



COMMUNITY AREA

64

# Clearing

## HOUSING FACT SHEET



POPULATION	2000	2010	10 YEAR CHANGE
Total Population	22,331	23,139	3.6%
<i>Percent Immigrant (Foreign Born)</i>	17.0%	20.8%	22.0%
Total Households	8,653	8,467	-2.1%
<i>Total Family Households</i>	5,747	5,696	-0.9%
<i>Total Non-Family Households</i>	2,906	2,771	-4.6%
Percent of Residents In Poverty	6.9%	6.4%	-7.7%

RACE + ETHNICITY	2000	2010	10 YEAR CHANGE
White	19,201	17,709	-7.8%
Black or African American	155	342	120.6%
Asian	165	237	43.6%
Multi-Racial	506	700	38.3%
Other	2,304	4,151	80.2%
Latino (of Any Race)	4,688	10,484	123.6%

INCOME*	2000	2010	10 YEAR CHANGE
Median Household Income	\$58,277	\$54,582	-6.3%
Households Earning < \$25,000	2,152	1,636	-24.0%
<i>As a Percent of All Households</i>	24.9%	19.1%	-23.0%
Unemployment Rate	3.0%	9.6%	221.2%

HOUSEHOLDS BY INCOME LEVEL*	2000	2010	10 YEAR CHANGE
Less Than \$25,000	1,699	1,636	-3.7%
\$25,000-\$49,999	2,487	2,131	-14.3%
\$50,000-\$74,999	2,197	1,994	-9.2%
\$75,000 or More	2,275	2,791	22.7%

HOUSING UNITS	2000	2010	10 YEAR CHANGE
Total Housing Units	8,917	9,074	1.8%
Total Occupied Housing Units	8,653	8,467	-2.1%
<i>Owner-Occupied</i>	6,390	6,155	-3.7%
<i>Renter-Occupied</i>	2,263	2,312	2.2%

HOUSING UNIT PRODUCTION		
New Units Built Between 2000 and 2010		479
<i>As a Percentage of all Housing Units</i>		5.2%

RENTAL HOUSING COST BURDEN*	2000	2010	10 YEAR CHANGE
Median Monthly Gross Rent	\$785	\$824	5.0%
Paying Over 30% of Income in Rent	34.8%	48.5%	39.6%
<i>Renters Paying Less Than \$750/mo</i>	1,387	714	-48.5%
<i>Renters Paying \$750 to \$999/mo</i>	661	817	23.6%
<i>Renters Paying \$1000 to \$1,499/mo</i>	138	414	200.4%
<i>Renters Paying \$1,500 or More/mo</i>	17	48	175.8%

OWNER HOUSING COST BURDEN*	2000	2010	10 YEAR CHANGE
Median Monthly Owner Cost	\$1,434	\$1,755	22.4%
Paying Over 30% of Income for Mortgage	30.6%	48.8%	59.2%
<i>Owners Paying Less Than \$1,000/mo</i>	819	295	-64.0%
<i>Owners Paying \$1,000 to \$1,499/mo</i>	1,374	1,178	-14.3%
<i>Owners Paying \$1,500 to \$1,999/mo</i>	654	1,286	96.7%
<i>Owners Paying \$2,000 or More/mo</i>	193	1,576	716.4%

COST BURDENED HOUSEHOLDS BY INCOME LEVEL	RENTERS		OWNERS	
	2000	2010	2000	2010
Income Level				
Less than \$25,000	89.7%	100.0%	35.8%	67.7%
\$25,000-\$49,999	23.2%	56.2%	33.4%	56.3%
\$50,000-\$74,999	0.0%	0.0%	11.9%	53.5%
\$75,000 or More	5.5%	0.0%	4.7%	19.9%

UNITS BY BUILDING SIZE	2000	2010	10 YEAR CHANGE
Single Family / 1 Unit	5,781	6,035	4.4%
2-4 Units	1,489	1,579	6.0%
5-9 Units	1,268	1,124	-11.4%
10-19 Units	298	400	34.2%
20 or More Units	81	22	-72.8%

MEDIAN HOME SALES*	UNITS		MEDIAN COST	
	2003	2005	2008	2010
2003	664		\$223,794	
2005	584		\$234,451	
2008	584		\$212,675	
2010	731		\$160,795	
2012	655		\$122,199	
2013	342		\$126,354	

FORECLOSURE FILINGS			
2009	187	2011	194
2010	228	2012	202

PROJECT-BASED SECTION 8	
Buildings	0
Units	0

The Chicago Rehab Network is grateful to the Chicago Community Trust for its support of this research. Data come primarily from Nathalie P. Voorhees Center (UIC) analysis of 2000 and 2010 Censuses. \* Indicates that values have been adjusted for inflation to 2010 constant dollars. For more information, or to request a methodology, contact CRN at [Elizabeth@chicagorehab.org](mailto:Elizabeth@chicagorehab.org) or 312.663.3936.