	15.5	27.2%	6.4%	810	353	208.2%	159.4%	11.6	9.1
Sales and office	607	196	19.6	24.4%	6.4%	926	174	11.5	21.0%	3.4%	319	262	52.6%	57.0%	-3.4	7.2
Natural resources, construction, and maintenance	167	101	36.7	6.7%	3.9%	81	59	44.2	1.8%	1.3%	-86	117	-51.5%	45.9%	-4.9	4.1
Production, transportation, and material moving	397	162	24.8	16.0%	5.8%	421	147	21.2	9.6%	3.2%	24	219	6.0%	57.0%	-6.4	6.6

Median Wages by Occupation

Management, business, science, and arts	\$77,021	\$29,739	23.5			\$83,434	\$15,390	11.2			\$6,413	\$33,485	8.3%	46.4%		
Service	\$24,793	\$10,485	25.7			\$24,725	\$5,351	13.2			-\$68	\$11,772	-0.3%	47.4%		
Sales and office	\$28,502	\$17,249	36.8			\$41,590	\$16,411	24.0			\$13,088	\$23,808	45.9%	105.4%		
Natural resources, construction, and maintenance	\$32,202	\$42,653	80.5			\$43,436	\$70,386	98.5			\$11,234	\$82,301	34.9%	282.3%		
Production, transportation, and material moving	\$21,889	\$14,028	39.0			\$28,840	\$24,531	51.7			\$6,951	\$28,259	31.8%	140.3%		

Table 2.05.B: Occupation - Black Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Black non-Hispanic population 16 to 64 years	60,484	1,895	1.9	100.0%		57,636	1,964	2.1	100.0%		-2,848	2,729	-4.7%	4.4%		
Management, business, science, and arts	20,195	1,179	3.5	33.4%	1.6%	21,754	1,232	3.4	37.7%	1.7%	1,559	1,705	7.7%	8.8%	4.3	2.3
Service	18,015	1,160	3.9	29.8%	1.7%	15,695	1,207	4.7	27.2%	1.9%	-2,320	1,674	-12.9%	8.7%	-2.6	2.5
Sales and office	12,982	1,026	4.8	21.5%	1.6%	10,437	861	5.0	18.1%	1.4%	-2,545	1,339	-19.6%	9.2%	-3.4	2.1
Natural resources, construction, and maintenance	3,854	589	9.3	6.4%	1.0%	4,232	602	8.6	7.3%	1.0%	378	842	9.8%	22.9%	0.9	1.4
Production, transportation, and material moving	5,438	610	6.8	9.0%	1.0%	5,518	693	7.6	9.6%	1.2%	80	923	1.5%	17.1%	0.6	1.6

Median Wages by Occupation

Management, business, science, and arts	\$65,158	\$3,301	3.1			\$69,198	\$3,528	3.1			\$4,040	\$4,832	6.2%	7.6%		
Service	\$32,647	\$2,462	4.6			\$33,725	\$2,006	3.6			\$1,078	\$3,176	3.3%	9.9%		
Sales and office	\$38,891	\$3,256	5.1			\$40,260	\$3,241	4.9			\$1,369	\$4,594	3.5%	12.0%		
Natural resources, construction, and maintenance	\$50,739	\$7,479	9.0			\$60,021	\$11,513	11.7			\$9,282	\$13,729	18.3%	28.6%		
Production, transportation, and material moving	\$42,380	\$6,022	8.6			\$39,998	\$7,177	10.9			-\$2,382	\$9,368	-5.6%	21.6%		

Table 2.05.H: Occupation - Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Hispanic population 16 to 64 years	7,408	923	7.6	100.0%		6,830	751	6.7	100.0%		-578	1,190	-7.8%	15.3%		
Management, business, science, and arts	1,999	423	12.9	27.0%	4.6%	2,038	340	10.1	29.8%	3.7%	39	543	2.0%	27.5%	2.8	5.9
Service	2,182	470	13.1	29.5%	5.2%	1,979	372	11.4	29.0%	4.4%	-203	599	-9.3%	25.9%	-0.5	6.8
Sales and office	1,821	400	13.4	24.6%	4.5%	1,473	350	14.4	21.6%	4.5%	-348	532	-19.1%	26.2%	-3.0	6.4
Natural resources, construction, and maintenance	602	264	26.7	8.1%	3.4%	593	226	23.2	8.7%	3.2%	-9	348	-1.5%	57.2%	0.6	4.7
Production, transportation, and material moving	804	286	21.6	10.9%	3.6%	747	202	16.5	10.9%	2.7%	-57	350	-7.1%	41.5%	0.0	4.5

Median Wages by Occupation

Management, business, science, and arts	\$56,888	\$13,168	14.1			\$74,894	\$13,090	10.6			\$18,006	\$18,567	31.7%	38.2%		
Service	\$28,241	\$7,022	15.1			\$23,853	\$5,052	12.9			-\$4,388	\$8,650	-15.5%	27.6%		
Sales and office	\$29,364	\$12,291	25.4			\$29,561	\$6,090	12.5			\$197	\$13,717	0.7%	47.0%		
Natural resources, construction, and maintenance	\$34,777	\$14,269	24.9			\$63,080	\$15,749	15.2			\$28,303	\$21,251	81.4%	87.1%		
Production, transportation, and material moving	\$33,987	\$11,237	20.1			\$31,271	\$12,149	23.6			-\$2,716	\$16,549	-8.0%	46.9%		

Table 2.05.W: Occupation - White Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed White non-Hispanic population 16 to 64 years	19,823	1,041	3.2	100.0%		15,217	859	3.4	100.0%		-4,606	1,350	-23.2%	5.9%		
Management, business, science, and arts	8,500	772	5.5	42.9%	3.2%	8,467	674	4.8	55.6%	3.1%	-33	1,025	-0.4%	12.0%	12.7	4.5
Service	2,469	420	10.3	12.5%	2.0%	1,467	258	10.7	9.6%	1.6%	-1,002	493	-40.6%	14.5%	-2.9	2.6
Sales and office	5,728	644	6.8	28.9%	2.9%	3,664	432	7.2	24.1%	2.5%	-2,064	775	-36.0%	10.4%	-4.8	3.8
Natural resources, construction, and maintenance	1,525	339	13.5	7.7%	1.7%	888	282	19.3	5.8%	1.8%	-637	441	-41.8%	22.6%	-1.9	2.5
Production, transportation, and material moving	1,601	331	12.6	8.1%	1.6%	731	189	15.8	4.8%	1.2%	-870	381	-54.3%	15.1%	-3.3	2.0

Median Wages by Occupation

Management, business, science, and arts	\$71,796	\$7,878	6.7			\$78,995	\$9,181	7.1			\$7,199	\$12,098	10.0%	17.6%		
Service	\$35,441	\$6,920	11.9			\$24,567	\$7,066	17.5			-\$10,874	\$9,890	-30.7%	24.1%		
Sales and office	\$37,116	\$4,919	8.1			\$45,656	\$9,144	12.2			\$8,540	\$10,383	23.0%	29.5%		
Natural resources, construction, and maintenance	\$60,965	\$14,431	14.4			\$64,181	\$14,308	13.6			\$3,216	\$20,322	5.3%	34.2%		
Production, transportation, and material moving	\$54,076	\$15,908	17.9			\$48,950	\$17,889	22.2			-\$5,126	\$23,939	-9.5%	42.5%		

Table 2.06.T: Industry - Total Population

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed population 16 to 64 years	91,619	2,276	1.5	100.0%		87,933	2,268	1.6	100.0%		-3,686	3,213	-4.0%	3.4%		
Agriculture, forestry, fishing and hunting, and mining	0					88	79	54.4	0.1%	0.1%	88		0.0%			
Construction	4,547	609	8.1	5.0%	0.7%	4,975	686	8.4	5.7%	0.8%	428	917	9.4%	21.0%	0.7	1.1
Manufacturing	2,265	420	11.3	2.5%	0.5%	1,460	285	11.9	1.7%	0.3%	-805	508	-35.5%	17.4%	-0.8	0.6
Wholesale trade	1,586	313	12.0	1.7%	0.3%	925	229	15.1	1.1%	0.3%	-661	388	-41.7%	18.5%	-0.6	0.4
Retail trade	8,115	735	5.5	8.9%	0.8%	8,291	958	7.0	9.4%	1.1%	176	1,207	2.2%	15.0%	0.5	1.4
Transportation and warehousing, and utilities	7,893	861	6.6	8.6%	0.9%	8,057	748	5.6	9.2%	0.8%	164	1,141	2.1%	14.6%	0.6	1.2
Information	1,972	474	14.6	2.2%	0.5%	1,843	420	13.9	2.1%	0.5%	-129	633	-6.5%	31.0%	-0.1	0.7
Finance and insurance, and real estate and rental and leasing	6,477	641	6.0	7.1%	0.7%	5,685	703	7.5	6.5%	0.8%	-792	951	-12.2%	13.9%	-0.6	1.1
Professional, scientific, and management, and administrative and waste management services	7,828	735	5.7	8.5%	0.8%	8,190	640	4.8	9.3%	0.7%	362	975	4.6%	12.8%	0.8	1.1
Educational services, and health care and social assistance	34,673	1,431	2.5	37.8%	1.2%	35,608	1,747	3.0	40.5%	1.7%	935	2,258	2.7%	6.6%	2.7	2.1
Arts, entertainment, and recreation, and accommodation, and food services	4,721	659	8.5	5.2%	0.7%	4,789	547	6.9	5.4%	0.6%	68	856	1.4%	18.3%	0.2	0.9
Other services, except public administration	4,932	626	7.7	5.4%	0.7%	3,549	454	7.8	4.0%	0.5%	-1,383	773	-28.0%	13.0%	-1.4	0.9
Public administration	6,610	754	6.9	7.2%	0.8%	4,473	528	7.2	5.1%	0.6%	-2,137	920	-32.3%	11.1%	-2.1	1.0

Median Wages by Industry

Agriculture, forestry, fishing and hunting, and mining						\$9,999										
Construction	\$48,417	\$8,894	11.2			\$53,269	\$9,537	10.9			\$4,852	\$13,040	10.0%	28.2%		
Manufacturing	\$47,563	\$7,946	10.2			\$48,776	\$12,108	15.1			\$1,213	\$14,483	2.6%	30.7%		
Wholesale trade	\$46,471	\$5,897	7.7			\$41,639	\$17,257	25.2			-\$4,832	\$18,237	-10.4%	38.8%		
Retail trade	\$22,142	\$3,375	9.3			\$32,126	\$2,805	5.3			\$9,984	\$4,389	45.1%	25.5%		
Transportation and warehousing, and utilities	\$52,526	\$7,142	8.3			\$50,375	\$7,022	8.5			-\$2,151	\$10,016	-4.1%	18.7%		
Information	\$48,615	\$6,078	7.6			\$67,895	\$17,316	15.5			\$19,280	\$18,352	39.7%	39.7%		
Finance and insurance, and real estate and rental and leasing	\$59,379	\$8,362	8.6			\$67,816	\$8,866	7.9			\$8,437	\$12,187	14.2%	21.9%		
Professional, scientific, and management, and administrative and waste management services	\$46,861	\$6,906	9.0			\$45,624	\$6,040	8.0			-\$1,237	\$9,175	-2.6%	19.3%		
Educational services, and health care and social assistance	\$48,497	\$2,297	2.9			\$50,378	\$2,905	3.5			\$1,881	\$3,703	3.9%	7.8%		
Arts, entertainment, and recreation, and accommodation, and food services	\$27,066	\$3,654	8.2			\$26,775	\$3,420	7.8			-\$291	\$5,005	-1.1%	18.4%		
Other services, except public administration	\$27,667	\$4,476	9.8			\$27,519	\$4,507	10.0			-\$148	\$6,352	-0.5%	22.9%		
Public administration	\$61,368	\$6,613	6.6			\$65,965	\$7,025	6.5			\$4,597	\$9,648	7.5%	16.3%		

Table 2.06.A: Industry - Asian Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Asian non-Hispanic population 16 to 64 years	2,486	465	11.4	100.0%		4,402	429	5.9	100.0%		1,916	633	77.1%	37.3%		
Agriculture, forestry, fishing and hunting, and mining	0					7	12	103.9	0.2%	0.3%	7		0.0%			
Construction	140	88	38.1	5.6%	3.4%	105	68	39.3	2.4%	1.5%	-35	111	-25.0%	67.7%	-3.2	3.7
Manufacturing	114	61	32.4	4.6%	2.3%	101	54	32.4	2.3%	1.2%	-13	81	-11.4%	67.0%	-2.3	2.6
Wholesale trade	30	33	66.2	1.2%	1.3%	52	40	47.1	1.2%	0.9%	22	52	73.3%	232.7%	0.0	1.6
Retail trade	279	135	29.3	11.2%	5.0%	517	149	17.6	11.7%	3.2%	238	201	85.3%	104.4%	0.5	5.9
Transportation and warehousing, and utilities	351	131	22.8	14.1%	4.6%	484	157	19.7	11.0%	3.4%	133	204	37.9%	68.2%	-3.1	5.7
Information	12	20	100.6	0.5%	0.8%	89	62	42.3	2.0%	1.4%	77	65	641.7%	1339.7%	1.5	1.6
Finance and insurance, and real estate and rental and leasing	117	68	35.2	4.7%	2.6%	325	100	18.7	7.4%	2.2%	208	121	177.8%	182.7%	2.7	3.4
Professional, scientific, and management, and administrative and waste management services	258	137	32.4	10.4%	5.2%	454	158	21.2	10.3%	3.5%	196	209	76.0%	111.7%	-0.1	6.3
Educational services, and health care and social assistance	829	288	21.1	33.3%	9.8%	1,225	248	12.3	27.8%	4.9%	396	380	47.8%	59.4%	-5.5	11.0
Arts, entertainment, and recreation, and accommodation, and food services	227	161	43.2	9.1%	6.3%	719	203	17.2	16.3%	4.3%	492	259	216.7%	241.8%	7.2	7.6
Other services, except public administration	82	65	48.0	3.3%	2.5%	185	156	51.1	4.2%	3.5%	103	169	125.6%	261.1%	0.9	4.3
Public administration	47	51	65.4	1.9%	2.0%	139	73	32.0	3.2%	1.6%	92	89	195.7%	356.5%	1.3	2.6

Median Wages by Industry

Agriculture, forestry, fishing and hunting, and mining						\$9,999										
Construction	\$71,294	\$52,272	44.6			\$93,559	\$68,570	44.6			\$22,265	\$86,222	31.2%	136.0%		
Manufacturing	\$38,925	\$50,069	78.2			\$60,936	\$120,154	119.9			\$22,011	\$130,169	56.5%	368.6%		
Wholesale trade	\$12,000					\$27,665	\$96,716	212.5			\$15,665		130.5%			
Retail trade	\$21,966	\$10,966	30.3			\$41,507	\$21,254	31.1			\$19,541	\$23,916	89.0%	135.1%		
Transportation and warehousing, and utilities	\$30,549	\$44,806	89.2			\$38,152	\$17,557	28.0			\$7,603	\$48,123	24.9%	192.0%		
Information	\$38,432					\$67,707	\$103,451	92.9			\$29,275		76.2%			
Finance and insurance, and real estate and rental and leasing	\$69,844	\$50,846	44.3			\$76,785	\$33,636	26.6			\$6,941	\$60,965	9.9%	93.4%		
Professional, scientific, and management, and administrative and waste management services	\$38,137	\$19,133	30.5			\$68,704	\$21,781	19.3			\$30,567	\$28,991	80.2%	106.9%		
Educational services, and health care and social assistance	\$75,519	\$40,759	32.8			\$43,859	\$19,206	26.6			-\$31,660	\$45,058	-41.9%	40.4%		
Arts, entertainment, and recreation, and accommodation, and food services	\$25,344	\$6,634	15.9			\$23,262	\$12,302	32.1			-\$2,082	\$13,977	-8.2%	54.2%		
Other services, except public administration	\$20,693	\$46,179	135.7			\$15,138	\$18,485	74.2			-\$5,555	\$49,741	-26.8%	186.1%		
Public administration	\$60,770	\$116,767	116.8			\$63,347	\$22,656	21.7			\$2,577	\$118,944	4.2%	203.7%		

Table 2.06.B: Industry - Black Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Black non-Hispanic population 16 to 64 years	60,484	1,895	1.9	100.0%		57,636	1,964	2.1	100.0%		-2,848	2,729	-4.7%	4.4%		
Agriculture, forestry, fishing and hunting, and mining	0					68	74	66.1	0.1%	0.1%	68		0.0%			
Construction	2,421	469	11.8	4.0%	0.8%	3,095	473	9.3	5.4%	0.8%	674	666	27.8%	31.5%	1.4	1.1
Manufacturing	1,122	315	17.1	1.9%	0.5%	767	230	18.2	1.3%	0.4%	-355	390	-31.6%	28.1%	-0.6	0.6
Wholesale trade	680	243	21.7	1.1%	0.4%	372	159	26.0	0.6%	0.3%	-308	290	-45.3%	30.5%	-0.5	0.5
Retail trade	5,052	597	7.2	8.4%	1.0%	5,054	833	10.0	8.8%	1.4%	2	1,025	0.0%	20.3%	0.4	1.7
Transportation and warehousing, and utilities	5,537	623	6.8	9.2%	1.0%	6,020	650	6.6	10.4%	1.1%	483	900	8.7%	17.0%	1.2	1.5
Information	1,247	368	17.9	2.1%	0.6%	1,159	303	15.9	2.0%	0.5%	-88	477	-7.1%	36.6%	-0.1	0.8
Finance and insurance, and real estate and rental and leasing	3,832	477	7.6	6.3%	0.8%	3,000	552	11.2	5.2%	0.9%	-832	730	-21.7%	17.4%	-1.1	1.2
Professional, scientific, and management, and administrative and waste management services	4,467	588	8.0	7.4%	0.9%	4,564	522	7.0	7.9%	0.9%	97	786	2.2%	17.8%	0.5	1.3
Educational services, and health care and social assistance	24,974	1,292	3.1	41.3%	1.7%	25,072	1,566	3.8	43.5%	2.3%	98	2,030	0.4%	8.1%	2.2	2.9
Arts, entertainment, and recreation, and accommodation, and food services	2,981	561	11.4	4.9%	0.9%	2,787	383	8.4	4.8%	0.6%	-194	679	-6.5%	21.8%	-0.1	1.1
Other services, except public administration	3,358	546	9.9	5.6%	0.9%	2,377	440	11.3	4.1%	0.8%	-981	701	-29.2%	17.4%	-1.5	1.2
Public administration	4,813	554	7.0	8.0%	0.9%	3,301	493	9.1	5.7%	0.8%	-1,512	742	-31.4%	12.9%	-2.3	1.2

Median Wages by Industry

Agriculture, forestry, fishing and hunting, and mining						\$9,999										
Construction	\$49,382	\$10,231	12.6			\$53,340	\$11,986	13.7			\$3,958	\$15,759	8.0%	33.0%		
Manufacturing	\$48,224	\$9,665	12.2			\$44,291	\$23,646	32.5			-\$3,933	\$25,545	-8.2%	52.4%		
Wholesale trade	\$44,982	\$9,918	13.4			\$31,153	\$34,892	68.1			-\$13,829	\$36,274	-30.7%	79.1%		
Retail trade	\$22,737	\$6,253	16.7			\$31,929	\$2,941	5.6			\$9,192	\$6,910	40.4%	40.7%		
Transportation and warehousing, and utilities	\$52,132	\$7,424	8.7			\$50,426	\$7,321	8.8			-\$1,706	\$10,426	-3.3%	19.7%		
Information	\$50,125	\$8,990	10.9			\$57,031	\$22,255	23.7			\$6,906	\$24,002	13.8%	48.9%		
Finance and insurance, and real estate and rental and leasing	\$58,661	\$9,167	9.5			\$59,363	\$10,551	10.8			\$702	\$13,977	1.2%	23.9%		
Professional, scientific, and management, and administrative and waste management services	\$41,745	\$7,143	10.4			\$42,251	\$4,141	6.0			\$506	\$8,256	1.2%	20.0%		
Educational services, and health care and social assistance	\$47,127	\$2,706	3.5			\$49,369	\$3,107	3.8			\$2,242	\$4,120	4.8%	8.9%		
Arts, entertainment, and recreation, and accommodation, and food services	\$29,934	\$6,939	14.1			\$27,179	\$5,323	11.9			-\$2,755	\$8,746	-9.2%	27.6%		
Other services, except public administration	\$29,863	\$5,245	10.7			\$27,299	\$5,100	11.4			-\$2,564	\$7,316	-8.6%	23.4%		
Public administration	\$56,623	\$5,981	6.4			\$64,785	\$7,197	6.8			\$8,162	\$9,358	14.4%	17.5%		

Table 2.06.H: Industry - Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed Hispanic population 16 to 64 years	7,408	923	7.6	100.0%		6,830	751	6.7	100.0%		-578	1,190	-7.8%	15.3%		
Agriculture, forestry, fishing and hunting, and mining	0					0					0		0.0%			
Construction	555	244	26.8	7.5%	3.2%	546	202	22.5	8.0%	2.8%	-9	317	-1.6%	56.5%	0.5	4.3
Manufacturing	105	102	59.2	1.4%	1.4%	194	121	38.0	2.8%	1.7%	89	158	84.8%	213.3%	1.4	2.2
Wholesale trade	73	62	51.8	1.0%	0.8%	211	131	37.7	3.1%	1.9%	138	145	189.0%	304.1%	2.1	2.1
Retail trade	886	279	19.1	12.0%	3.5%	803	305	23.1	11.8%	4.3%	-83	413	-9.4%	44.7%	-0.2	5.5
Transportation and warehousing, and utilities	514	241	28.5	6.9%	3.1%	415	155	22.7	6.1%	2.2%	-99	287	-19.3%	48.4%	-0.8	3.8
Information	282	164	35.4	3.8%	2.2%	20	21	64.0	0.3%	0.3%	-262	165	-92.9%	8.5%	-3.5	2.2
Finance and insurance, and real estate and rental and leasing	382	159	25.3	5.2%	2.0%	391	178	27.7	5.7%	2.5%	9	239	2.4%	63.1%	0.5	3.2
Professional, scientific, and management, and administrative and waste management services	750	246	20.0	10.1%	3.1%	723	210	17.7	10.6%	2.8%	-27	323	-3.6%	42.2%	0.5	4.2
Educational services, and health care and social assistance	2,365	454	11.7	31.9%	4.7%	2,235	404	11.0	32.7%	4.7%	-130	608	-5.5%	24.9%	0.8	6.6
Arts, entertainment, and recreation, and accommodation, and food services	443	173	23.7	6.0%	2.2%	668	216	19.6	9.8%	3.0%	225	277	50.8%	76.5%	3.8	3.7
Other services, except public administration	440	207	28.6	5.9%	2.7%	384	159	25.2	5.6%	2.2%	-56	261	-12.7%	54.7%	-0.3	3.5
Public administration	613	221	21.9	8.3%	2.8%	240	118	29.8	3.5%	1.7%	-373	251	-60.8%	23.9%	-4.8	3.3

Median Wages by Industry

Agriculture, forestry, fishing and hunting, and mining																
Construction	\$33,997	\$11,777	21.1			\$51,508	\$22,022	26.0			\$17,511	\$24,973	51.5%	83.4%		
Manufacturing	\$28,146	\$46,431	100.3			\$51,480	\$33,614	39.7			\$23,334	\$57,322	82.9%	324.5%		
Wholesale trade	\$15,797	\$45,227	174.0			\$42,108	\$13,507	19.5			\$26,311	\$47,201	166.6%	768.0%		
Retail trade	\$20,209	\$3,044	9.2			\$24,091	\$7,483	18.9			\$3,882	\$8,078	19.2%	41.2%		
Transportation and warehousing, and utilities	\$60,434	\$17,736	17.8			\$58,332	\$34,867	36.3			-\$2,102	\$39,119	-3.5%	64.3%		
Information	\$23,492	\$13,407	34.7			\$56,665					\$33,173	\$13,407	141.2%			
Finance and insurance, and real estate and rental and leasing	\$56,570	\$32,129	34.5			\$60,936	\$38,795	38.7			\$4,366	\$50,372	7.7%	91.9%		
Professional, scientific, and management, and administrative and waste management services	\$39,100	\$16,044	24.9			\$45,048	\$27,559	37.2			\$5,948	\$31,889	15.2%	84.9%		
Educational services, and health care and social assistance	\$47,497	\$8,040	10.3			\$51,096	\$12,139	14.4			\$3,599	\$14,560	7.6%	31.4%		
Arts, entertainment, and recreation, and accommodation, and food services	\$23,280	\$10,711	28.0			\$26,603	\$6,219	14.2			\$3,323	\$12,386	14.3%	59.0%		
Other services, except public administration	\$12,065	\$7,643	38.5			\$19,149	\$16,545	52.5			\$7,084	\$18,225	58.7%	170.0%		
Public administration	\$82,039	\$18,209	13.5			\$57,095	\$44,208	47.1			-\$24,944	\$47,811	-30.4%	56.1%		

Table 2.06.W: Industry - White Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Civilian employed White non-Hispanic population 16 to 64 years	19,823	1,041	3.2	100.0%		15,217	859	3.4	100.0%		-4,606	1,350	-23.2%	5.9%		
Agriculture, forestry, fishing and hunting, and mining	0					0					0		0.0%			
Construction	1,339	305	13.8	6.8%	1.5%	902	300	20.2	5.9%	1.9%	-437	428	-32.6%	27.2%	-0.9	2.4
Manufacturing	837	236	17.2	4.2%	1.2%	367	144	23.8	2.4%	0.9%	-470	276	-56.2%	21.2%	-1.8	1.5
Wholesale trade	749	241	19.6	3.8%	1.2%	227	99	26.5	1.5%	0.6%	-522	261	-69.7%	16.4%	-2.3	1.3
Retail trade	1,682	362	13.1	8.5%	1.8%	1,671	324	11.8	11.0%	2.0%	-11	486	-0.7%	28.8%	2.5	2.7
Transportation and warehousing, and utilities	1,343	320	14.5	6.8%	1.6%	857	260	18.5	5.6%	1.7%	-486	412	-36.2%	24.6%	-1.2	2.3
Information	431	179	25.2	2.2%	0.9%	451	186	25.1	3.0%	1.2%	20	258	4.6%	61.2%	0.8	1.5
Finance and insurance, and real estate and rental and leasing	2,050	353	10.5	10.3%	1.7%	1,689	308	11.1	11.1%	1.9%	-361	468	-17.6%	20.7%	0.8	2.5
Professional, scientific, and management, and administrative and waste management services	2,208	387	10.6	11.1%	1.9%	1,985	351	10.8	13.0%	2.2%	-223	522	-10.1%	22.4%	1.9	2.9
Educational services, and health care and social assistance	6,155	623	6.2	31.0%	2.7%	5,586	504	5.5	36.7%	2.6%	-569	801	-9.2%	12.3%	5.7	3.7
Arts, entertainment, and recreation, and accommodation, and food services	1,016	317	19.0	5.1%	1.6%	477	174	22.2	3.1%	1.1%	-539	362	-53.1%	22.5%	-2.0	1.9
Other services, except public administration	958	214	13.6	4.8%	1.0%	515	185	21.8	3.4%	1.2%	-443	283	-46.2%	22.7%	-1.4	1.6
Public administration	1,055	259	15.0	5.3%	1.3%	490	139	17.3	3.2%	0.9%	-565	294	-53.6%	17.4%	-2.1	1.6

Median Wages by Industry

Agriculture, forestry, fishing and hunting, and mining																
Construction	\$53,012	\$18,228	20.9			\$58,722	\$11,851	12.3			\$5,710	\$21,742	10.8%	44.2%		
Manufacturing	\$46,409	\$22,203	29.1			\$48,784	\$29,244	36.4			\$2,375	\$36,718	5.1%	80.6%		
Wholesale trade	\$49,616	\$10,652	13.1			\$67,499	\$53,950	48.6			\$17,883	\$54,991	36.0%	112.6%		
Retail trade	\$27,108	\$15,364	34.5			\$42,832	\$17,612	25.0			\$15,724	\$23,372	58.0%	110.6%		
Transportation and warehousing, and utilities	\$57,787	\$21,113	22.2			\$56,509	\$25,813	27.8			-\$1,278	\$33,347	-2.2%	57.2%		
Information	\$51,972	\$32,913	38.5			\$109,820	\$48,300	26.7			\$57,848	\$58,448	111.3%	162.9%		
Finance and insurance, and real estate and rental and leasing	\$61,977	\$19,173	18.8			\$93,973	\$29,487	19.1			\$31,996	\$35,172	51.6%	66.8%		
Professional, scientific, and management, and administrative and waste management services	\$64,658	\$17,975	16.9			\$71,369	\$26,474	22.5			\$6,711	\$31,999	10.4%	51.2%		
Educational services, and health care and social assistance	\$55,303	\$6,614	7.3			\$60,140	\$8,364	8.5			\$4,837	\$10,663	8.7%	19.9%		
Arts, entertainment, and recreation, and accommodation, and food services	\$21,731	\$11,099	31.0			\$33,381	\$16,777	30.6			\$11,650	\$20,116	53.6%	110.1%		
Other services, except public administration	\$25,176	\$10,972	26.5			\$43,213	\$53,956	75.9			\$18,037	\$55,060	71.6%	227.0%		
Public administration	\$78,418	\$23,580	18.3			\$90,768	\$37,261	25.0			\$12,350	\$44,095	15.7%	58.9%		

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Table 3.01.T: Housing Tenure - Total Population

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units	65,081	1,809	1.7	100.0%		67,411	583	0.5	100.0%		69,499	1,194	1.0	100.0%		2,088	1,329	3.1%	2.0%		
Owner-occupied	36,286	1,090	1.8	55.8%	0.6%	39,241	1,101	1.7	58.2%	1.6%	40,520	1,176	1.8	58.3%	1.4%	1,279	1,611	3.3%	4.2%	0.1	2.1
Renter-occupied	28,795	1,090	2.3	44.2%	1.1%	28,170	1,007	2.2	41.8%	1.4%	28,979	1,150	2.4	41.7%	1.5%	809	1,529	2.9%	5.5%	-0.1	2.1

Table 3.01.A: Housing Tenure - Asian Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with an Asian non-Hispanic householder	1,650	345	12.7	100.0%		1,824	269	9.0	100.0%		3,199	431	8.2	100.0%		1,375	508	75.4%	35.0%		
Owner-occupied	1,061	278	15.9	64.3%	10.1%	1,268	262	12.5	69.5%	10.0%	2,592	401	9.4	81.0%	6.1%	1,324	479	104.4%	52.8%	11.5	11.7
Renter-occupied	589	208	21.5	35.7%	10.1%	556	182	19.9	30.5%	8.9%	607	200	20.0	19.0%	5.7%	51	270	9.2%	50.7%	-11.5	10.6

Table 3.01.B: Housing Tenure - Black Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a Black non-Hispanic householder	30,202	1,095	2.2	100.0%		40,052	845	1.3	100.0%		42,053	1,065	1.5	100.0%		2,001	1,360	5.0%	3.5%		
Owner-occupied	14,893	922	3.8	49.3%	2.5%	20,980	869	2.5	52.4%	1.9%	21,649	901	2.5	51.5%	1.7%	669	1,252	3.2%	6.1%	-0.9	2.5
Renter-occupied	15,309	931	3.7	50.7%	2.5%	19,072	961	3.1	47.6%	2.2%	20,404	1,015	3.0	48.5%	2.1%	1,332	1,398	7.0%	7.6%	0.9	3.0

Table 3.01.H: Housing Tenure - Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a Hispanic householder	4,621	517	6.8	100.0%		5,564	590	6.4	100.0%		5,128	598	7.1	100.0%		-436	840	-7.8%	14.5%		
Owner-occupied	1,849	365	12.0	40.0%	6.5%	2,364	404	10.4	42.5%	5.7%	2,289	427	11.3	44.6%	6.5%	-75	588	-3.2%	24.5%	2.1	8.6
Renter-occupied	2,772	443	9.7	60.0%	6.9%	3,200	410	7.8	57.5%	4.1%	2,839	487	10.4	55.4%	7.0%	-361	637	-11.3%	19.0%	-2.1	8.1

Table 3.01.W: Housing Tenure - White Non-Hispanic

	Census PUMS, 2000					ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a White non-Hispanic householder	26,785	1,080	2.5	100.0%		19,144	752	2.4	100.0%		15,877	717	2.7	100.0%		-3,267	1,039	-17.1%	5.0%		
Owner-occupied	17,580	975	3.4	65.6%	2.5%	14,010	694	3.0	73.2%	2.2%	11,938	641	3.3	75.2%	2.2%	-2,072	945	-14.8%	6.2%	2.0	3.1
Renter-occupied	9,205	765	5.1	34.4%	2.5%	5,134	558	6.6	26.8%	2.7%	3,939	470	7.3	24.8%	2.7%	-1,195	730	-23.3%	12.4%	-2.0	3.8

Table 3.02.T: Median Home Value (2021 dollars) - Total Population

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Owner-occupied units	39,241	1,101	1.7	40,520	1,176	1.8	1,279	1,611	3.3%	4.2%
Median value (2021 dollars)	\$579,691	\$10,392	1.1	\$628,388	\$12,972	1.3	\$48,697	\$16,621	8.4%	3.0%

Table 3.02.A: Median Home Value (2021 dollars) - Asian Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Owner-occupied units with an Asian non-Hispanic householder	1,268	262	12.5	2,592	401	9.4	1,324	479	104.4%	52.8%
Median value (2021 dollars)	\$569,658	\$47,565	5.1	\$644,317	\$48,398	4.6	\$74,659	\$67,859	13.1%	12.7%

Table 3.02.B: Median Home Value (2021 dollars) - Black Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Owner-occupied units with a Black non-Hispanic householder	20,980	869	2.5	21,649	901	2.5	669	1,252	3.2%	6.1%
Median value (2021 dollars)	\$569,067	\$13,518	1.4	\$602,538	\$16,815	1.7	\$33,471	\$21,575	5.9%	3.9%

Table 3.02.H: Median Home Value (2021 dollars) - Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Owner-occupied units with a Hispanic householder	2,364	404	10.4	2,289	427	11.3	-75	588	-3.2%	24.5%
Median value (2021 dollars)	\$542,311	\$36,439	4.1	\$610,657	\$59,382	5.9	\$68,346	\$69,671	12.6%	13.3%

Table 3.02.W: Median Home Value (2021 dollars) - White Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Owner-occupied units with a White non-Hispanic householder	14,010	694	3.0	11,938	641	3.3	-2,072	945	-14.8%	6.2%
Median value (2021 dollars)	\$623,234	\$29,425	2.9	\$682,781	\$26,674	2.4	\$59,547	\$39,716	9.6%	6.7%

Table 3.03.T: Median Gross Rent (2021 dollars) - Total Population

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Occupied units paying rent	27,342	1,017	2.3	28,123	1,147	2.5	781	1,533	2.9%	5.7%
Median gross rent (2021 dollars)	\$1,421	\$51	2.2	\$1,596	\$49	1.9	\$175	\$71	12.3%	5.3%

Table 3.03.A: Median Gross Rent (2021 dollars) - Asian Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Occupied units paying rent with an Asian non-Hispanic householder	526	170	19.7	592	199	20.5	66	262	12.5%	52.5%
Median gross rent (2021 dollars)	\$1,205	\$338	17.1	\$1,705	\$258	9.2	\$500	\$425	41.5%	45.1%

Table 3.03.B: Median Gross Rent (2021 dollars) - Black Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a Black non-Hispanic householder	18,774	961	3.1	19,865	1,005	3.1	1,091	1,391	5.8%	7.6%
Median gross rent (2021 dollars)	\$1,449	\$59	2.5	\$1,608	\$53	2.0	\$159	\$80	11.0%	5.8%

Table 3.03.H: Median Gross Rent (2021 dollars) - Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a Hispanic householder	3,129	412	8.0	2,807	486	10.5	-322	637	-10.3%	19.5%
Median gross rent (2021 dollars)	\$1,348	\$155	7.0	\$1,159	\$205	10.8	-\$189	\$257	-14.0%	18.1%

Table 3.03.W: Median Gross Rent (2021 dollars) - White Non-Hispanic

	ACS PUMS, 2008-2012			ACS PUMS, 2017-2021			Change, 2008-2012 to 2017-2021			
	Number			Number			Number		Percent	
	Estimate	MOE	CV	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a White non-Hispanic householder	4,705	550	7.1	3,694	461	7.6	-1,011	718	-21.5%	13.4%
Median gross rent (2021 dollars)	\$1,373	\$137	6.0	\$1,653	\$172	6.3	\$280	\$220	20.4%	17.3%

Table 3.04.T: Gross Rent as a Percentage of Household Income (GRAPI) - Total Population

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied units paying rent (excluding units where GRAPI cannot be computed)	26,592	1,044	2.4	100.0%		26,934	1,127	2.5	100.0%		342	1,536	1.3%	5.8%		
30.0 percent or more (rent-burdened)	13,411	841	3.8	50.4%	2.5%	14,036	1,008	4.4	52.1%	3.0%	625	1,313	4.7%	10.0%	1.7	3.9
50.0 percent or more (extremely rent-burdened)	7,168	674	5.7	27.0%	2.3%	7,124	678	5.8	26.4%	2.3%	-44	956	-0.6%	13.3%	-0.6	3.3

Table 3.04.A: Gross Rent as a Percentage of Household Income (GRAPI) - Asian Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied units paying rent with an Asian non-Hispanic householder (excluding units where GRAPI cannot be computed)	473	152	19.6	100.0%		592	199	20.5	100.0%		119	250	25.2%	58.2%		
30.0 percent or more (rent-burdened)	317	138	26.5	67.0%	19.7%	377	152	24.6	63.7%	14.3%	60	205	18.9%	70.6%	-3.3	24.3
50.0 percent or more (extremely rent-burdened)	125	82	40.0	26.4%	15.2%	200	117	35.5	33.8%	16.1%	75	143	60.0%	140.6%	7.4	22.1

Table 3.04.B: Gross Rent as a Percentage of Household Income (GRAPI) - Black Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a Black non-Hispanic householder (excluding units where GRAPI cannot be computed)	18,267	973	3.2	100.0%		19,069	978	3.1	100.0%		802	1,380	4.4%	7.7%		
30.0 percent or more (rent-burdened)	8,743	693	4.8	47.9%	2.8%	9,435	848	5.5	49.5%	3.7%	692	1,095	7.9%	12.9%	1.6	4.6
50.0 percent or more (extremely rent-burdened)	4,606	522	6.9	25.2%	2.5%	4,601	599	7.9	24.1%	2.9%	-5	795	-0.1%	17.2%	-1.1	3.8

Table 3.04.H: Gross Rent as a Percentage of Household Income (GRAPI) - Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a Hispanic householder (excluding units where GRAPI cannot be computed)	3,079	419	8.3	100.0%		2,594	467	11.0	100.0%		-485	627	-15.8%	19.0%		
30.0 percent or more (rent-burdened)	1,838	351	11.6	59.7%	8.0%	1,498	359	14.6	57.7%	9.1%	-340	502	-18.5%	25.0%	-2.0	12.1
50.0 percent or more (extremely rent-burdened)	1,007	267	16.1	32.7%	7.5%	634	231	22.2	24.4%	7.8%	-373	353	-37.0%	28.4%	-8.3	10.8

Table 3.04.W: Gross Rent as a Percentage of Household Income (GRAPI) - White Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied units paying rent with a White non-Hispanic householder (excluding units where GRAPI cannot be computed)	4,565	556	7.4	100.0%		3,569	455	7.8	100.0%		-996	718	-21.8%	13.8%		
30.0 percent or more (rent-burdened)	2,393	375	9.5	52.4%	5.2%	2,176	392	10.9	61.0%	7.7%	-217	542	-9.1%	21.7%	8.6	9.3
50.0 percent or more (extremely rent-burdened)	1,316	306	14.1	28.8%	5.7%	1,369	308	13.7	38.4%	7.1%	53	434	4.0%	33.7%	9.6	9.1

Table 3.05.T: Rent Stabilized Housing

	NYC Housing and Vacancy Survey, 2017				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Rent stabilized units	3,782	2,267	30.0	5.3%	3.2%

Table 3.06.T: Rental Units Affordable to Households by AMI Band

	2017-2021 ACS PUMS				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Occupied units paying rent	28,123	1,147	2.5	100.0%	
Extremely low-income (0-30% AMI)	3,995	515	7.8	14.2%	1.7%
Very low-income (31-50% AMI)	3,911	577	9.0	13.9%	2.0%
Low-income (51-80% AMI)	14,911	968	3.9	53.0%	2.7%
Moderate-income (81-120% AMI)	5,016	667	8.1	17.8%	2.3%
Middle-income (121-165% AMI)	220	128	35.4	0.8%	0.5%
High-income (166% or higher AMI)	70	44	38.0	0.2%	0.2%

Table 3.07.T: Housing maintenance deficiencies

	NYC Housing and Vacancy Survey, 2017				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Units with 3 or more maintenance deficiencies	6,550	2,619	20.0	10.3%	4.1%

Table 3.08.T: Overcrowding - Total Population

	2008-2012 ACS PUMS					2017-2021 ACS PUMS					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units	67,411	583	0.5	100.0%		69,499	1,194	1.0	100.0%		2,088	1,329	3.1%	2.0%		
Overcrowded units (> 1 person per room)	6,248	665	6.5	9.3%	1.0%	5,059	599	7.2	7.3%	0.9%	-1,189	895	-19.0%	12.9%	-2.0	1.3

Table 3.08.A: Overcrowding - Asian Non-Hispanic

	2008-2012 ACS PUMS					2017-2021 ACS PUMS					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with an Asian non-Hispanic householder	1,824	269	9.0	100.0%		3,199	431	8.2	100.0%		1,375	508	75.4%	35.0%		
Overcrowded units (> 1 person per room)	381	131	21.0	20.9%	6.5%	531	180	20.7	16.6%	5.2%	150	223	39.4%	67.3%	-4.3	8.3

Table 3.08.B: Overcrowding - Black Non-Hispanic

	2008-2012 ACS PUMS					2017-2021 ACS PUMS					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a Black non-Hispanic householder	40,052	845	1.3	100.0%		42,053	1,065	1.5	100.0%		2,001	1,360	5.0%	3.5%		
Overcrowded units (> 1 person per room)	4,299	499	7.1	10.7%	1.2%	3,237	546	10.2	7.7%	1.3%	-1,062	740	-24.7%	15.4%	-3.0	1.8

Table 3.08.H: Overcrowding - Hispanic

	2008-2012 ACS PUMS					2017-2021 ACS PUMS					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a Hispanic householder	5,564	590	6.4	100.0%		5,128	598	7.1	100.0%		-436	840	-7.8%	14.5%		
Overcrowded units (> 1 person per room)	746	234	19.1	13.4%	4.0%	370	166	27.3	7.2%	3.1%	-376	287	-50.4%	27.2%	-6.2	5.1

Table 3.08.W: Overcrowding - White Non-Hispanic

	2008-2012 ACS PUMS					2017-2021 ACS PUMS					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Occupied housing units with a White non-Hispanic householder	19,144	752	2.4	100.0%		15,877	717	2.7	100.0%		-3,267	1,039	-17.1%	5.0%		
Overcrowded units (> 1 person per room)	732	213	17.7	3.8%	1.1%	658	205	19.0	4.1%	1.3%	-74	296	-10.1%	38.3%	0.3	1.7

Table 3.09.T: Residential evictions

	NYC Department of Investigation, 2019- 2024
	Number
Residential evictions executed by a city marshal	1,660

Table 3.10.T: Number of individuals in shelter system by last address

	NYC Department of Homeless Services, 2020	NYC Department of Homeless Services, 2022	Change, 2020 - 2022	
	Number	Number	Number	Percent
Total number of individuals in DHS shelter system whose last address was in this area	733	574	-159	-21.7%

Table 3.11.T: Income-restricted housing

	NYC Housing Authority, 2023; NYC Housing Preservation and Development, 2024
	Number
NYC Housing Authority units	4,393
Homes with new or extended affordability requirements	61

Table 3.12.T: Population In NYC Housing Authority Housing - Total Population

	NYC Housing Authority, 2023	
	Number	Percent
Total Population	204,005	100.0%
NYC Housing Authority tenants	8,755	4.3%

Table 3.12.A: Populating NYC Housing Authority Housing - Asian Non-Hispanic

	NYC Housing Authority, 2023	
	Number	Percent
Asian non-Hispanic Population	10,502	100.0%
Asian non-Hispanic NYC Housing Authority tenants	46	0.4%

Table 3.12.B: Populating NYC Housing Authority Housing - Black Non-Hispanic

	NYC Housing Authority, 2023	
	Number	Percent
Black non-Hispanic Population	120,905	100.0%
Black non-Hispanic NYC Housing Authority tenants	6,466	5.4%

Table 3.12.H: Populating NYC Housing Authority Housing - Hispanic

	NYC Housing Authority, 2023	
	Number	Percent
Hispanic Population	17,763	100.0%
Hispanic NYC Housing Authority tenants	1,878	10.6%

Table 3.12.W: Populating NYC Housing Authority Housing - White Non-Hispanic

	NYC Housing Authority, 2023	
	Number	Percent
White non-Hispanic Population	43,035	100.0%
White non-Hispanic NYC Housing Authority tenants	235	0.6%

Table 3.13.T: Housing Lottery Applications - Total Population

	NYC Housing	
	Number	Percent
Total housing lottery applications	Data are not available by Community District	

Table 3.13.A: Housing Lottery Applications - Asian Non-

	NYC Housing	
	Number	Percent
Total housing lottery applications with an Asian non-Hispanic householder	Data are not available by Community District	

Table 3.13.B: Housing Lottery Applications - Black Non-

	NYC Housing	
	Number	Percent
Total housing lottery applications with a Black non-Hispanic householder	Data are not available by Community District	

Table 3.13.H: Housing Lottery Applications - Hispanic

	NYC Housing	
	Number	Percent
Total housing lottery applications with a Hispanic householder	Data are not available by Community District	

Table 3.13.W: Housing Lottery Applications - White Non-

	NYC Housing	
	Number	Percent
Total housing lottery applications with a White non-Hispanic householder	Data are not available by Community District	

Table 3.14.T: Housing Lottery Leases - Total Population

	NYC Housing	
	Number	Percent
Total signed leases	Data are not available by Community District	

Table 3.14.A: Housing Lottery Leases - Asian Non-Hispanic

	NYC Housing	
	Number	Percent
Total signed leases with an Asian non-Hispanic householder	Data are not available by Community District	

Table 3.14.B: Housing Lottery Leases - Black Non-Hispanic

	NYC Housing	
	Number	Percent
Total signed leases with a Black non-Hispanic householder	Data are not available by Community District	

Table 3.14.H: Housing Lottery Leases - Hispanic

	NYC Housing	
	Number	Percent
Total signed leases with a Hispanic householder	Data are not available by Community District	

Table 3.14.W: Housing Lottery Leases - White Non-Hispanic

	NYC Housing	
	Number	Percent
Total signed leases with a White non-Hispanic householder	Data are not available by Community District	

## Housing Production PUMA 4009

Table 4.01.T: Change in Housing Units 2010 - 2023

	NYC Department of City Planning Housing Database, 2023 Q4	
	Number	Percent
Net change	384	0.5%
New building	393	0.6%
Alterations that increase units	114	0.2%
Alterations that decrease units	-47	-0.1%
Demolitions	-76	-0.1%

Table 4.02.T: Homes with New or Extended Affordability Requirements by AMI Band

	NYC Housing Preservation and Development, 2014-2024	
	New Construction	Preservation
	Number	Number
Extremely low-income (0-30% AMI)	0	0
Very low-income (31-50% AMI)	0	1
Low-income (51-80% AMI)	0	28
Moderate-income (81-120% AMI)	0	11
Middle-income (121-165% AMI)	20	0
High-income (166% or higher AMI)	0	1

Table 4.03.T: Areas Within A Historic District

	Historic Districts - Open Data	
	Number	Percent
Total square miles within the PUMA	12.3	100.0%
Square miles of historic districts	0.0	0.0%

## Quality of Life and Access to Opportunity PUMA 4009

Table 5.01.T: Health Outcomes - Self-reported Health Among Survey Respondents

	NYC Community Health Survey, 2019-2020		
	Percent		
	Estimate	MOE (-)	MOE (+)
Good, Very Good, or Excellent health	78.9%	-7.7%	6.1%

Table 5.02.T: Health Outcomes - Diabetes Prevalence Among Survey Respondents

	NYC Community Health Survey, 2019-2020		
	Percent		
	Estimate	MOE (-)	MOE (+)
Diagnosed with diabetes	16.6%	-5.1%	6.8%

Table 5.03.T: Health Outcomes - Premature Mortality (Rate Per 100,000 Residents) - Total Population

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Deaths before 65 years	204.9	168.7	192.1	23.0	13.9%

Table 5.03.A: Health Outcomes - Premature Mortality (Rate Per 100,000 Residents) - Asian Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Asian non-Hispanic deaths before 65 years	80.3	79.0	117.6	39.0	48.9%

Table 5.03.B: Health Outcomes - Premature Mortality (Rate Per 100,000 Residents) - Black Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Black non-Hispanic deaths before 65 years	202.4	168.1	208.6	41.0	24.1%

Table 5.03.H: Health Outcomes - Premature Mortality (Rate Per 100,000 Residents) - Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Hispanic deaths before 65 years	171.5	143.3	177.7	34.0	24.0%

Table 5.03.W: Health Outcomes - Premature Mortality (Rate Per 100,000 Residents) - White Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
White non-Hispanic deaths before 65 years	214.7	191.6	170.7	-21.0	-10.9%

Table 5.04.T: Health Outcomes - Infant Mortality (Rate Per 1,000 Live Births) - Total Population

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Deaths before 1 year	7.5	4.8	5.2	0.0	8.6%

Table 5.04.A: Health Outcomes - Infant Mortality (Rate Per 1,000 Live Births) - Asian Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Asian non-Hispanic deaths before 1 year	0.0	0.0	0.0	0.0	0.0%

Table 5.04.B: Health Outcomes - Infant Mortality (Rate Per 1,000 Live Births) - Black Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Black non-Hispanic deaths before 1 year	10.1	5.1	7.2	2.0	41.2%

Table 5.04.H: Health Outcomes - Infant Mortality (Rate Per 1,000 Live Births) - Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Hispanic deaths before 1 year	0.0	0.0	0.0	0.0	0.0%

Table 5.04.W: Health Outcomes - Infant Mortality (Rate Per 1,000 Live Births) - White Non-Hispanic

	NYC Vital Statistics, 2000-2004	NYC Vital Statistics, 2010-2014	NYC Vital Statistics, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
White non-Hispanic deaths before 1 year	0.0	0.0	0.0	0.0	0.0%

Table 5.05.T: Health Outcomes - Overdose Deaths (Rate Per 100,000 Residents) - Total Population

	NYC EpiQuery, 2000-2004	NYC EpiQuery, 2010-2014	NYC EpiQuery, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Drug-related overdose deaths	0.0	6.8	11.0	4.0	63.0%

Table 5.05.A: Health Outcomes - Overdose Deaths (Rate Per 100,000 Residents) - Asian Non-Hispanic

	NYC EpiQuery, 2000-2004	NYC EpiQuery, 2010-2014	NYC EpiQuery, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Asian non-Hispanic drug-related overdose deaths	0.0	0.0	0.0	0.0	0.0%

Table 5.05.B: Health Outcomes - Overdose Deaths (Rate Per 100,000 Residents) - Black Non-Hispanic

	NYC EpiQuery, 2000-2004	NYC EpiQuery, 2010-2014	NYC EpiQuery, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Black non-Hispanic drug-related overdose deaths	0.0	0.0	5.6	6.0	0.0%

Table 5.05.H: Health Outcomes - Overdose Deaths (Rate Per 100,000 Residents) - Hispanic

	NYC EpiQuery, 2000-2004	NYC EpiQuery, 2010-2014	NYC EpiQuery, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
Hispanic drug-related overdose deaths	0.0	0.0	22.8	23.0	0.0%

Table 5.05.W: Health Outcomes - Overdose Deaths (Rate Per 100,000 Residents) - White Non-Hispanic

	NYC EpiQuery, 2000-2004	NYC EpiQuery, 2010-2014	NYC EpiQuery, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Number	Percent
White non-Hispanic drug-related overdose deaths	0.0	20.8	23.4	3.0	12.5%

Table 5.06.T: Health Outcomes - COVID-19 Deaths - Total Population

	NYC Department of Health and Mental Hygiene, 2022
	Number
COVID-19 deaths between 2020 and February 2022	569

Table 5.06.A: Health Outcomes - COVID-19 Deaths - Asian Non-Hispanic

	NYC Department of Health and Mental Hygiene, 2022
	Number
Asian non-Hispanic COVID-19 deaths between 2020 and February 2022	295

Table 5.06.B: Health Outcomes - COVID-19 Deaths - Black Non-Hispanic

	NYC Department of Health and Mental Hygiene, 2022
	Number
Black non-Hispanic COVID-19 deaths between 2020 and February 2022	574

Table 5.06.H: Health Outcomes - COVID-19 Deaths - Hispanic

	NYC Department of Health and Mental Hygiene, 2022
	Number
Hispanic COVID-19 deaths between 2020 and February 2022	501

Table 5.06.W: Health Outcomes - COVID-19 Deaths - White Non-Hispanic

	NYC Department of Health and Mental Hygiene, 2022
	Number
White non-Hispanic COVID-19 deaths between 2020 and February 2022	641

Table 5.07.T: Health Outcomes - Heat Vulnerability Index

	NYC Department of Health and Mental Hygiene, 2021	
	Score 1-5	
Heat Vulnerability Index (1=Low)		2

Table 5.08.T: Access to Jobs

	NYC Department of City Planning, 2021
	Number
Total jobs within 30 minutes	38,554

Table 5.09.T: Access to Transit

	NYC Department of City Planning, 2021
	Percent
	Estimate
Residents living within 1/4 mile of Select Bus Station or subway station	29.7%
Residents living within 1/4 mile of ADA accessible subway stations	1.4%

Table 5.10.T: Commute - Total Population

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Total workers 16 years and over	93,266	2,319	1.5	100.0%		92,159	2,429	1.6	100.0%		-1,107	3,358	-1.2%	3.6%		
Drove or carpooled to work	43,560	1,939	2.7	46.7%	1.7%	39,313	1,799	2.8	42.7%	1.6%	-4,247	2,645	-9.7%	5.8%	-4.0	2.3

Table 5.10.A: Commute - Asian Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Asian non-Hispanic workers 16 years and over	2,609	507	11.8	100.0%		4,679	467	6.1	100.0%		2,070	689	79.3%	39.2%		
Drove or carpooled to work	1,296	378	17.7	49.7%	10.8%	2,129	407	11.6	45.5%	7.4%	833	555	64.3%	57.3%	-4.2	13.1

Table 5.10.B: Commute - Black Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Black non-Hispanic workers 16 years and over	61,310	1,963	1.9	100.0%		59,759	2,070	2.1	100.0%		-1,551	2,853	-2.5%	4.6%		
Drove or carpooled to work	26,103	1,464	3.4	42.6%	2.0%	23,476	1,505	3.9	39.3%	2.1%	-2,627	2,100	-10.1%	7.7%	-3.3	2.9

Table 5.10.H: Commute - Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
Hispanic workers 16 years and over	7,396	883	7.3	100.0%		6,976	751	6.5	100.0%		-420	1,159	-5.7%	15.2%		
Drove or carpooled to work	2,843	586	12.5	38.4%	6.5%	2,757	452	10.0	39.5%	4.9%	-86	740	-3.0%	25.5%	1.1	8.1

Table 5.10.W: Commute - White Non-Hispanic

	ACS PUMS, 2008-2012					ACS PUMS, 2017-2021					Change, 2008-2012 to 2017-2021					
	Number			Percent		Number			Percent		Number		Percent		Pctg. Pt.	
	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	CV	Estimate	MOE	Estimate	MOE	Estimate	MOE	Estimate	MOE
White non-Hispanic workers 16 years and over	20,488	1,022	3.0	100.0%		16,697	939	3.4	100.0%		-3,791	1,388	-18.5%	6.1%		
Drove or carpooled to work	12,658	896	4.3	61.8%	3.1%	9,367	748	4.9	56.1%	3.2%	-3,291	1,167	-26.0%	7.9%	-5.7	4.5

Table 5.11.T: Education Access - Access To Broadband Internet At Home - Total Population

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households	69,499	1,194	1.0	100.0%	
With a computer	58,169	1,233	1.3	83.7%	1.0%
With a broadband internet subscription	55,854	1,292	1.4	80.4%	1.2%

Table 5.11.A: Education Access - Access to Broadband Internet At Home - Asian Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with an Asian non-Hispanic householder	3,199	431	8.2	100.0%	
With a computer	2,753	366	8.1	86.1%	16.3%
With a broadband internet subscription	2,542	381	9.1	79.5%	5.2%

Table 5.11.B: Education Access - Access to Broadband Internet At Home - Black Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with a Black non-Hispanic householder	42,053	1,065	1.5	100.0%	
With a computer	36,088	1,204	2.0	85.8%	1.9%
With a broadband internet subscription	34,699	1,183	2.1	82.5%	1.9%

Table 5.11.H: Education Access - Access to Broadband Internet At Home - Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with a Hispanic householder	5,128	598	7.1	100.0%	
With a computer	3,613	450	7.6	70.5%	3.1%
With a broadband internet subscription	3,598	498	8.4	70.2%	5.2%

Table 5.11.W: Education Access - Access to Broadband Internet At Home - White Non-Hispanic

	ACS PUMS, 2017-2021				
	Number			Percent	
	Estimate	MOE	CV	Estimate	MOE
Total households with a White non-Hispanic householder	15,877	717	2.7	100.0%	
With a computer	12,919	740	3.5	81.4%	2.9%
With a broadband internet subscription	12,199	738	3.7	76.8%	3.1%

Table 5.12.T: Educational Outcomes - Subject Test Proficiency (Tested Student Population, 3rd-8th Grade) - Total Population	
	NYC Department of Education, 2018
	Percent
English Language Arts proficient	48.9%
Math proficient	43.6%

Table 5.12.A: Educational Outcomes - Subject Test Proficiency (Tested Student Population, 3rd-8th Grade) - Asian Non-Hispanic	
	NYC Department of Education, 2018
	Percent
English Language Arts proficient	62.8%
Math proficient	63.9%

Table 5.12.B: Educational Outcomes - Subject Test Proficiency (Tested Student Population, 3rd-8th Grade) - Black Non-Hispanic	
	NYC Department of Education, 2018
	Percent
English Language Arts proficient	45.0%
Math proficient	39.0%

Table 5.12.H: Educational Outcomes - Subject Test Proficiency (Tested Student Population, 3rd-8th Grade) - Hispanic	
	NYC Department of Education, 2018
	Percent
English Language Arts proficient	45.9%
Math proficient	39.9%

Table 5.12.W: Educational Outcomes - Subject Test Proficiency (Tested Student Population, 3rd-8th Grade) - White Non-Hispanic	
	NYC Department of Education, 2018
	Percent
English Language Arts proficient	66.5%
Math proficient	61.8%

**Table 5.13.T: Educational Outcomes - High School Graduation Rate (Students Entering 9th Grade In 2014) - Total Population**

Students graduating high school by 2018 (local or Regents diploma)	NYC Department of Education, 2018
	Percent
	79.6%

**Table 5.13.A: Educational Outcomes - High School Graduation Rate (Students Entering 9th Grade In 2014) - Asian Non-Hispanic**

Students graduating high school by 2018 (local or Regents diploma)	NYC Department of Education, 2018
	Percent
	86.3%

**Table 5.13.B: Educational Outcomes - High School Graduation Rate (Students Entering 9th Grade In 2014) - Black Non-Hispanic**

Students graduating high school by 2018 (local or Regents diploma)	NYC Department of Education, 2018
	Percent
	78.7%

**Table 5.13.H: Educational Outcomes - High School Graduation Rate (Students Entering 9th Grade In 2014) - Hispanic**

Students graduating high school by 2018 (local or Regents diploma)	NYC Department of Education, 2018
	Percent
	72.4%

**Table 5.13.W: Educational Outcomes - High School Graduation Rate (Students Entering 9th Grade In 2014) - White Non-Hispanic**

Students graduating high school by 2018 (local or Regents diploma)	NYC Department of Education, 2018
	Percent
	85.0%

Table 5.14.T: Open Space - Park Access

	Department of Parks and Recreation, 2021	
	Number	Percent
	Estimate	Estimate
Total Population	204,005	100.0%
Residents within walking distance of a park	150,951	78.0%

Table 5.15.T: Public Safety - Traffic Injuries (Rate Per 100 Street Miles)

	NYC Vision Zero View, 2010-2014		NYC Vision Zero View, 2016-2020		Change, 2010-2014 to 2016-2020		
	Number	Percent	Number	Percent	Number	Percent	Pctg. Pt.
Total injuries	652.1	100%	669.8	100%	18.0	2.7%	
Pedestrian injuries	116.4	18%	105.7	16%	-11.0	-9%	-2.1
Cyclist injuries	33.6	5%	29.9	4%	-4.0	-12%	-0.7
Motorist injuries	502.2	77%	534.2	80%	32.0	6%	2.8

Table 5.16.T: Public Safety - Traffic Fatalities (Rate Per 100 Street Miles)

	NYC Vision Zero View, 2010-2014	NYC Vision Zero View, 2016-2020	Change, 2010-2014 to 2016-2020	
	Number	Number	Number	Percent
Total fatalities	3.8	3.7	-0.1	-2.4%

Table 5.17.T: Public Safety - Pedestrian Injury Hospitalization  
(Rate Per 100,000 Residents)

	NYC Department of Heath and Mental Hygiene, 2019
	Number
Total pedestrian hospitalizations	15.0

Table 5.18.T: Public Safety - Non Fatal Assault  
Hospitalizations (Rate Per 100,000 Residents)

	NYC Department of Heath and Mental Hygiene, 2019	
	Number	
Total non-fatal assault hospitalizations		37.7

## **Appendix**

## **One-Bedroom Apartment Comparables**

*(source: StreetEasy)*

## Active Listings

address	price_per_month	unit	days_on_market	listing_type	beds	baths
5409 Avenue O	\$1,425	#3		0 Broker/fee	1	1

## Past Listings

address	price_per_month	unit	days_on_market	listing_type	beds	baths
5409 Avenue O	\$1,365	#3	11	Broker/fee	1	1
5409 Avenue O	\$1,365	#2	3	Broker/fee	1	1
5409 Avenue O	\$1,425	#4	4	Broker/fee	1	1
5409 Avenue O	\$1,425	#5	11	Broker/fee	1	1
1602 East 43rd Street	\$1,695	#4	2	Broker/fee	1	1
20 Baughman Place	\$1,800	#3B	5	Broker/fee	1	1
1512 East 56th Street	\$1,800	#1	5	Broker/fee	1	1
1420 East 52nd Street	\$1,895	#1	36	Broker/fee	1	1
1318 East 58th Street	\$1,995	#1	19	Broker/fee	1	1
1420 East 54th Street	\$1,995	#1	3	Broker/fee	1	1
1420 East 52nd Street	\$1,995	#1	22	Broker/fee	1	1
5301 Avenue O	\$2,000	#2	19	Broker/fee	1	1
1563 East 56th Street	\$2,200	#2	2	Broker/fee	1	1
5813 Avenue O	\$2,200	#1	15	By owner/no-fee	1	1
1581 East 49th Street	\$2,700	#2	10	Broker/fee	1	1

## **Two-Bedroom Apartment Comparables**

*(source: StreetEasy)*

## Active Listings

address	price_per_month	unit	days_on_market	listing_type	beds	baths
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## Past Listings

address	price_per_month	unit	days_on_market	listing_type	beds	baths
1527 East 58th Street	\$2,200	#1	12	Broker/fee	2	1
1203 East 56th Street	\$2,300	#1	38	Broker/fee	2	1
1302 East 54th Street	\$2,300	#1	13	Broker/fee	2	1
5608 Avenue N	\$2,300	#1	53	Broker/fee	2	1
1240 East 55th Street	\$2,400	#1	18	Broker/fee	2	1
4804 Avenue O	\$2,500	#2	7	Broker/no-fee	2	2
1056 East 59th Street	\$2,500	#2	12	Broker/fee	2	1
2258 Ralph Avenue	\$2,600	#1	32	Broker/fee	2	1
1419 East 52nd Street	\$2,799	#2	10	Broker/fee	2	1
1343 East 54th Street	\$2,875	#1	1	Broker/fee	2	1
1343 East 54th Street	\$2,950	#2	4	Broker/fee	2	1
1716 East 54th Street	\$3,450	#4B	25	Broker/fee	2	1
1716 East 54th Street	\$3,650	#3B	15	Broker/fee	2	1
1716 East 54th Street	\$3,650	#3C	19	Broker/fee	2	1
1716 East 54th Street	\$3,650	#3A	17	Broker/fee	2	1
1716 East 54th Street	\$3,650	#2C	16	Broker/fee	2	1
1716 East 54th Street	\$3,650	#4A	18	Broker/fee	2	1
1716 East 54th Street	\$3,650	#4D	14	Broker/fee	2	1

1716 East 54th Street	\$3,650 #3A	25 Broker/fee	2	1
1716 East 54th Street	\$3,650 #2B	11 Broker/fee	2	1
1716 East 54th Street	\$3,650 #3D	16 Broker/fee	2	1
1716 East 54th Street	\$3,650 #2D	23 Broker/fee	2	1
1716 East 54th Street	\$3,650 #2A	26 Broker/fee	2	1